



WIVENHOE TOWN COUNCIL

Town Mayor: Cllr. Jon Guy~ Town Clerk- Jo Beighton-Emms

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18 December 2025

Sir/Madam,

A meeting of the Planning Committee will be held in the Council Chamber, Council Offices, 77 High Street, Wivenhoe, on Tuesday 6 January 2026 at 7.30pm, for consideration of the business set out below.

Yours faithfully,

Jo Beighton-Emms
Town Clerk

AGENDA

A reminder to the Chair to notify attendees of the location of the fire exit and the assembly point by the WTC noticeboard located at the front of the Council Offices.

Public Questions: are invited prior to the start of the meeting for a maximum of 10 minutes and limited to 3 minutes per person at the discretion of the Chair.

PART A

- Apologies for absence:** To receive apologies and for councillors to accept those apologies.
- Declarations of interest:** Councillors will be asked to say if there are any items on the agenda about which they have a disclosable pecuniary interest which would prevent them from participating in any discussion of the item or participating in any vote upon the item, or any other registerable interest or non-registerable interest.
- Minutes of the last meeting:** To approve the minutes of the meeting held on 2 December 2025
- Planning Applications:** To consider the following planning applications received from the Planning Authority below (the Chair agreed to consider Planning Application 252636, which was not on the published agenda):

4a	Reference	252654
	Registered	09/12/2025
	Development	Demolition of a garage and erection of a self-build bungalow
	Address	Land between 126 High Street and, 49 Park Road, Wivenhoe Colchester

4b	Reference	252659
	Registered	10/12/2025
	Development	Application for variation of condition 2 following grant of planning application 241942.
	Address	Land behind, Fire Station, Colchester Road, Wivenhoe Colchester CO7 9EU

4c	Reference	252636
	Registered	05/01/2026
	Development	Conversion of existing garage and single storey front extension to provide accessible ground floor living accommodation. Single storey bike store addition.
	Address	90 Ernest Road, Wivenhoe Colchester CO7 9LJ

- 5 **Planning Decisions:** To consider the following planning decisions received from the Planning Authority below (the Chair agreed to consider planning decision references 252347, 252248 and 252287, which were not on the published agenda):

5a	Reference	252138
	Registered	09/10/2025
	Development	Removal of existing outbuilding and construction of detached Annex (retrospective)
	Address	51 Broome Grove, Wivenhoe Colchester CO7 9QU
	WTC Comment	Objection: Unless there is a legal mechanism by which the conditions set out in the Planning Statement can be enforced then WTC strongly objects to this application. We have considered the views raised in the objection submitted and recommend that a site visit is carried out by the Planning Officer.
	Decision Issued	Approve Conditional

5b	Reference	252200
	Registered	20/10/2025
	Development	Two storey rear extension
	Address	60 Chaney Road, Wivenhoe Colchester CO7 9RR
	WTC Comment	No comment
	Decision Issued	Approve Conditional

5c	Reference	252248
	Registered	14/10/2025
	Development	Single storey rear extension.
	Address	11 Cooks Crescent, Wivenhoe Colchester CO7 9FJ

	WTC Comment	No comment
	Decision Issued	Approve Conditional

5d	Reference	252347
	Registered	29/10/2025
	Development	Retrospective application for the retention of existing kitchen extract and intake ventilation system.
	Address	The Greyhound, 62 High Street, Wivenhoe Colchester CO7 9AZ
	WTC Comment	Comment: WTC has no objection to this application as long as it conforms to building regulations.
	Decision Issued	Approve Conditional

5e	Reference	252348 (Listed building)
	Registered	29/10/2025
	Development	Retrospective application for the retention of existing kitchen extract and intake ventilation system.
	Address	The Greyhound, 62 High Street, Wivenhoe Colchester CO7 9AZ
	WTC Comment	Comment: WTC has no objection to this application as long as it conforms to building regulations.
	Decision Issued	Approve Conditional

5f	Reference	252287
	Registered	05/11/2025
	Development	Proposed two storey rear extension.
	Address	17 Trinity Close, Wivenhoe Colchester CO7 9RA
	WTC Comment	Comment: WTC considers that there is a loss of permeable land. WTC requests that views of neighbours are taken into consideration.
	Decision Issued	Approve Conditional

6 **Travel & Transport Subcommittee:** Update from the Chair

7 **New Allotments Working Group**

8 **New Cemetery Working Group**

9 **Local Nature Plan Update** (Latest version previously circulated)

10 **Leisure and Community Services SPD**

11 Date and time of the next meeting: To be agreed that the next meeting will take place at 7.30pm on Tuesday 3 February 2026

12 Exclusion of press and public: In accordance with Paragraph 1 (2) of The Public Bodies (Admission to Meetings) Act 1960, the Council is invited to consider if the press and Public should be excluded from the meeting during the consideration of the following item(s) owing to the confidential nature of the business.

PART B

None.