

**SOUTH WOODHAM FERRERS TOWN COUNCIL  
PLANNING & ENVIRONMENT COMMITTEE**

**MINUTES** of a Meeting held on Tuesday 30<sup>th</sup> July 2024  
at 7.30p.m.  
at Champions Manor Hall

**Present:**

Councillor D Thompson Chair  
Councillor S Wilson Vice Chair

Councillor M O'Brien  
Councillor A Shearring

Councillor G Piesse  
Councillor P Ferry

In attendance: Environment & Leisure Officer and 13 members of the public

**PE-24-37 Apologies for Absence**

Apologies of absence were received and accepted from Councillor A John and Councillor J Birch

**Absent** Councillor M Sismey

**PE-24-38 Dispensation Considerations**

None received.

**PE-24-39 Declarations of Interest**

None received.

**PE-24-40 Confirmation of Minutes**

The minutes of the Planning and Environment meeting held on 25<sup>th</sup> June 2024 were agreed as a true record of the meeting.

**Proposed:** Councillor Piesse

**Seconded:** Councillor O'Brien

**Vote: All in Favour**

**PE-24-41 Public Questions**

Members of the public commented on planning application 22/00721/FUL- 14 Creekview Road, 24/00880/FUL - Tabrums and discussed the future of a local gymnastics centre.

**PE-24-42 Budgetary Position**

The budgetary position as of 19<sup>th</sup> June 2024 was **NOTED**.

**PE-24-43 Previous Planning Decisions and Appeals**

Committee **NOTED** the planning decisions difference from Chelmsford City Council.

**PE-24-44 Planning Applications**

**22/00721/FUL Land adjacent to 14 Creekview Road**

Construction of 6 dwellings. Alterations to the existing pond with new aerator and a new playground area.

It was agreed that the Planning and Environment Committee **OBJECTS** to this application based on the comments of the 31 July 2022 and 1 June 2022, in addition that this area is not marked for development in the Chelmsford Local Plan, Adopted Neighbourhood Plan or Masterplan, and is shown in all cases as being green space. We also believe that it fails to meet the vehicular standards for Essex in layout of roads and design. Concerns over the reduction in the size of the existing pond which has had uncontrolled reduction in size over time. We do not believe it meets the 10% gain in biodiversity even with the additional proposed planting areas.

**Proposal:** To comment on our concerns to Chelmsford City Council Planning Department on the removal of notices surrounding the development of 14 Creekview Road.

**Proposed:** Councillor O'Brien

**Seconded:** Councillor Piesse

**Vote: All in Favour**

12 members of the public left the meeting at 8:42pm

**24/05121/TPO 231A Hullbridge Road**

T1 - Oak -Located in front garden - crown reduction by 2m, cutting to suitable growing points and shaping over to leave natural profile  
It is **NOTED** This work has been carried out as an emergency works as it was touching overhead cables.

**24/05111/TPO 90 Albert Road**

T1 Silver Birch- Crown Lift by 4m to previous pruning points, 2m Crown Reduction and remove Deadwood. Reason: To maintain good health of the tree  
It was agreed that the Planning and Environment Committee has **NO OBJECTIONS** to this application.

**24/00880/FUL Land rear of Tabrums**

Of the existing two storey outbuilding to a separate dwelling with addition of a single storey side extension, new dormer window and two roof windows to the first floor, alterations to fenestration, creation of a new boundary and landscaping across the new proposed site.

It was agreed that the Planning and Environment Committee submits the following **COMMENTS** to this application. There are concerns over road access and vehicular turning within the site. This building should only be permitted as an ancillary property and should not be permitted to be a property in its own right.

1 member of the public left the meeting at 9:02pm

**24/00913/FUL 2 Knole Close**

Part single, part two storey rear extension.

Committee has **NO COMMENT** to this application.

**24/00869/FUL 13 East Bridge Road**

Ramp Access.

Committee has **NO OBJECTION** to this application.

**24/00930/ADV Bus Shelter at Crouch Vale Medical Centre**

Proposed Double-sided digital Bus Shelter advertising displays. Digital displays to portray static advertising images.

It was agreed that the Planning and Environment Committee **OBJECTS** to this application based on the removal of the wooden shelter which is in character with the town and is the most practical for the location. This design would be a distraction to motorists at a junction which we already have concerns over design and layout.

1 Abstained **CARRIED**

**24/05132/TPO 13 Thornborough Road**

T2 (T1 on plan) Oak- Overall reduction of 2m. Reason: Tree has not been pruned in a few years

Committee has **NO OBJECTION** to this application but notes previous comments over recovery after cutting.

**24/00948/FUL 82 Hullbridge Road**

Retrospective permission of five no Air Conditioning Units installed to the face of the building

Committee has **NO OBJECTION** to this application.

**24/05113/TPO 8 Halyard Reach**

Silver Birch - T1 - Fell to ground level grind out remaining stump and replant native species - Reason: Damaging pavement and drains  
Committee has **NO OBJECTION** to this application.

**PE-24-45 Items to Note**

Committee **NOTED** the following –

- Essex County Council have acknowledged responsibility and ownership of the bench on Trinity square and will make the area safe. The Town Council have passed on details and contract of original supplier.
- A new bird box will be placed at the garden of Remembrance to replace a rotten box removed when a tree was felled. This will be placed in the same location for nesting birds
- The Town council have reported to Essex Highways and to Essex County Councillor Massey requesting maintenance on the Sainsburys roundabout.
- Ther SSO (street Service Operative) has completed over 91 maintenance jobs around SWF.
- The SSO will be cleaning all road signs and the Town Sign at Millenium Place over the next few months.
- The new bench agreed for the Fen has been ordered and will be installed on when delivered.
- The Chelmsford City Council Love Your parish day is scheduled for on or around the 8<sup>th</sup> of August 2024. Report of work requested is attached to the agenda.

**PE-24-46 The Fen**

Environment Officer gave a verbal update. Report sent under separate cover, including dealing with an OPM moth outbreak, fencing for the cattle and works carried out on tidying footpaths.

**Proposal:** Not to replace the current fence after the cattle have left this year as it has been reported to be end of life.

**Proposed:** Councillor O'Brien

**Seconded:** Councillor Shearring

**Vote: All in Favour**

**Standing Order 3.x was suspended to allow the meeting to exceed more than 2 hours.**

**Proposed:** Councillor O'Brien

**Seconded:** Councillor Shearring

**Vote: All in Favour**

**PE-24-47 Motocross on the Fen**

Committee discussed a report from a resident about illegal use of motorcross bikes on the Fen. The police are aware of incidents and a local resident will keep a log of sightings to assist with future enforcement.

**PE-24-48 John Cox**

- Environment officer gave an update on the working party meeting on Tuesday 16<sup>th</sup> of July 2024 with a report of possible future ideas.
- Officer updated on work in progress at John Cox
- Committee to discuss applying for the Rural England Prosperity Fund Grant 2024 for John Cox improvements. This item was not discussed

**Proposal:** To install a new gate at John Cox car park entrance as quote A without any additional pathway at a cost of £4,200. This will come out of the Phase One allocation for John Cox from EMR Project Fund minute ref C523.

**Proposed:** Councillor Shearring

**Seconded:** Councillor A John

**Vote: All in Favour**

**PE-24-49 Tree Policy**

Committee reviewed the Tree Policy to be recommended to Council for approval on the 22<sup>nd</sup> of October 2024.

**Proposal:** To recommend the reviewed policy to Council for approval on the 22<sup>nd</sup> of October 2024.

**Proposed:** Councillor Thompson

**Seconded:** Councillor Wilson

**Vote: All in Favour**

**PE-24-50 Land at Creekview**

Committee discussed the land at Creekview Road owned by Chelmsford City Council and to consider a request for maintenance of the site going forward. No decision agreed.

**PE-24-51 Report to Council**

- John Cox new gate entrance

**PE-24-52 Media Coverage**

Nothing to report.

**PE-24-53 Next Meeting**

The next meeting is to be held on 27<sup>th</sup> August 2024 at 7.30pm.

There being no further business to discuss the Chair closed the meeting at 9.45pm

Signed .....

Date: 27<sup>th</sup> August 2024