

STANSTED MOUNTFITCHET PARISH COUNCIL**EXTRAORDINARY FULL COUNCIL**

MINUTES of an Extraordinary Meeting of the COUNCIL held at 9.00am on Friday 24th August 2018 in the Council Offices, Crafton Green, Chapel Hill, Stansted Mountfitchet, Essex

PRESENT Cllr F Richards (Vice -Chair in the Chair), Cllrs C Dean, J Hudson, P Jones, J O'Brien, J Salmon and G Sell

ATTENDING Mrs Ruth Clifford - Clerk to the Council
15 members of the public

176 APOLOGIES

Apologies for absence were received from Cllrs A Barnes, M Caton, S Dunn, M Jessup, J Kavanagh, V Trundle and D Wallace-Jarvis. Apologies were also received from Dist Cllrs A Dean and T Farthing and Cty Cllr R Gooding.

PUBLIC PARTICIPATION

Ray Woodcock read a statement on behalf of a Brewery Lane resident listing objections to the planning application on the agenda. Another 5 residents spoke to outline their objections to the same application. Main objections are that this is out of keeping with the street scene, that this would be an environmental disaster which affects everyone in the area - what is the plan for access? There has been no proper inspection of the impact this will have on residents, concerns regarding drainage and appearance, could have a domino effect if granted as several others could also then try to do the same. It is a lane which is privately maintained and traffic would damage. One of the residents who is from Mont Place feels their property would be overlooked.

The applicant spoke to explain his reasons behind the application. He detailed the constraints which prevented him being able to implement the approved plans to extend his home. He emphasised that the site is around 1/3 of an acre in total.

Cllr Jones sought clarification on whether the existing house would be demolished but no decision had yet been taken on this. Cllr Sell asked if any pre-application advice had been sought and the applicant confirmed that it had.

177 DECLARATIONS OF INTEREST- None.

178 PLANNING APPLICATION - UTT/18/2155/PIP - 27 BREWERY LANE

Cllr O'Brien gave a planning history of the site via a powerpoint presentation. Cllr Dean pointed out that the application is for a minimum of 2 dwellings and a maximum of 3 but does not mention the original house so it needs to be looked at as 4 dwellings being on the site if approved. She does not feel that it can be approved as it has been presented and conditions cannot be put on a PIP application.

Cllr Sell referred to the previous refusal by a planning inspector and considered that many of the reasons stated were relevant to this application and shouldn't be ignored.

Cllr Richards summed up all comments and advised a decision should be made on the facts available,

Cllr Dean proposed the following

RESOLUTION that the planning application as presented for up to 4 houses on this site is unacceptable but a total of 2, including the existing house, might be acceptable subject to layout and design etc.

This was seconded by Cllr O'Brien and unanimously agreed.

Meeting closed at 9.45am