

MISTLEY PARISH COUNCIL

Minutes of the Planning Committee Meeting on Monday 29th June 2026 at 7pm at Mistley Village Hall

Present:

Councillor J Chaplin
Councillor S Coiley (Vice Chairman from minute number 2)
Councillor P Cunningham
Councillor C Halliday
Councillor I Killion (Chairman from minute number 1)
Councillor I Leveridge
Councillor J Walker

In Attendance:

Mrs S Clements – Parish Clerk.

The Current Chairman of the Committee – Councillor Killion opened the Meeting.

1. **Chairman of the Committee** – Following the vote, (proposed by Councillor Chaplin and seconded by Councillor Coiley), it was agreed to nominate Councillor Killion to serve as Chairman to serve for the ensuing Council year.
2. **Vice Chairman of the Committee** – Following the vote, (proposed by Councillor Coiley and seconded by Councillor Walker), it was agreed to nominate Councillor Coiley to serve as Vice Chairman to serve for the ensuing Council year.
3. **Welcome and Apologies for Absence** – An apology for absence was received from Councillor Nutter (medical). This was noted.
4. **Public Voice** – None
5. **Declarations of Interest and Dispensations** – Councillor Chaplin declared a personal interest in the following application as one of her family is involved in the project - 9. d) 26/00819/FUL - Mistley Maltings, School Lane - Development of 49 no. dwellings with associated car parking, service roads, open space and access
6. **Minutes of the Previous Planning Committee Meeting** – The Minutes of the Planning Committee Meeting held on the 18th May 2026 were received, considered and agreed following the vote. (Proposed by Councillor Coiley and seconded by Councillor Cunningham).
7. **Matters Arising/Updates from Previous Minutes** – There were no matters.
8. **The Committee noted Planning Decisions from the LPA (Local Planning Authority) as follows:**
 - a. 26/00521/LBDISC – Post Office, High Street - Discharge of conditions application for 25/00369/LBC - Condition 6 (Wall/Ceiling Build up) – The Committee noted that the LPA has approved this.
 - b. 26/00622/FULHH - 17 Forrester Road - Single storey rear extension – The Committee noted that the LPA has approved this.
 - c. 26/00713/TCA - 21 Kiln Lane - 1 No. Ginko - Reduce crown by 2 metres and prune sides to balance – The Committee noted that the LPA has approved this.
 - d. 26/00531/FULHH - 4 T C K Cottages, Heath Road - Householder Planning Application - Construction of new single storey side and rear extensions (following demolition of existing extensions) – The Committee that the LPA has approved this application.
 - e. 26/00597/FULHH - White Gables, Trinity Close - Single storey rear extension and partial garage conversion – The Committee noted that the LPA has approved this.
 - f. 26/00689/FULHH - Maris Otter House, 36 Barley Close - Installation of replacement windows – The Committee noted that the LPA has approved this.
 - g. 26/00795/TCA - 1 Malthouse Road, Manningtree - Notification of works to Trees in a Conservation Area - 1 No. Flowering Cherry - Remove and replace, 1 No. Rowan - reduce and thin by 30%, 3 No. Silver Birch - reduce and thin by 15%, 1 No. Crab Apple - reduce and thin by 30% - The Committee noted that the LPA has approved this.

1 Signed.....Date.....

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- h. 26/00488/LBC - 3 Grape Vine Cottages, High Street – Application for Listed Building Consent for proposed works consisting of installation of full fibre broadband cable and small box to front – The Committee noted that the LPA has approved this.
- i. 26/00614/FULHH - George Place, Oxford Road, Manningtree - Single storey rear extension and garden studio – The Committee noted that the LPA has approved this.
- j. 26/00586/FULHH - Elm House, Trinity Road - Dormers to rear, replacement rear roof light, new side window and doorway and brick boundary wall –The Committee noted that the LPA has approved this.
- k. 26/00708/FULHH - 2 Mayflower Mews, New Road - Alterations and extensions to existing boundary wall, creation of piers, installation of railings and side gate, surfacing and drainage improvements to the park – The Committee noted that the LPA has approved this.

9. Planning Applications/Proposals received from the LPA (Local Planning Authority):

- a. 26/00767/FULHH – 120 Forrester Road – Rear-conservatory’ – The Committee noted that this application has now been approved by the LPA.
- b. 26/00724/LBC – The Moorings, High Street - Application for Listed Building Consent - Repainting of the external rendered surfaces from pink to grey (Front Elevation) - The Committee recommended refusal following the vote, on the grounds of the colour being inappropriate for the listed building in the conservation area. (Proposed by Councillor Cunningham and seconded by Councillor Coiley).
- c. 26/00750/FULHH - The Bungalow, Mill Hill - Single storey side extension, front porch, creation of dropped kerb and frontage parking area, and application of cladding to new extension, and adjacent parts of the existing building - The Committee recommended approval following the vote. (Proposed by Councillor Cunningham and seconded by Councillor Walker).

Councillor Chaplin declared a personal interest and took no part in the discussion and subsequent vote, for the next application, given her declared interest in Minute Number 5 above.

- d. 26/00819/FUL - Mistley Maltings, School Lane - Development of 49 no. dwellings with associated car parking, service roads, open space and access - The Committee recommended refusal following the vote, on the grounds of road access issues, the impact to the local infrastructure, environmental/waste water concerns, and a lack of green space. (Proposed by Councillor Coiley and seconded by Councillor Cunningham).
- e. 26/00924/TCA - 14 Malthouse Road, Manningtree - Trees in a Conservation Area Notification - T1 - Silver Birch – fell – The Committee recommended following the vote, that the LPA's Tree and Landscape Officer make a decision under the LPA's scheme of delegation. (Proposed by Councillor Coiley and seconded by Councillor Cunningham).

10. Planning Applications received from the LPA after Agenda distributed

- 26/00939/LBC - Constable Place, High Street - Application for Listed Building Consent - Works to roof of lean-to extension. Remove existing Velux windows. Installation of solar pv. Installation of dormer - The Committee recommended that the Heritage Officer make a recommendation to the LPA. (Proposed by Councillor Cunningham and seconded by Councillor Halliday).
- 26/00927/FUL - Denman House, California Road - Conversion of existing 3-bedroom property into 2 autonomous dwellings - The Committee simply noted this application, following the vote. (Proposed by Councillor Walker and seconded by Councillor Walker).

11. Public Inquiries, Appeals or Enforcement Matters – There were no new updates.

12. Tendring District Council Local Plan – The Committee received an update on the draft details regarding the housing/land supply. The Committee noted that new housebuilding targets are very high and this limits the degree to which the LPA can make changes to the Local Plan in respect of housing and mixed-use development sites, but a number of specific changes have been suggested – including the deletion of certain sites for which the consultation has highlighted particular problems and adjustments to housing figures or expectations around delivery on others. The timelines were noted.

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13. **Date of Next Planning Committee Meeting** – Monday 10th August 2026 – 7pm – Mistley Village Hall – This Meeting was noted.

There being no further business the Meeting closed at 7.26pm.