

# **MISTLEY PARISH COUNCIL**

## **Minutes of the Planning Committee Meeting on Monday 12<sup>th</sup> August 2024 – 7pm at Mistley Village Hall**

### **Present:**

Councillor C Besant-Gull  
Councillor J Chaplin  
Councillor S Coiley (Vice Chairman)  
Councillor I Killion (from end of Minute Number 3)  
Councillor I Leveridge  
Councillor P Nutter  
Councillor J Robinson (Chairman)  
Councillor S Robinson

### **In Attendance:**

Mrs S Clements – Parish Clerk.  
Thirteen Members of the Public.

1. **Welcome and Apologies for Absence** – Apologies for absence were received from Councillor Cunningham (annual leave) and Councillor Kent (work). These apologies were accepted by the Committee. It was noted that Councillor Killion will arrive slightly later due to work/travel commitments. (See the end of Minute Number 3 below).
2. **Public Voice** – Members of the Public and Members from the Friends of the Anchor group raised concerns about application number 24/00984/FUL – The Anchor Inn, Harwich Road. The Committee is aware that the Parish Council were successful in the application for designating the Anchor Inn as an Asset of Community Value (ACV), but that this has now expired. Concerns were raised as the Anchor Inn has not come onto the market for sale, the public house is rarely open, it is cash only when it is open, it is the only pub within the main village of Mistley, and the owner has apparently indicated that he does not wish to sell to a community group.
3. **Declarations of Interest** – Councillor Coiley declared a personal interest under Minute Number 7 d) as he is a member of the Friends of the Anchor Group.

*Councillor Killion arrived at this point in the meeting.*

4. **Minutes of the Previous Planning Committee Meeting** – The Minutes of the Planning Committee Meeting held on the 1<sup>st</sup> July 2024 were received, considered, and agreed following the vote. (Proposed by Councillor Coiley and seconded by Councillor S Robinson).
5. **Matters Arising/Updates from Previous Minutes** – There were no matters.
6. **The Committee noted Planning Decisions from the LPA (Local Planning Authority) as follows:**
  - a. 24/00813/HHPNOT - 126 Harwich Road - Prior Approval Application under Part 1, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) for single storey rear extension to provide facilities for disabled person. Extension to have flat roof, PVCu windows and door and render finish. (3.9m deep from rear wall of original dwellinghouse, 2.5m to eaves, 2.9m maximum height) – The Committee noted that the LPA has approved this.
  - b. 24/00835/TCA – Mistley Lodge, 32 New Road – Trimming back to boundary all sycamore trees, pine trees and holly trees that overhang boundary – The Committee noted that the LPA has approved this.
  - c. 24/00859/NMA - Land South of Long Road – Non-Material Amendment to 22/01104/VOC - Minor adjustments to the layout and some house-types to offer design enhancements (Phase 2 only) – The Committee noted that the LPA has refused this.
  - d. 24/00825/NMA - The Clearing, Anchor Lane – Non-Material Amendment to

Signed.....Date.....

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23/00468/FUL - Removal of north balcony walkway and south overhang at first floor (removing offset floor between ground and first floor).

Porch roof overhang structure retained at front door. External Spiral stair relocated to south first floor terrace (east first floor terrace becomes no access roof only). Store to south wing removed (building footprint reduced). Fenestration changes - high level slot window added to Studio south elevation (in lieu of store doors removed), window to master bedroom North elevation moved to corner, Study window split in two and separated, doors to east elevation master bedroom removed - split into 2 windows instead – The Committee noted that the LPA has approved this.

- e. 24/00687/FULHH - 3 Firefly Close - Application - single storey side extension – The Committee noted that the LPA has approved this.
- f. 24/00806/FULHH - 3 Forrester Road - Single storey rear addition – The Committee noted that the LPA has approved this.
- g. 24/01095/NOTIF - Mistley Norman C of E Primary School, Remercie Road - Notification under Part 4, Class CB of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) for temporary accommodation to include 2 classrooms, activity space, WC's, staff accommodation, MI room stores, server and plant with adjoining corridor space – The Committee noted the application closed on the 31.07.2024.
- h. 24/00846/FULHH – 3 Kiln Lane – Replacement of existing conservatory and roof – The Committee noted that the LPA has approved this.

### **7. Planning Applications/Proposals received from the LPA (Local Planning Authority):**

- a. 24/00806/FULHH - 3 Forrester Road - Single storey rear addition – The Committee noted that the LPA has approved this. Outside of meetings, no objections were raised.
- b. 24/00962/FULHH - The Malt House, 7 Erskine Road - Roof extension including dormer windows and external staircase to existing double garage - Following the vote, (proposed by Councillor S Robinson and seconded by Councillor Coiley), approval was recommended.
- c. 24/00990/FULHH - 2 Park Cottages, The Park - Detached weatherboarded single storey annexe building to rear garden - Following the vote, (proposed by Councillor Killion and seconded by Councillor S Robinson), approval was recommended.
- d. 24/00984/FUL - The Anchor Inn, Harwich Road - Change of use/ conversion of premises from a public house and residential unit to 2 dwelling units together with the associated demolition and removal of single storey attached outbuildings. Following the vote, (proposed by Councillor Nutter and seconded by Councillor S Robinson), refusal was recommended for the following reasons: - policies within the Local Development Plan part 1, conflict with this change of use application, there is a community need especially given the large amount of additional housing in the village, the LPA refused a similar, previous change of use planning application which was subsequently refused at planning appeal, The Anchor Inn was an Asset of Community Value (ACV), there is no evidence to demonstrate that the public house has being marketed and no information about the business being unviable under an improved business case – possibly with a different public house owner. The change of use would be a loss of amenity in the community as this is the only public house in the main village. (Councillor Coiley abstained from the vote given his declaration of interest made in Minute Number 3 above).
- e. 24/00866/FULHH – 10 New Road - Proposed replacement fence to front elevation - Following the vote, (proposed by Councillor Coiley and seconded by Councillor Killion) approval was recommended.
- f. 24/01056/FULHH - 2 Ivan Garwood Close - Single storey rear extension (following removal of existing conservatory) - Following the vote, (proposed by Councillor Nutter and seconded by Councillor Killion) approval was recommended.
- g. 24/01099/TCA - 8 Wesley Road - 1 no, Chestnut – prune - Following the vote, (proposed by Councillor Nutter and seconded by Councillor Killion), the Committee recommended that the LPA's Tree and Landscape Officer makes a decision under the LPA's scheme of delegation.
- h. 24/01108/TCA - 78 California Road - 1 no. Willow - remove rotting part of tree and reduce body by 40% - Following the vote, (proposed by Councillor Killion and seconded by Councillor Coiley), the Committee recommended that the LPA's Tree and Landscape Officer makes a decision under the LPA's scheme of delegation.

Signed.....Date.....

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## **8. Planning Applications received from the LPA after Agenda distributed**

- a. 24/01164/TCA – 22 Barley Close - T1 Himalayan Birch – reduce height by 1.5 metres and crown width by 1 meter on all aspects, back to natural pruning points – Following the vote, (proposed by Councillor Nutter and seconded by Councillor S Robinson), the Committee recommended that the LPA's Tree and Landscape Officer makes a decision under the LPA's scheme of delegation.
- b. 24/00165/TCA – 11 Kiln Lane – T1 – Black Birch – Reduce crown by 1-1.5 metres and prune sides to balance - Following the vote, (proposed by Councillor Nutter and seconded by Councillor S Robinson), the Committee recommended that the LPA's Tree and Landscape Officer makes a decision under the LPA's scheme of delegation.
- c. 24/01091/TCA – 35 Kiln Lane - 3 no. Cherry - reduce crown, 2 no. Viburnum Tinus - remove and replace with shrub - Following the vote, (proposed by Councillor Nutter and seconded by Councillor S Robinson), the Committee recommended that the LPA's Tree and Landscape Officer makes a decision under the LPA's scheme of delegation.
- d. 24/01158/ADV - Land South-West of Horsley Cross Roundabout, Clacton Road, Horsley Cross - Application for Advertisement Consent - 5m totem sign and 3.048m tenant board sign containing details of unit numbers on buildings - Following the vote, (proposed by Councillor Nutter and seconded by Councillor S Robinson), approval was recommended.

## **9. Public Inquiries, Appeals or Enforcement Matters – There were no new updates.**

## **10. Date of Next Planning Committee Meeting – Monday 23<sup>rd</sup> September 2024 – 7pm – Mistley Village Hall – This Meeting was noted.**

*There being no further business the Meeting closed at 7.30pm.*

Signed.....Date.....