

SPRINGFIELD PARISH COUNCIL
Minutes of the Planning Committee Meeting
held on Monday 7th March 2022 at 6.45 pm
at Springfield Parish Centre

Present: Cllrs: G. Brazendale (Chairman) Miss S. Byrne-Laguer, A. Chong, D. Havell

In Attendance: Committee Clerk

156 **APOLOGIES FOR ABSENCE** – were received and accepted from Cllr B. Jeapes.

157 **CO-OPTION OF NON-COMMITTEE MEMBERS** – none were required.

158 **DECLARATIONS OF INTEREST IN ITEMS ON THE AGENDA & DISPENSATIONS** – Cllr Miss S. Byrne-Laguer declared a non-pecuniary interest in 162.1 by virtue of working for a Sub-Contractor of Countryside.

159 **MINUTES OF THE COMMITTEE MEETING** – held 7th February 2022.

RESOLVED: that Minutes of the Meeting held on 7th February 2022 be approved and signed as a correct record.

160 **PUBLIC QUESTION TIME:** – there were none in attendance.

161 **PLANNING APPLICATIONS**

Members were asked to consider the following planning applications received from Chelmsford City Council:

161.1 **22/00223/FUL** – 1 North Dell, Springfield, Chelmsford, Essex, CM1 6UP

Conversion of existing garage to habitable area, construction of 1.5 storey side extension incorporating new garage with 2 roof windows. Single storey front extension.

RESOLVED: that (a) the parish council objects to the single front extension due to effect of the car parking layout which is likely to lead to vehicles being partially parked on the footway;
(b) the effect on the safety of pedestrians due to the property being located on a bend.

162 **ESSEX COUNTY COUNCIL PLANNING APPLICATION**

162.1 **CC/CHL/107/21** – Greater Beaulieu Park, White Hart Lane, Springfield, Chelmsford, Essex

Application under S106A (3) of the Town and Country Planning Act to modify the Legal Agreement dated 7 March 2014 associated with Chelmsford City Council Planning Permission Ref 09/01314/EIA. The modification relates to the obligation under sub-paragraph 1.1(g) of paragraph 1 of Part 1 of Schedule 1 of the Original S106 to change the number of properties that may be occupied before works with respect to the Radial Distributor Road Phase 3 are completed from 1000 to 1400 properties.

Ref 09/01314/EIA was for "Mixed use development comprising residential development of up to 3,600 dwellings, mixed uses (up to 62,300sqm gross external) comprising employment floorspace including new business park, retail, hotel, leisure, open space, education & community facilities, landscaping, new highways including a radial distributor road, public transport provisions & associated and ancillary development, including full details in respect of roundabout access from Essex Regiment Way & a priority junction from White Hart Lane"

RESOLVED: that members had taken into account additional information provided in the traffic survey and construction and occupation schedule and there was no objection to the proposal.

163 **DECISIONS OF CHELMSFORD CITY COUNCIL**

RESOLVED: that the planning decisions for the period of 12th February 2022 to 25th February 2022 as below be noted.

1. Land Adjacent 15 Belmonde Drive, Springfield, Chelmsford, Essex
Non-material Amendment for planning application 19/00747/FUL - (Construction of Semi-Detached Dwelling with additional formation of access). Removal of the chimney stack and alterations to ground and first floor level fenestration arrangements.
Ref. No: 19/0074/NMAT/1 **Application Refused**
2. 33 John Eve Avenue Springfield Chelmsford CM1 6DE
Proposed part garage conversion
Ref. No: 22/00016/FUL **Application Permitted**
3. 12 Linge Avenue, Broomfield, Chelmsford, Essex, CM1 6BY
Retrospective application for garage conversion extending living accommodation.
Ref. No: 22/00005/FUL **Application Refused**
4. Greater Beaulieu Park, White Hart Lane, Springfield, Chelmsford, Essex
Beaulieu Zone W: Condition 65 - CEMP & Condition 66 - Construction Method Statement.
Ref. No: 09/01314/DOC/271 **Conditions Discharged**
5. Block 22 to 32 Wavell Close, Springfield, Chelmsford, Essex
Provision of ramped access to communal entrance. Enlarged platform, new handrails, steps and permeable paving extension to existing parking area.
Ref. No: 21/02534/FUL **Application Permitted**
6. 37 Burnell Gate, Springfield, Chelmsford, Essex, CM1 6ED
Proposed loft conversion including dormers and velux roof windows and alterations to existing fenestration.
Ref. No: 21/02461/FUL **Application Permitted**
7. 10 Linge Avenue, Broomfield, Chelmsford, Essex, CM1 6BY
First floor extension over single storey element of existing house with roof terrace.
Ref. No: 22/00003/FUL **Application Permitted**
8. 6 Marigold Close, Springfield, Chelmsford, Essex, CM1 6XU
Part single, part two storey front extension.
Ref. No: 21/02398/FUL **Application Permitted**

164 **CHELMSFORD CITY COUNCIL – PLANNING ENFORCEMENT**

Members noted the new complaints that had been received by Chelmsford City Council:

- 164.1 **22/00034/ENFB** – Fence not yet reduced as required by **21/01112/FUL** at 50 Oak Lodge Tye, Springfield, Chelmsford, Essex, CM1 6GZ.

RESOLVED: Members requested the Committee Clerk emails members the outcome of the closed case for 164.3 and the remainder of the information was noted.

- 164.2 **21/00411/ENFB** – Second storey added to outbuilding at 160 Lupin Drive, Springfield, Chelmsford, Essex, CM1 6FJ.

- 164.3 **22/00021/ENFB** – Garage converted to provide habitable accommodation at 4 Linge Avenue, Broomfield, Chelmsford, Essex, CM1 6BY.

165 **ESSEX COUNTY COUNCIL PUBLIC NOTICE UPGRADE OF EXISTING PEDESTRIAN CROSSINGS, SANDFORD ROAD AND A138 CHELMER ROAD, CHELMSFORD, ESSEX**

Notice was hereby given that under section 23 of The Road Traffic Regulation Act 1984 (as amended) the Essex County Council proposed to upgrade four existing Pedestrian Crossings to Toucan Crossings on the following lengths of Sanford Road and A138 Chelmer Road, in the City of Chelmsford located as follows:-

Upgrade of existing Pedestrian Crossings Toucan Crossings

Road	Description
Sandford Road	1. The centre of the crossing is approximately 16 metres northwest of the junction with A138 Chelmer Road. 2. The centre of the crossing is approximately 6 metres northwest of the junction with A138 Chelmer Road. 3. The centre of the crossing is approximately 13 metres southwest of the junction with A138 Chelmer Road.
A138 Chelmer Road	1. The centre of the crossing is approximately 14 metres northeast of the junction with Sandford Road.

RESOLVED: that the information is noted.

Meeting Closed: 7.23 pm

Signed...
Chairman

Date... 28 March 2022...