

MINUTES OF THE PLANNING AND HIGHWAYS COMMITTEE MEETING
HELD AT THE KEENE HALL – LODGE ROOM – GALLEYWOOD
ON **TUESDAY 5 MARCH 2024** at 7.00pm

Present:

Councillors: G Bonnett, A McQuiggan (Chairman), N Paul, J Potter, and S Troop

In attendance: Clerk

Malcolm Stuart – TEG

PH24-527 Apologies and Reasons for Absence

RESOLVED that an apology of absence was received and accepted from Councillors: G Smith and B Woolward.

PH24-528 Declaring of Interests and Dispensations

There were none.

PH24-529 Public Participation Session with respect to items on the agenda

There were none.

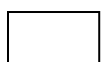
PH24-530 Confirmation of Minutes

RESOLVED that the minutes of the meeting held on 6 February 2024 were a true and accurate account of the proceedings of the meeting and were signed by the Chairman.

PH24-531 The Clerk's Report

Members received and noted Clerk's report on:

- **Parish Map**
Cllr AM agreed to forward the finalised map to Clerk by 04.03.2024 – still awaiting
- **CHP**
Communication sent to Customer Service Director to raise concerns of H&S issues and ascertain number of accidents over the last 3-5 years at Watchhouse shops. Awaiting response, which has been chased regularly.
Action: Clerk to request CHP communicate and provide a report due to H&S concerns raised.
- **23/01653/FUL - Unit and Yard 8 At Five Tree Works Bakers Lane**
Communication sent to residents to advise that the submission date has been moved to the 6 March. The Parish Council will now discuss this matter at their 2 April meeting.
- **22/00397/OUT | Land North of Galleywood Reservoir Beehive Lane Galleywood Chelmsford**
Communication sent to residents to advise that only outline planning permission has been granted, so an application for Reserved Matters (landscaping) is still needed before work can commence. The Parish Council and local residents would be consulted in the usual way when an application has been received.
- **Saturday Councillor Surgery - February**
Communication sent to residents and site visits taken place with ECC Cllr AM to ascertain action needed.



PH24-532 The Spinney – TEG

Members considered the report provided by TEG and discussed with Malcolm Stuart the proposals for preliminary work at The Spinney.

RESOLVED that a recommendation would be made to Full Council to allocate £150 to TEG to allow for an inspection to be conducted in May 2024 and findings to be reported back to this committee on 02 June 2024.

PH24-533 Planning Applications

Members considered the following application(s) received from Chelmsford City Council and submit comments by return.

- a. **24/00178/FUL** - 8 Rignals Lane Galleywood Chelmsford Essex
Single storey rear extension pitched roof side dormer and replacement front windows and new front canopy.
RESOLVED that Galleywood Parish Council has no objection to this application. Suitable treatment be given to the side dormer window.
- b. **24/00056/FUL** - 14 Skinners Lane Galleywood Chelmsford Essex
Two storey rear extension.
RESOLVED that Galleywood Parish Council has no objection to this application.
- c. **23/01930/OUT** - Land North of The A12 East of Southend Road Great Baddow
Outline application with all matters reserved for the commercial development of up to 120,000sqm of logistics/warehousing development (Use class B8 with ancillary offices) along with servicing and infrastructure including new site accesses, internal roads and footpaths, landscaping including earthworks to create development platforms and bunds, drainage features and other associated works .
RESOLVED that Galleywood Parish Council have the following concerns with this application:
 - The proposed development would have an adverse landscape and visual impact especially on the natural and historic environment.
 - There would be increased articulated vehicle traffic and strain on local infrastructure.
 - The development could lead to increased traffic congestion on A12 and A130, pollution and negatively affect the quality of life for nearby residents.
 - The design scale and massing are unacceptable.
 - Requests a height restriction is imposed to reduce visibility from surrounding areas and reduce light pollution.
 - Bus route integration needed to and from the development.
 - Cycle route integration needed with Great Baddow
 - Increased integration needed with existing footpaths to Great Baddow
- d. **24/00116/FUL** - 2 Skinners Lane Galleywood Chelmsford Essex
Retrospective application for replacement of brick wall with a wooden fence.
RESOLVED that Galleywood Parish Council has no objection to this application.
- e. **24/00171/ADV** - 2 Skinners Lane Galleywood Chelmsford Essex
Retrospective application for the display of an internal TV screen in the window and external illuminated display sign on the front and side elevations.

RESOLVED that Galleywood Parish Council object to retrospective application for the display of an internal TV screen in the window and external illuminated display sign on the front and side elevations, for the following reasons:

- This is not a retail business.
- The position and location of the business sits on both a busy main road/bus route and lane.
- Signage will be overseen by residents in Watchhouse Road, Skinners Lane and Well Lane.

The Council is disappointed to note that tree(s) have been removed from the side of this property.

PH24-534 Planning Decisions - Chelmsford City Council

Members noted the decision(s) of the following application(s):

- 23/02001/FUL** 23 Well Lane Galleywood Chelmsford Essex CM2 8QY
Demolish rear garage. Construct single storey rear and side extension with apex roof and roof lights. **Granted.**
- 24/05024/TPO** 14 Markland Close
T3 Hornbeam- Located at front garden of no.14 -To be cut back by up to 3m. **Granted**

PH24-535 Planning Appeal Notifications – Chelmsford City Council

Members noted that an appeal had been lodged in respect of the below application, and Chelmsford City Council will notify the council of the decisions in due course.

23/00082/REFUSE - 48 Skinners Lane Galleywood Chelmsford Essex
Demolition of the existing dwelling and erection of two semi-detached dwellings.

PH24-536 Planning Enforcement Notices

Members noted the January report provided.

PH24-537 South Essex Parking Partnership (SEPP)

Members noted the January and February reports provided.

PH24-538 Essex Minerals Local Plan Review public consultation

Members noted the public consultation closes on 19 March 2024.

RESOLVED that no comment would be made.

PH24-539 CHP - Watchhouse shops

Members reviewed the maintenance plan provided.

RESOLVED that the committee would defer and review options at a later stage.

There being no further public business to be transacted, the Chairman closed the meeting at 8.13pm

Signed Chairman

Dated