



**TOLLESBURY**  
PARISH  
COUNCIL

## **Tollesbury Parish Council**

Notice is hereby given that the Meeting of Tollesbury Parish Council will be held on Tuesday 16<sup>th</sup> November 2021, in The Centre commencing at 7.30 pm, to which members of the Council are summoned for the transaction of the under-mentioned business.

*M. Curtis*

Michelle Curtis – Clerk to the Council

9<sup>th</sup> November 2021

Councillors: S Plater (Chairman), T Lowther (Vice-Chairman), M Bell,  
V Chambers, R Clare, S Hawes, J Rogers, A St Joseph

**THE PRESS AND PUBLIC ARE CORDIALLY INVITED TO ATTEND**

Photographing, recording, broadcasting or transmitting the proceedings of a meeting by any means is permitted however the privacy of (i) persons who object to the same and (ii) children and vulnerable adults must be respected by anonymising the identities of such.

**1. Apologies for Absence**

To receive apologies for absence.

**2. Declaration of Interest**

Members are reminded that they are required to declare any Disclosable Pecuniary Interests, Other Pecuniary Interests and Non-Pecuniary Interests which they know they might have in items of business on the agenda. They are reminded that they will need to repeat their declarations at the appropriate point in the meeting and leave the room if required under the Code of Conduct. Unforeseen interests must be declared similarly at the appropriate time.

**3. Public Forum**

Members of the public will be given an opportunity to put forward their question(s) or statement to the Council. The Chairman will at his discretion then decide if he is able to answer the question(s) or proposes to put the item on the agenda for the next meeting.

**4. County Councillor and District Councillors**

To receive information from the County Councillor and District Councillors

## 5. Minutes

To receive and approve the minutes of the Parish Council Meeting held on 2<sup>nd</sup> November 2021

## 6. Planning Applications and Decisions

### 6.1 Planning Applications

Applications are circulated to all Councillors with the agenda, for study ahead of the meeting. Planning documents are also available for everyone to view on Maldon District Council's website ([www.maldon.gov.uk](http://www.maldon.gov.uk)).

To consider planning applications received from Maldon District Council including the following:

**Application No:** 21/00724/FUL PP-10015501

**Proposal:** Proposed change of use from agricultural land to domestic curtilage.

**Location:** Carringtons Barn North Road Tollesbury

**Application No:** 21/01013/HOUSE PP-10260401

**Proposal:** Construction of a single storey front & rear extension and a two storey side extension with associated works.

**Location:** 2 Thurstable Close Tollesbury

Revised Drawing

**Application No:** 21/00661/HOUSE PP-09954932

**Proposal:** Two storey rear extension, single storey front extension and addition of timber weatherboarding at first floor level.

**Location:** 49 North Road Tollesbury

### 6.2 Planning Decisions

[HOUSE/MAL/21/00958 – 2 New Road – Refused](#)

[HOUSE/MAL/21/00783 - 1 Genesta Close – Refused](#)

[HOUSE/MAL/21/00674 - 3 Mallard Close – Approved](#)

[TCA/MAL/21/00868 - 9 North Road - Approved](#)

### 6.3 Planning Appeals

To receive notification of Planning Appeals from Maldon District Council.

### 6.4 Planning Appeal Decisions

To note appeal decisions made by the Planning Inspectorate.

### 6.5 Tree Preservation Orders for information

To note TPOs made by Maldon District Council.

## 7. Administration

To receive information from the Clerk – update on current and ongoing matters.

**8. Community Concerns**

To receive information only or note future agenda items.

**9. Dates of the Next Meetings**

Tuesday 7<sup>th</sup> December 2021 – Full Council Meeting – 7.30 pm

Agenda items for consideration at the Full council Meeting to be sent to the Clerk by Monday, 29<sup>th</sup> November 2021, at the latest.

Wednesday 8<sup>th</sup> December – Finance – 7.30 pm

Agenda items for consideration at the Finance Committee Meeting to be sent to the Clerk by Tuesday 30<sup>th</sup> November 2021, at the latest.

Tuesday 21<sup>st</sup> December 2021 – Full Council Meeting – PLANNING ONLY – 7.30 pm

Tuesday 11<sup>th</sup> January 2022 – Full Council Meeting – 7.30 pm

Agenda items for consideration at the Full council Meeting to be sent to the Clerk by Monday, 3<sup>rd</sup> January 2022, at the latest.

Tuesday 18<sup>th</sup> January 2022 – Full Council Meeting – PLANNING ONLY – 7.30 pm

Tuesday 18<sup>th</sup> January 2022 – Environment & Amenity Committee –  
Following main Council Meeting

Agenda items for consideration at the Environment & Amenity Committee Meeting to be sent to the Clerk by Monday, 10<sup>th</sup> January 2022, at the latest.

**Clerk:** Michelle Curtis

**Address:** Tollesbury PC, PO Box 13205, Maldon CM9 9FU

**Telephone:** 01621 869039. **Email:** tollesburypc@btinternet.com



**Town and Country Planning Act 1990**  
**Weekly List Of Decisions**  
**Week Ending 5 November 2021**

**HOUSE/MAL/21/00958 Tollesbury East**

Two storey rear extension  
 2 New Road Tollesbury Essex CM9 8QG  
 (UPRN - 100090562652)  
 Mr James Corcoran

**REFUSE** for the following reasons: -

- 1 The proposed development due to its depth, position and design, would be an unsympathetic addition to the existing dwelling to the detriment of the character and appearance of the host dwelling and the surrounding area, which is a Conservation Area, contrary to policies D1, D3 and H4 of the Maldon District Local Development Plan and the guidance contained within the National Planning Policy Framework.
  
- 2 The proposed development due to its height, design, depth and proximity to the site boundary, would have an adverse impact on the amenity of the occupiers of the neighbouring dwelling to the north, No.4 New Road, as a result of a loss of outlook and a dominating affect. Therefore, the proposed development would be an unneighbourly form of development, contrary to policies D1 and H4 of the Maldon District Local Development Plan and the guidance contained within the National Planning Policy Framework

**POSITIVE AND PROACTIVE STATEMENT**

Town and Country Planning (Development Management Procedure) (England) Order 2015 - Positive and Proactive Statement:

The Local Planning Authority has acted positively and proactively in determining this application by identifying matters of concern with the proposal and determining the application within a timely manner, clearly setting out the reason(s) for refusal, allowing the Applicant/Agent the opportunity to consider the harm caused and whether or not it can be remedied by a revision to the proposal. The Local Planning Authority is willing to liaise with the Applicant/Agent to discuss the best course of action and is also willing to provide pre-application advice in respect of any future application for a revised development.

Officer: Hayley Sadler  
 Dated: 01/11/2021



**Town and Country Planning Act 1990**  
**Weekly List Of Decisions**  
**Week Ending 15 October 2021**

**HOUSE/MAL/21/00783 Tollesbury East**

Two storey side extension  
1 Genesta Close Tollesbury Essex CM9 8SY  
(UPRN - 100090559484)  
Mr A Birkin

**REFUSE** for the following reason: -

The development, by reason of its siting, height, bulk, scale and design, would appear as a dominating and bulky addition to the site, with an incongruous relationship between it and the existing flat roofed rear dormer. The development would appear cramped, resulting in overdevelopment and would appear out-of-keeping with the one and a half storey chalet style of the host dwelling, unbalancing the pair of semi-detached dwellings, which would be visually obtrusive and out of keeping within the streetscene. The development would therefore be contrary to policies D1 and H4 of the Maldon District Local Development Plan and the guidance contained within the NPPF.

**POSITIVE AND PROACTIVE STATEMENT**

Town and Country Planning (Development Management Procedure) (England) Order 2015 - Positive and Proactive Statement:

The Local Planning Authority has acted positively and proactively in determining this application by identifying matters of concern with the proposal and determining the application within a timely manner, clearly setting out the reason(s) for refusal, allowing the Applicant/Agent the opportunity to consider the harm caused and whether or not it can be remedied by a revision to the proposal.

The Local Planning Authority is willing to liaise with the Applicant/Agent to discuss the best course of action and is also willing to provide pre-application advice in respect of any future application for a revised development.

Officer: Annie Keen  
Dated: 12/10/2021



**Town and Country Planning Act 1990**  
**Weekly List Of Decisions**  
**Week Ending 22 October 2021**

**HOUSE/MAL/21/00674 Tollesbury East**

First floor rear extension. Single storey rear extension.

3 Mallard Close Tollesbury Essex CM9 8RR

(UPRN - 200000913153)

Mr J Ferris

**APPROVE** subject to the following conditions: -

1 **CONDITION**

The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

**REASON**

To comply with Section 91(1) The Town & Country Planning Act 1990 (as amended).

2 **CONDITION**

The development hereby permitted shall be carried out in accordance with the following approved plans and documents:

MD2103: 02

MD2103: 03

MD2103: 04

MD2103: 05

MD2103: 06

MD2103: 07

MD2103: 09

MD2103: 08

**REASON**

To ensure that the development is carried out in accordance with the details as approved.

3 **CONDITION**

The materials used in the construction of the development hereby approved shall be as set out within the application form/plans hereby approved.

## REASON

In the interest of the character and appearance of the area in accordance with policy D1 of the approved Local Development Plan and guidance contained within the National Planning Policy Framework.

## 4 CONDITION

Before the development hereby permitted is brought into use, the window on the western side elevation of the host dwelling and the window at first floor level on the eastern side elevation of the extension approved, shall be fitted with obscured glazing and any part of the window(s) that is less than 1.7m above the floor of the room in which it is installed shall be non-opening. The windows shall be permanently retained in that condition thereafter.

## REASON

To protect the residential amenity of neighbouring occupiers, in accordance with policy D1 of the approved Local Development Plan and guidance contained within the National Planning Policy Framework

## **POSITIVE AND PROACTIVE STATEMENT**

Town and Country Planning (Development Management Procedure) (England) Order 2015 - Positive and Proactive Statement:

The Local Planning Authority has acted positively and proactively in determining this application by assessing the proposal against all material considerations, including planning policies and any representations that may have been received and subsequently determining to grant planning permission in accordance with the presumption in favour of sustainable development, as set out within the National Planning Policy Framework.

Officer: Sophie Mardon

Dated: 19/10/2021

**Town and Country Planning Act 1990**  
**Weekly List Of Decisions**  
**Week Ending 1 October 2021**



**TCA/MAL/21/00868      Tollesbury West**

T1 Acacia - Reduce height by 3m or to same height as the fruit trees.  
9 North Road Tollesbury Essex CM9 8RQ  
(UPRN - 100091258910)  
Mr Ric Clover

**ALLOWED TO PROCEED**

Officer: Hannah Dungate

Dated : 28/09/2021

-----