

**PLANNING AND  
LICENSING  
COMMITTEE**

In line with Government advice on Coronavirus

the Planning and Licensing Committee meeting for

**Monday 21 September 2020**

has been **CANCELLED**

Planning applications from the weekly lists dated

**4 September and 11 September 2020**

will be considered by members of the Committee

under powers of delegated authority.

**Mark Squire**

**Town Clerk**

15 September 2020

**Councillor J Angold-Stephens (Chairman)**

**Councillor K Latchford (Vice Chairman)**

Councillors

|  |  |  |
| --- | --- | --- |
| P Abraham | T Cochrane | C Davies |
| T Downing | S Murphy |  |

*Residents are invited to submit letters of concern regarding the following planning applications by email to* [*contact@loughton-tc.gov.uk*](mailto:contact@loughton-tc.gov.uk)*. The Planning and Licensing Committee will consider your views when making its comments on these applications.*

# MATTERS TO BE CONSIDERED

# 1 Planning Applications

To CONSIDER the planning applications received for the weeks   
4 September and 11 September 2020.

*Members are reminded that when raising an objection to an application, they should also consider whether to confirm in writing their intention to attend and speak at the Area Planning Sub-Committee South where the proposal was to be considered.*

**1.1 Application No:** EPF/1782/20

**Officer:** Muhammad Rahman

**Applicant Name:** Mr. and Mrs. Blanchard

**Planning File No:** 017400

**Location:** 7 Goldings Rise, Loughton, IG10 2QP

**Proposal:** Alterations to existing rear extensions and veranda including extension of existing western addition; alterations to fenestration in front dormer; addition of new rear dormer; installation of photo-voltaic panels at roof level.

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=640754>

**Application No:** EPF/1801/20

**Officer:** Caroline Brown

**Applicant Name:** Towler

**Planning File No:** 006780

**Location:** 66 Southern Drive, Loughton, IG10 3BX

**Proposal:** Demolition of existing conservatory and replacement rear extension with parapet roof and flat roof front infill/porch extension.

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=640821>

**Application No:** EPF/1805/20

**Officer:** Brendan Meade

**Applicant Name:** Ms Sami Lane

**Planning File No:** 021170

**Location:** 99 Englands Lane, Loughton, IG10 2QL

**Proposal:** Single storey rear extension.

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=640825>

**Application No:** EPF/1840/20

**Officer:** David Maguire

**Applicant Name:** Mr Georgie Abrahams

**Planning File No:** 003146

**Location:** 36 Station Road, Loughton, IG10 4NX

**Proposal:** Single storey rear extension.

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=640915>

**Application No:** EPF/1847/20

**Officer:** Muhammad Rahman

**Applicant Name:** MBNL (EE(UK) Ltd & H3G (UK) Ltd

**Planning File No:** 001228

**Location:** Land adjacent to Unit E1, The Seedbed Centre, Loughton

Langston Road, IG10 3TQ

**Proposal:** Prior approval of the removal of the existing 15 metre high monopole and its replacement with a 20 metre high monopole supporting 12 no. antennas and 2 no, 300mm dish antennas, the removal of 2 no. cabinets and the installation of 8 no. equipment cabinets and development works ancillary thereto.

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=640974>

**Application No:** EPF/1862/20

**Officer:** Brendan Meade

**Applicant Name:** Transnat Ltd

**Planning File No:** 001124

**Location:** 37 Lower Park Road, Loughton, IG10 4NB

**Proposal:** Demolition and re-building of existing front extension

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=641015>

### 1.2 Determinations and Works to Trees in Conservation Areas. To NOTE the following TPX applications – provided for information only: (Members are reminded that comments are not normally accepted by Epping Forest District Council on these types of applications unless there are strong concerns.)

**Application No:** EPF/1868/20

**Officer:** Julie Cottrell

**Applicant Name:** Mr Harry

**Planning File No:** 002767

**Location:** 48 Baldwins Hill, Loughton, IG10 1SF

**Proposal:** Baldwins Hill Conservation Area

T1: Pine - Fell.

T2: Cedar - Reduce by 2m.

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=641033>

### 1.3 Deemed Permission – provided for information only: (Members are reminded that comments are not normally accepted on these applications).

**Application No:** EPF/1799/20

**Officer:** David Maguire

**Applicant Name:** Mr and Mrs McHugh

**Planning File No:** 003567

**Location:** 2 Elmhurst Way, Loughton, IG10 3DG

**Proposal:** Application for a Lawful Development Certificate for a proposed hip to gable loft conversion.

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=640819>

**Application No:** EPF/1804/20

**Officer:** Brendan Meade

**Applicant Name:** Mr & Mrs Nadeem & Sanam Siddique

**Planning File No:** 017406

**Location:** 65 A Alderton Hill, Loughton, IG10 3JD

**Proposal:** Application for a Certificate of Lawful Development for a Proposed enlargement of an existing rear dormer.

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=640824>

**Application No:** EPF/1861/20

**Officer:** Brendan Meade

**Applicant Name:** Transnat Ltd

**Planning File No:** 001124

**Location:** 37 Lower Park Road, Loughton, IG10 4NB

**Proposal:** Certificate of lawful development for a proposed single storey rear extension.

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=641014>

### 1.4 Others – provided for information only: (Members are reminded that comments are not normally accepted on these applications).

**Application No:** EPF/1829/20

**Officer:** Sophie Ward Bennett

**Applicant Name:** Mr Simon Edwards

**Planning File No:** 019038

**Location:** The Mount, Debden Road, Loughton, IG10 2NY

**Proposal:** Application for Approval of Details Reserved by Condition 3"implementation of a programme of archaeological work" for EPF/0672/19. (Conversion and alteration of Coach House to form an annexe with an extension to provide an indoor swimming pool).

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=640856>

**Application No:** EPF/1841/20

**Officer:** Joseph Lynch

**Applicant Name:** Mr Ivor Watson

**Planning File No:** 002742

**Location:** Land to the rear 33-37 Hillyfields, Loughton, IG10 2PT

**Proposal:** Application for approval of details reserved by condition 6 ' Verification report' on planning application EPF/2913/16 (Proposed demolition of existing garages and erection of 7 no. dwellings (5 x three beds and 2 x two beds), with associated access and parking (Revised application to EPF/0513/16).

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=640916>

**Application No:** EPF/1926/20

**Officer:** Graham Courtney

**Applicant Name:** Luke Mitchell

**Planning File No:** 023437

**Location:** 9 River Way, Loughton, IG10 3LJ

**Proposal:** Prior approval for a 6.00-metre-deep single storey rear extension, height to eaves 3.00 metres and maximum height 3.90 metres.

If you are viewing this report in an electronic format, click on the link below to view related documents including plans

<http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=641413>

# 2 Matters for Report

### 2.1 Notice of Withdrawal of Application - Town and Country Planning Act 1990: Notification of Planning Application

**EPF/1633/20: 24 Park Hill, Loughton, IG10 4 - Single storey rear extension with two roof lanterns. Changes to window design and sizes on rear facing and side facing elevations including creation of Juliet balconies to rear. (Min no**

For information: to note that this application has been withdrawn by the applicant.

# 2.2 Planning Consultation: Ministry of Housing Communities & Local Government – Planning for the Future, White Paper August 2020

This matter was deferred from the last meeting to allow the Committee further time to peruse and comment on the government consultation paper on the future of planning. Comments are invited by 29 October 2020.

The consultation paper can be viewed and responses can be made here: <https://www.gov.uk/government/consultations/planning-for-the-future>

Alternatively, responses can be emailed to

[planningforthefuture@communities.gov.uk](mailto:planningforthefuture@communities.gov.uk)

**3 Pre-application Consultation on Mobile Phone Masts – Telefonica Ltd and Vodafone Ltd - PROPOSED BASE STATION UPGRADE AT CTIL\_228976 22, TEF\_68469, VF\_3132, LOUGHTON MAIN FIRE STATION, OLD STATION ROAD, LOUGHTON, ESSEX, IG10 4NZ (NGR: 542174, 195940)**

# The Council has been asked to comment on the proposal to upgrade this mobile phone mast. Responses are invited by 28 September 2020.

\* See letter and plans on pages 6 – 12.

# 4 Decisions

### 4.1 Decisions by Epping Forest District Council

There are no decisions listed.

# 5 Licensing Applications

To CONSIDER any licensing applications which have come to the officers’ attention since the last meeting of the Committee. Members are reminded that reference must be made to at least one of the four licensing objectives to validate any objections, as detailed below:

1. The prevention of crime and disorder
2. Public safety
3. The prevention of public nuisance
4. The protection of children from harm

# 6 Enforcement and Compliance

**6.1** To ADVISE the Committee of any updates to the reports previously received.

**NO CASES REPORTED**

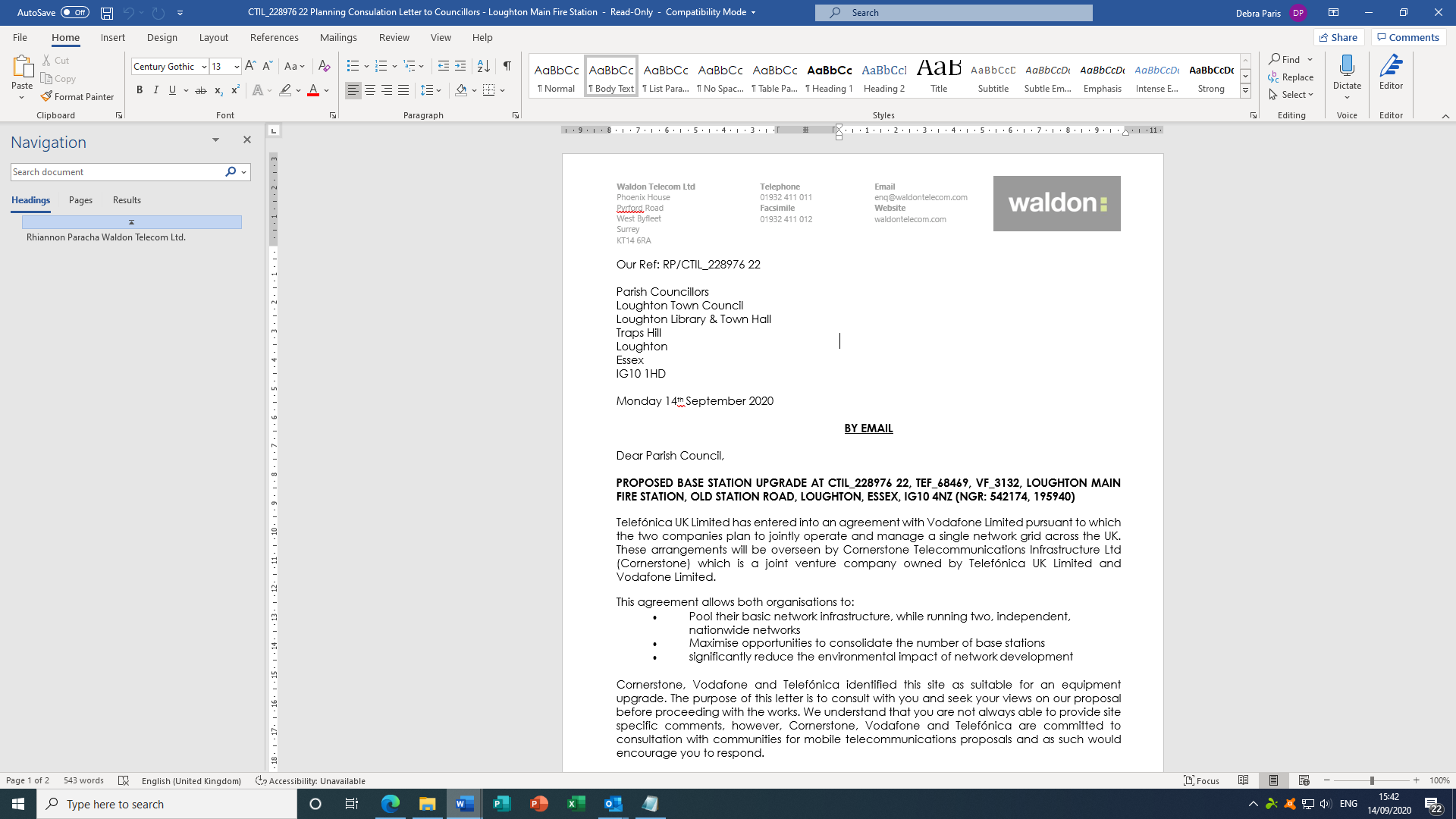
# Mark Squire

**TOWN CLERK**

15 September 2020

### Agenda item 3

**Pre-application Consultation on Mobile Phone Masts – Telefonica Ltd and Vodafone Ltd - PROPOSED BASE STATION UPGRADE AT CTIL\_228976 22, TEF\_68469, VF\_3132, LOUGHTON MAIN FIRE STATION, OLD STATION ROAD, LOUGHTON, ESSEX, IG10 4NZ (NGR: 542174, 195940)**



Our Ref: RP/CTIL\_228976 22

Parish Councillors Loughton Town Council

Loughton Library & Town Hall Traps Hill

Loughton Essex IG10 1HD

Monday 14th September 2020

**BY EMAIL**

Dear Parish Council,

**PROPOSED BASE STATION UPGRADE AT CTIL\_228976 22, TEF\_68469, VF\_3132, LOUGHTON MAIN FIRE STATION, OLD STATION ROAD, LOUGHTON, ESSEX, IG10 4NZ (NGR: 542174, 195940)**

Telefónica UK Limited has entered into an agreement with Vodafone Limited pursuant to which the two companies plan to jointly operate and manage a single network grid across the UK. These arrangements will be overseen by Cornerstone Telecommunications Infrastructure Ltd (Cornerstone) which is a joint venture company owned by Telefónica UK Limited and Vodafone Limited.

This agreement allows both organisations to:

* Pool their basic network infrastructure, while running two, independent, nationwide networks
* Maximise opportunities to consolidate the number of base stations
* significantly reduce the environmental impact of network development

Cornerstone, Vodafone and Telefónica identified this site as suitable for an equipment upgrade. The purpose of this letter is to consult with you and seek your views on our proposal before proceeding with the works. We understand that you are not always able to provide site specific comments, however, Cornerstone, Vodafone and Telefónica are committed to consultation with communities for mobile telecommunications proposals and as such would encourage you to respond.

**/Cont’d …**

## Agenda item 3 cont’d

As part of Vodafone’s and Telefónica’s continued network improvement program, there is a specific requirement for an equipment upgrade at this location to provide improved 2G, 3G, 4G and 5G network coverage for Vodafone and Telefonica in the area.

Mobiles can only work with a network of base stations in place where people want to use their mobile phones or other wireless devices. Without base stations, the mobile phones and other devices we rely on simply won’t work.

Please find below the details of the proposed site:- Our technical network requirement is as follows:

* CTIL\_228976 22, TEF\_68469, VF\_3132, Loughton Main Fire Station
* The proposed upgrade will provide improved 2G, 3G, 4G and 5G network coverage for Vodafone and Telefonica in the area.

We consider the best solution is as follows:

* Loughton Main Fire Station, Old Station Road, Loughton, Essex, IG10 4NZ (NGR: 542174, 195940)
* The proposed upgrade consists of the removal of 6no. antennas to be replaced by 12no. antennas, internal cabinet works, and ancillary works thereto.
* This option has been chosen as it utilises an existing installation which will improve coverage with minimal changes to the equipment, reducing the visual impact on the surrounding area as far as technically possible.

The Local Planning Authority mast register and our records of other potential sites have already been reviewed, the policies in the Development Plan have been taken into account and the planning history of the site has been examined.

All Vodafone and Telefónica installations are designed to be fully compliant with the public exposure guidelines established by the International Commission on Non-Ionizing Radiation Protection (ICNIRP). These guidelines have the support of UK Government, the European Union and they also have the formal backing of the World Health Organisation.

We look forward to receiving any comments you may have on the proposal within 14 days of the date of this letter.

Yours faithfully,

# Rhiannon Paracha Waldon Telecom Ltd.

(for and on behalf of Cornerstone, Vodafone Ltd and Telefónica UK Ltd) Email: [Rhiannon.Paracha@waldontelecom.com](mailto:Rhiannon.Paracha@waldontelecom.com)

