



# PLANNING AND LICENSING COMMITTEE

Members of the Planning and Licensing Committee  
are summoned to attend a Meeting at 7.30pm on

**Monday 7 August 2023**

at Loughton Town Council Chamber, 1 Buckingham Court, Rectory Lane,  
Loughton, IG10 2QZ

to transact the business shown in the agenda.

**Mark Squire**  
**Town Clerk**  
1 August 2023

**Membership:**  
**Councillor C Davies (Chairman)**  
**Councillor W Kauffman (Vice Chairman)**

Councillors

P Abraham  
J Riley

S Murphy  
G Wiskin

K Rainbow

Note to Councillors:

If you are unable to attend the meeting,  
please phone your apologies to the office on 020 8508 4200.

Members of the public are welcome to appear in person at the meeting to make the case for or against a particular application. However, they **must have pre-registered to speak** by contacting the Council on 020 8508 4200 **no later than 3pm on the day of the meeting**. Speakers whether for or against will each have a maximum of 3 minutes to address the Committee. Under the Council's rules only those registered may speak during the meeting. (See also Appendix B of the Standing Orders for more information)

## AGENDA

- 1 **Apologies**  
To RECEIVE any apologies for absence.
- 2 **Declarations of interest**  
For Councillors to DECLARE any pecuniary or non-pecuniary interest in any item on the Agenda.
- 3 **Confirmation of Minutes**  
To CONFIRM the minutes of the meeting of the Planning and Licensing Committee held on 24 July 2023.
- 4 **Matters for Report**  
To REPORT any further significant information on matters which have been previously discussed, in addition to those which may already be included on the Agenda.
  - 4.1 **Notice of Appeal**
    - 4.1.1 **EPF/0599/23 – 14 Tycehurst Hill, Loughton, IG10 1BU.**  
**Proposal: Part demolition of existing building. Two storey side and rear extension with internal alterations. Second floor within roof space. (Appeal ref no: APP/J1535/D/23/3324103) – Min no PL394.1**  
**For information only:** An appeal has been made to the Secretary of State in respect of the above site. The appeal is Against a Refusal, following the decision of Epping Forest District Council. The appeal is to be determined on the basis of written representations.  
The Committee is advised that as the appeal is proceeding under the Householder Appeals Service there is no opportunity to submit further comments. The District Council will forward on all representations it has received to the Planning Inspectorate and the appellant unless withdrawn. The Planning Inspectorate aims to deal with appeals that follow the above procedure within 8 weeks of the appeal start date of 20 July 2023.
- 5 **Planning Applications**
  - 5.1 **To CONSIDER the planning applications received for the weeks 21 July and 28 July 2023.**  
*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.*  
**Application No:** EPF/0843/23  
**Officer:** Marie-Claire Tovey  
**Location:** 8 Trevelyan Gardens, Goldings Hill, Loughton, Essex, IG10 2FB  
**Proposal:** Extension to the side and rear of the property at the basement, ground, and first floor, continuing the existing language of the dwellinghouse.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001VzTc>

**Application No:** EPF/0979/23

**Officer:** Marie-Claire Tovey

**Location:** 16 Stanmore Way, Loughton, IG10 2SA

**Proposal:** Demolition of existing detached dwelling house, and replacement with a two storey detached dwelling house with part basement and rooms in the roofspace. New landscape works to the front and rear. New railings and gate along the street frontage. Front and rear landscape works.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WAFr>

**Application No:** EPF/1308/23

**Officer:** Kelly Sweeney

**Location:** 36 Chequers Road, Loughton, IG10 3PX

**Proposal:** Single storey side and rear extension.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WWrA>

**Application No:** EPF/1472/23

**Officer:** Robin Hellier

**Location:** 6 Brooklyn Avenue, Loughton, IG10 1BL

**Proposal:** TPO/CHI/02/70/A1

T1: Poplar - Reduce lateral branches, on one overhanging branch @ 5m, by up to 2m as specified.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WjBC>

**Application No:** EPF/1491/23

**Officer:** Muhammad Rahman

**Location:** 1 Rookwood Gardens, Loughton, IG10 2DQ

**Proposal:** Erection of first floor side extension, single storey rear extension and loft conversion with rear dormer including three roof lights at front roof.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WktO>

**Application No:** EPF/1499/23

**Officer:** Sukhvinder Dhadwar

**Location:** East 15 Acting School, Loughton Campus, Rectory Lane, Loughton, IG10 3RY

**Proposal:** Erection of security hut and relocation/replacement of two storage huts.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WIFg>

**Application No:** EPF/1500/23

**Officer:** Kie Farrell

**Location:** Skyhaven, 87 Oakwood Hill, Loughton, IG10 3EP

**Proposal:** Proposed part one, part two storey rear extension, floor plan redesign and all associated works.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WINa>

**Application No:** EPF/1506/23

**Officer:** Ian Ansell

**Location:** Land and garages, Whitehills Road, Loughton, IG10 1TS

**Proposal:** Existing garages enlarged, extended and reduced from 27no. garages to 21no. garages

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001Wln8>

**Application No:** EPF/1516/23

**Officer:** Muhammad Rahman

**Location:** 18 Roundmead Avenue, Loughton, IG10 1QB

**Proposal:** Single storey side to front extension.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WmP1>

**Application No:** EPF/1522/23

**Officer:** Mohinder Bagry

**Location:** 1 Champions, Loughton, IG10 2SG

**Proposal:** Formation of 2 dormers as a minor detail to the front of the existing pitched roof to allow for access and natural light into the loft space.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WmZ2>

**Application No:** EPF/1535/23

**Officer:** Kelly Sweeney

**Location:** 49 Wellfields, Loughton, IG10 1PA

**Proposal:** Rebuilt front wall with railings and piers and electronic sliding gate via existing crossover. Side railings on boundaries.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WnWj>

**Application No:** EPF/1547/23

**Officer:** Sukhvinder Dhadwar

**Location:** 69 Church Hill, Loughton, IG10 1QP

**Proposal:** Proposed Extension.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WoVi>

**Application No:** EPF/1584/23

**Officer:** Muhammad Rahman

**Location:** Sterling House, Third Floor Office - Galliard Homes, Langston Road, Loughton, IG10 3TS

**Proposal:** Advertisement consent for externally illuminated totem sign.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WqaV>

**Application No:** EPF/1601/23

**Officer:** Caroline Brown

**Location:** 5 Foxley Close, Loughton, IG10 2HU

**Proposal:** Demolish existing side extension and construct new side extension and front porch.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WrRQ>

**Application No:** EPF/1667/23

**Officer:** Nathaniel Raimi

**Location:** 87 Grosvenor Drive, Loughton, IG10 2LA

**Proposal:** Proposed first floor rear extension, loft conversion with two small rear dormers and front roof light windows. (Revised application).

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WwEg>

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

**Application No:** EPF/1575/23

**Officer:** Alastair Prince

**Location:** 33 Hazelwood, Loughton, IG10 4ET

**Proposal:** Certificate of lawful development for proposed new window to replace garage door, alterations to existing window and door openings to rear and side elevations (ground floor)

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001Wq6w>

**Application No:** EPF/1615/23

**Officer:** Muhammad Rahman

**Location:** 11 Mowbrey Gardens, Loughton, IG10 2EU

**Proposal:** Certificate of lawful development for a proposed rear dormer and front facing rooflights in connection with a loft conversion.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001Wsu5>

**Application No:** EPF/1639/23

**Officer:** Nathaniel Raimi

**Location:** 130 Pyrles Lane, Loughton, IG10 2NW

**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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WuDF>

**Application No:** EPF/1692/23

**Officer:** Muhammad Rahman

**Location:** 51 Algiers Road, Loughton, IG10 4NF

**Proposal:** Certificate of lawful development for proposed side and rear extensions.

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001Wy2N>

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

**Application No:** EPF/1602/23

**Officer:** Nathaniel Raimi

**Location:** 5 Trevelyan Gardens, Loughton, IG10 2FB

**Proposal:** Application for approval of details reserved by condition 3 'External Surfaces' on planning permission EPF/0396/21 (Erection of a ground floor, single storey rear extension & a side canopy)

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WrZf>

**Application No:** EPF/1614/23

**Officer:** Ian Ansell

**Location:** 113 Church Hill, Loughton, IG10 1QR

**Proposal:** Application for approval of details reserved by condition 8 'Construction Management Plan' on planning permission EPF/1471/19 (Residential development x 10 no. apartments with assoc. parking and external amenity space. (Revised application to EPF/0610/18)

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001Wsq8>

**Application No:** EPF/1650/23

**Officer:** Graham Courtney

**Location:** 45 Audley Gardens, Loughton, IG10 2EN

**Proposal:** Prior approval for a single storey rear extension 5.50m deep x 3.00m high (2.80m high to eaves)

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WvMN>

**Application No:** EPF/1654/23

**Officer:** Ian Ansell

**Location:** 113 Church Hill, Loughton, IG10 1QR

**Proposal:** Application for approval of details reserved by condition 6'Surface Water Disposal', condition 7 'Levels', condition 10 'External Finishes', condition 11 'Boundary Treatments' and condition 13 'Cycle Store' on planning permission EPF/1471/19 (Residential development x 10 no. apartments with assoc. parking and external amenity space. (Revised application to EPF/0610/18)

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

<https://eppingforestdcpr.force.com/pr/s/planning-application/a0h8d000001WvWx>

## 6 Decisions

### 6.1 Decisions by Epping Forest District Council

No decision notices have been received.

## 7 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

## 8 Enforcement and Compliance

### 8.1 To ADVISE the Committee of any updates to the reports previously received.

#### 8.1.1 Appeal Decisions in respect of:

**Appeal A Ref: APP/J1535/C/22/3300111**

**Appeal B Ref: APP/J1535/C/22/3300112**

**Land at "Aura" 179-181 High Road, Loughton IG10 4LF**

The above appeal has been dismissed by the Planning Inspector.

- 8.1.2 **Appeal Decisions in respect of:**  
**Appeal A Ref: APP/J1535/C/22/3308500**  
**Appeal B Ref: APP/J1535/C/22/3308501**  
**Land at "Aura" 179-181 High Road, Loughton IG10 4LF**  
The above appeal has been dismissed by the Planning Inspector.

**Mark Squire**  
**TOWN CLERK**  
1 August 2023