



PLANNING AND LICENSING COMMITTEE

Members of the Planning and Licensing Committee
are summoned to attend a Meeting at 7.45pm on

Monday 6 November 2017

at Loughton Library, Traps Hill, Loughton, IG10 1HD
to transact the business shown in the agenda.

Enid K Walsh
Town Clerk
31 October 2017

Councillor J Angold-Stephens (Chairman)
Councillor C Davies (Vice Chairman)

Councillors

P Abraham
K Latchford

T Cochrane
S Murphy

T Downing

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 23 October 2017.

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 Amended Plans

4.1.1 EPF/2704/17 – 23 Alderton Hill, Loughton, Essex, IG10 3JD – Proposed 1st rear addition, dressing room to master suite (single storey extension, has approval under EPF/0650/17) – Min no PL324.1

To CONSIDER the amended plans received from Epping Forest District Council showing an amended description of works.

5 Essex County Council planning application – CC/EPF/48/17 – Oak View School, Whitehills Road, Loughton, IG10 1TS – Proposed erection of a new single storey freestanding school block, together with associated access, parking and landscaping works.

To CONSIDER the application by the deadline of 13 November 2017.

This application is also included in the Weekly List – see agenda item 6.1, EPF/2896/17.

6 Planning Applications

6.1 To CONSIDER the planning applications received for the weeks 20 October and 27 October 2017.

Application No: EPF/2532/17

Officer: Sukhvinder Dhadwar

Applicant Name: Mr Balasuriya

Planning File No: 008709

Location: 11 Baldwins Hill, Loughton, IG10 1SE

Proposal: New dormer windows to front elevation

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=600035

Application No: EPF/2572/17

Officer: Corey Isolda

Applicant Name: Estates Dept

Planning File No: 029623

Location: Car park, rear of
12-14 The Broadway, Loughton, IG10

Proposal: Prefabricated office building for use as taxi office.

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=600145

Application No: EPF/2656/17

Officer: Ian Ansell

Applicant Name: Jacobs & Banks

Planning File No: 024914

Location: Land Adjacent to Englands Lane, Englands Lane, Loughton
IG10 2PB

Proposal: Construction of 5 Residential Properties

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=600583

Application No: EPF/2706/17

Officer: Ian Ansell

Applicant Name: Mr Steve Hancocks

Planning File No: 012453

Location: Royal Oak, Forest Road, Loughton, IG10 1EG

Proposal: Partial demolition of the former Royal Oak public house and change of use to provide 4 flats, demolition of 171 Smarts Lane and redevelopment for 6 dwellings, and associated parking and landscaping (10 dwellings in total).

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=600813

Application No: EPF/2707/17

Officer: Jonathan Doe

Applicant Name: Mr Paul Prior

Planning File No: 018463

Location: 2 Danbury Road, Loughton, IG10 3AP

Proposal: Demolition of single storey extension to 2 Danbury Road. Erection of building containing two one-bedroom flats and one studio flat.

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=600814

Application No: EPF/2710/17

Officer: Sukhdeep Jhooti

Applicant Name: Mr Alan Dawkes

Planning File No: 003547

Location: 5 Fairmeadside, Loughton, IG10 4RH

Proposal: First floor 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=600817

Application No: EPF/2716/17

Officer: Corey Isolda

Applicant Name: Mrs Nicola Morris

Planning File No: 010095

Location: 7 Highland Avenue, Loughton, IG10 3AJ

Proposal: Demolish rear conservatory and outbuilding. Erect single and 2 storey rear extension and add dormer to attic 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=600834

Application No: EPF/2725/17

Officer: Jonathan Doe

Applicant Name: Mr Huan Huang

Planning File No: 010264

Location: 2 Goldingham Avenue, Loughton, IG10 2JF

Proposal: Conversion of extension into two bedroom house

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=600918

Application No: EPF/2747/17

Officer: Robin Hellier

Applicant Name: Mrs Megan Phillips

Planning File No: 017060

Location: 33 The Drive, Loughton, IG10 1HB

Proposal: TPO/EPF/25/94 A1 TI Oak - 30% crown reduction, between 2-3 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=601001

Application No: EPF/2780/17

Officer: David Baker

Applicant Name: Mrs Kim Burnikell

Planning File No: 010993

Location: 21 Forest Way, Loughton, IG10 1JG

Proposal: Demolish single storey side store/sheds. Erect single storey side 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=601137

Application No: EPF/2781/17

Officer: David Baker

Applicant Name: Mrs Kim Burnikell

Planning File No: 010993

Location: 21 Forest Way, Loughton, IG10 1JG

Proposal: Grade II listed building application for proposed demolition of side store/sheds and erection of single storey side 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=60113

Application No: EPF/2792/17

Officer: Sukhdeep Jhooti

Applicant Name: Mr Sam Suet

Planning File No: 000364

Location: 2 Honeycroft, Loughton, IG10 3PR

Proposal: Single storey front extension and two storey side 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=601194

Application No: EPF/2795/17

Officer: Robin Hellier

Applicant Name: Mr Simon Hearn

Planning File No: 000174

Location: Playing fields, Roding Road, Loughton, IG10

Proposal: TPO/EPF/30/89 T11 (T43 on Plan) T12 (T42 on Plan) - 2 x Oaks - 30% crown reduction and crown lift as specified.

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=601197

Application No: EPF/2814/17

Officer: Sukhdeep Jhooti

Applicant Name: Ms Natalie (for Sophie) Saunders

Planning File No: 029624

Location: 33 Rookwood Gardens, Loughton, IG10 2DQ

Proposal: Construction of a single storey rear extension 3.3m deep to accommodate a bedroom and a bathroom for a registered disabled person.

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http://planpub.eppingforestdc.gov.uk/NIM.websearch/ExternalEntryPoint.aspx?SEARCH_TYPE=1&DOC_CLASS_CODE=PL&FOLDER1_REF=601255

Application No: EPF/2817/17

Officer: Corey Isolda

Applicant Name: Mr Mark Fielding

Planning File No: 022537

Location: 43 Forest View Road, Loughton, IG10 4DY

Proposal: Erection of a garden office to the rear of the property.

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=601258

Application No: EPF/2896/17

Officer: Corey Isolda

Applicant Name: Essex County Council - Charlotte Powell

Planning File No: 005966

Location: Oak View School, Whitehills Road, Loughton, IG10 1TS

Proposal: County council application CC/EPF/48/17 for 'The proposed erection of a new single storey freestanding school block, together with associated access, parking and landscaping works'

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=601653

- 6.2 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/2796/17

Officer: Robin Hellier

Applicant Name: Mr Keith Bacon

Planning File No: 023484

Location: Noakes Cottage, Steeds Way, Loughton, IG10 1HX

Proposal: York Hill Conservation Area 2 x Holly, 1 x Pear, 2 x Unknown - Crown reduction and maintenance as specified.

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=601198

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

Application No: EPF/2755/17

Officer: Corey Isolda

Applicant Name: Mr Steven Carbine

Planning File No: 029618

Location: 13 Maybury Close, Loughton, IG10 3TF

Proposal: Certificate of Lawful Development for proposed replacement windows.

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=601035

Application No: EPF/2519/17

Officer: Sukhvinder Dhadwar

Applicant Name: Mr Daryl Newland

Planning File No: 026383

Location: 9 Spring Grove, Loughton, IG10 4QA

Proposal: Certificate of lawful development for single storey 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=599996

Application No: EPF/2839/17

Officer: Corey Isolda

Applicant Name: Mr Dean Gregory

Planning File No: 023476

Location: Harts Cottage, Debden Road, Loughton, IG10 2NY

Proposal: Certificate of Lawful Development for proposed replacement windows and new rooflights.

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=601377

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

Application No: EPF/2718/17

Officer: David Baker

Applicant Name: Mr Peter Robinson

Planning File No: 022713

Location: Deerhurst, 50 Baldwins Hill, Loughton, IG10 1SF

Proposal: Application for approval of details reserved by condition 2 on planning application EPF/1675/17 (Grade II listed building application for proposed change of rear windows and doors. Removal of walls).

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=600853

Application No: EPF/2834/17

Officer: Sukhdeep Jhooti

Applicant Name: Mr Vasil Meranliev

Planning File No: 029615

Location: 106 Jessel Drive, Loughton, IG10 2EQ

Proposal: Application for prior approval for a 4.5m single storey rear extension, height to eaves 2.8m, overall height 4m

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=601353

Application No: EPF/2845/17

Officer: Jonathan Doe

Applicant Name: Mr Oliver Riddle

Planning File No: 029597

Location: 32 Ladyfields, Loughton, IG10 3RP

Proposal: Prior approval for proposed 4m deep single storey rear extension, height to eaves 2.9m and maximum height 3.6m

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=601415

7 Decisions

7.1 Decisions by Epping Forest District Council

No decision notices have been received.

8 Licensing Applications

To CONSIDER any licensing applications that 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

9 Enforcement and Compliance

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

**Enid K Walsh
TOWN CLERK
31 October 2017**