

STOCK PARISH COUNCIL

Clerk – Lorraine Green

23 Glebe View, West Mersea, Colchester, Essex, CO5 8GH.

Tel. No. 07757 114952

Website: www.stock.org.uk/council

MINUTES OF THE PLANNING MEETING HELD ON MONDAY 15TH APRIL 2013 AT STOCK VILLAGE HALL, COMMON ROAD, STOCK AT 7.30PM.

Present: *Cllrs Millernas, Johnson, Woodward, Fenwick, Finch, Lee, Rilstone and Cooper*
In The Chair: *Cllr. Fairman*
Minute Secretary: *Clerk*
Also Present: *5 Members of the Public, CCC Cllr. Ian Grundy and Michael Hurst, CCC Conservation Officer*

		ACTION
1.	DISCUSSION WITH MICHAEL HURST, CCC CONSERVATION OFFICER, REGARDING PROPOSED IMPROVEMENTS TO THE SQUARE. A presentation was given by Michael Hurst, CCC Conservation Officer. He explained that due to Government legislation CCC need to look to enhance Conservation areas. He had previously asked Stock Parish Council to give some ideas and some of the smaller items, i.e putting a seat around the tree, had been carried out. There are now opportunities to improve The Square. He discussed the three options and the materials that could be used. The first option would cost in the region of £185k, the second £220k and the third £230k. The Chairman said that the majority of the Parish Council would welcome improvements to The Square as it is in a poor state of repair. Mr Hurst advised that the Parish Council would need to seek Highways advice. The project would probably not be fully funded but Highways would contribute towards it. It was also suggested that the Parish Council could request S106 monies for The Square from CCC. Another suggestion was to ask residents to contribute towards the costs as they will benefit. The scheme could be carried out in phases and be funded over a long period. The Chairman suggested a public consultation and get residents views. Cllr. Grundy said traffic surveys etc would also need to be carried out.	
2.	DEMOCRATIC TIME. Nothing to report.	
3.	APOLOGIES FOR ABSENCE. There were no apologies.	
4.	MINUTES OF MEETING HELD ON 11TH FEBRUARY 2013. The Minutes of the Meeting, having been previously circulated, were then duly signed as a true record of events. All agreed.	
5.	DECLARING ANY PERSONAL OR PREJUDICIAL INTERESTS. Cllr. Cooper declared an interest in Planning application numbers, 13/00323/FUL and 13/00324/LBC, Crondon Park Golf Club.	
6.	PLANNING MATTERS. Application No. 13/00293/FUL. Loft conversion works including re-roofing and raising of ridge height and new dormer windows to front and rear. Location: 4 Common Road, Stock. Applicant: Mr Ian Miller, Essex Architecture And Planning. The Parish Council had no comments to make. Application No. 13/00434/CLEUD. 1) Use of land as garden/amenity area; 2) Use of land for storage of containers; 3) Erection of buildings. Location: Bluebell Cottage, Broomwood Lane, Stock. Applicant: Mr Sameh Hindi Chairman to look at documents and give Clerk comments to send to CCC. Comments due by 1/5/13. Cllrs. Johnson and Finch to provide Chairman with statements by e-mail regarding the orientation of the front door.	CLERK CLERK

<p>Application No. 13/00285/FUL. Demolition of existing dwelling and construction of new 5 bedroom dwelling with integral garage. Location: 27 Well Lane, Stock. Applicant: Mr P. White. The Parish Council objected to this application. They stated that they believed that the proposed development would represent an over development of the site and would have a significant impact on 25 Well Lane. In particular a loss of daylight and sunlight to the south facing (flank wall) living room windows of this property. The Parish Council would suggest that the applicant provides a daylight and sunlight report to assess the impact of the proposed development on daylight and sunlight of neighbouring properties. The proposed development would also have overbearing effect on 25 Well Lane. The proposed first floor terrace would overlook the garden of 25 resulting in a loss of privacy. Construction of the proposed basement would require a significant number of lorry movements which will impact on the Well Lane greenswards. The Parish Council would request the applicant provides an undertaking to repair any damage caused to the greenswards associated with the proposed development. This should be accompanied by a current schedule of condition of the greenswards in Well Lane for reference once the development is completed.</p>	<p>CLERK</p>
<p>Application No. 13/00323/FUL. Extension and alteration to golf club house including alterations to rear courtyard roofs. Location: Crondon Park Golf Club, Stock Road, Stock. Applicant: Miss Rachael Dickson, The JTS Partnership The Parish Council had no comments to make.</p>	<p>CLERK</p>
<p>Application No. 13/00324/LBC. Extension and alteration to golf club house including alterations to rear courtyard roofs. Location: Crondon Park Golf Club, Stock Road, Stock. Applicant: Miss Rachael Dickson, The JTS Partnership The Parish Council had no comments to make.</p>	<p>CLERK</p>
<p>Application No. 13/00127/FUL. Demolish existing detached garage, part two and part single storey rear extensions, single storey ground floor side extensions and internal alterations. Location: The Nook, 18 Common Road, Stock. Applicant: Mr & Mrs Silvester. The Parish Council had no comments to make.</p>	<p>CLERK</p>
<p>Application No. 13/00128/CAC. Demolish existing detached garage. Location: The Nook, 18 Common Road, Stock. Applicant: Mr & Mrs Silvester. The Parish Council had no comments to make.</p>	<p>CLERK</p>
<p><u>Results</u></p>	
<p>Application No. 13/00181/FUL. Amendment to planning permission reference 12/00895/FUL (two storey rear extension. Part single, part two storey front and side extension) to include additional 1st floor side window and increase length of side extension. Location: 29 Well Lane, Stock. Applicant: Mr Tristian Bower. Approved.</p>	
<p>Application No. 12/00941/AOD/1. Condition 2 – Prior to the demolition of any part of the building evidence. Location: Lammas Cottage, High Street, Stock. Applicant: Mr Ross Fenwick – RJF Property Services. Conditions Discharged.</p>	
<p><u>Applications for Works to be carried out on trees in Conservation Area and trees that have Tree Preservation Orders.</u></p>	
<p>Nothing to report.</p>	
<p><u>Planning Appeals and Decisions.</u></p>	
<p>Nothing to report.</p>	

	<p><u>Tree Preservation Orders.</u></p> <p>TPO/2012/029 – Galadriel Farm, Brittons Lane – Order confirmed without modification on 2nd April 2013.</p> <p><u>Planning Correspondence.</u></p> <p>Open space to frontage of Nos 42 & 44 Back Lane – The management of the open space in question is the responsibility of the Council’s Parks Service and they are monitoring the issues raised and will take appropriate action to prevent damage to the land.</p> <p><u>Urgent Planning Matters Not On The Agenda.</u></p> <p>Nothing to report.</p>	
7.	<p>DATE OF NEXT MEETING.</p> <p>The next meeting of the Parish Council will be on Monday 29th April and the next Planning Meeting of the Parish Council is on Monday 10th June 2013. Both meetings will be held in Stock Village Hall at 7.30pm. Cllrs. Rilstone and Finch sent their apologies for the meeting to be held on 20th May.</p>	

The Chairman thanked everyone for coming; the meeting closed at 8.45pm.

Signed (CHAIRMAN).....DATE.....