

**MINUTES OF THE DEVELOPMENT MANAGEMENT COMMITTEE
HELD ON**

5 July 2023

7.30 - 9.22 pm

PRESENT

Committee Members

Councillor Michael Garnett (Chair)
Councillor Sue Livings (Vice-Chair)
Councillor Maggie Hulcoop
Councillor James Leppard
Councillor Kay Morrison
Councillor Nicky Purse
Councillor John Steer
Councillor Nancy Watson

Officers

Elizabeth Beighton, Principal Planning Officer
Gavin Cooper, Development Management
Pauline Elliott, Head of Planning and Building Control
Julie Galvin, Legal Services Manager
Nicole Parker, Admin Assistant
Chris Walter, Planning Officer

130. **APOLOGIES FOR ABSENCE AND SUBSTITUTIONS**

None.

131. **DECLARATIONS OF INTEREST**

Councillor Sue Livings declared a non-pecuniary interest in agenda item 9 (HW/HSE/23/00175) as a Ward Councillor for Old Harlow.

Councillor James Leppard declared a non-pecuniary interest in agenda item 7 (HW/FUL/23/00015) as a Ward Councillor for Harlow Common. He said that he wished to act in his capacity as a Ward Councillor on the application and that he would not sit on the committee whilst the application was considered. He would be speaking on this item as a Ward Councillor under the speaking provisions of the Committee.

Councillor Michael Garnett declared a non-pecuniary interest in agenda item 9 (HW/HSE/23/00175) as a Ward Councillor for Old Harlow.

132. **MINUTES**

RESOLVED that the minutes of the meeting held on 7 June 2023 are agreed and signed as a correct record by the Chair.

133. **MATTERS ARISING**

None.

134. **WRITTEN QUESTIONS**

None.

135. **PROCEDURE FOR CONSIDERATION OF PLANNING APPLICATIONS**

RESOLVED that the procedure was noted.

136. **HW/FUL/23/00015 - 7 POTTER STREET, HARLOW**

Councillor James Leppard sat out of the meeting for the consideration of this item as he was registered to speak so would not be participating in the debate or vote of this application.

The Committee received a report and application (HW/FUL/23/00015) for external works (part implemented) consisting of partial demolition and realignment of south elevation with insertion of 2 new windows and new door, new sliding entrance doors and new window to west (front) elevation, internal blocking up of some windows, these works to facilitate change of use within Use Class E to a supermarket and office spaces. New side access and rear car parking area created.

The Committee also received a supplementary report with a further comment from the applicant and a copy of a petition in support of the proposal.

Representations were heard from three objectors, two supporters, the agent and two councillors: Councillor James Leppard and Stacy Seales.

RESOLVED that the application be **REFUSED**.

Councillor James Leppard returned to the meeting.

137. **HW/HSE/23/00203 - 74 MARK HALL MOORS, HARLOW**

The Committee received a report and application (HW/HSE/23/00203) for the conversion of an existing garage into a habitable room.

One representation was heard from the agent who provided a written statement.

Councillor Kay Morrison proposed (seconded by Councillor Sue Livings) to amend condition 3 to reduce construction hours to 8.00-18:00.

RESOLVED that the application be **APPROVED** subject to the conditions in the report and the amendment to condition 3.

138. **HW/HSE/22/0175 - LOVEFIELDS, CHALK LANE, HARLOW**

The Committee received an application and report (HW/HSE/22/0175) for retrospective planning permission for changes to the originally approved application under planning reference HW/FUL/17/00343 for an increase to the roof height of the dwelling, installation of additional windows, roof lights, and dormer windows.

Councillor Sue Livings proposed (seconded by Councillor Nicky Purse) to add an additional condition for an Electrical Vehicle Charging point to be installed.

Representations were heard from the applicant.

RESOLVED that the application be **APPROVED** subject to the conditions in the report and one additional condition:

A Additional condition: Within three months of this permission, an Electric Vehicle Charging Point shall be installed and made operational and shall be maintained as such for the lifespan of the development.

REASON: To ensure that appropriate parking provision for vehicles are provided, in accordance with policies IN2 and IN3 of the Harlow Local Development Plan, December 2020.

139. **HW/FUL/22/00106 - SHERARDS HOUSE, THREE HORSEHOES ROAD, HARLOW**

The Committee received a report and application (HW/FUL/22/00106) for the Demolition of existing temporary accommodation building and construction of 14no Council Houses for Social Rent with associated hard and soft landscaping works.

The Committee also received a supplementary report with a further two additional conditions.

Representations were heard from three objectors.

The Committee discussed concerns that more information was needed before voting on this application.

RESOLVED that the application be **DEFFERED** to seek clarification on the following issues:

- A** The parking control proposed on Jerounds and impact of the access from the rear.
- B** Impact on trees and landscaping in particular the detail of the replacement planting.
- C** The accuracy and extent of the submitted drawings.
- D** Further details on the boundary treatment with 230 Jerounds (wall rather than fence).

140. **REFERENCES FROM OTHER COMMITTEES**

None.

141. **MATTERS OF URGENT BUSINESS**

None.

CHAIR OF THE COMMITTEE