



Town Hall | 61 Newland Street | Witham | CM8 2FE
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witham.gov.uk

AGENDA

Meeting of: **Planning & Transport Committee**

Date: **Tuesday 29th October 2024** Time: **6.30 p.m.**

Place: **Town Hall, 61 Newland Street, Witham, Essex**

Members are hereby summoned to attend the above Meeting to transact the following business. Members are respectfully reminded that each item on the Agenda should be carefully examined. If you have any interest, it must be duly declared.

To be present: Councillors -

P.	Barlow	(Chairman)	T.	Hewitt
J.C.	Coleman	(Vice Chairman)	J.	Martin
E.	Adelaja		R.	Ramage
J.M.	Coleman		A.	Sloma
L.	Headley		E.	Williams

A handwritten signature in black ink, appearing to read "Nikki Smith".

Nikki Smith
Town Clerk
SP 24.10.24

1. APOLOGIES

To receive and approve apologies for absence.

2. MINUTES

To receive the Minutes of the Meeting of the Planning & Transport Committee held (previously circulated).

3. INTERESTS

To receive any declarations of interests that Members may wish to give notice of on matters pertaining to any item on this Agenda.

4. QUESTIONS AND REPRESENTATIONS FROM MEMBERS OF THE PUBLIC

Members of the press and public will be invited to address the Meeting.

Order Note: A maximum of 30 minutes is designated for public participation time with no individual speaker exceeding three minutes unless otherwise granted an extension by the Chairman under Standing Order 3(F) & 3(G)

5. PLANNING OFFICER'S REPORT

To receive a verbal report from the Planning Officer on any matters arising from previous Meeting.

6. PART 1 APPLICATIONS

To approve officer 'no objection' recommendations for applications listed under [Part 1](#) without debate. *Applications may be moved to Part 2 where Members are in disagreement with recommendations by giving 24 hours' notice to the Planning Officer.*

7. PART 2 APPLICATIONS

To consider applications in [Part 2](#).

8. REVISED PLANS

To consider any revised plans received by Braintree District Council that have previously been commented upon

9. DECISIONS

To receive and note decisions on planning applications pertaining to Witham which have been received from Braintree District Council ([attached](#) at page 10).

10. TACKLING SPEEDING IN WITHAM/20s PLENTY

To receive an email ([attached](#) at page 11)

11. TEMPORARY ROAD CLOSURE FOR 5 MILE BOXING DAY RACE

To receive details of the above at the meeting

12. ESSEX HIGHWAYS USER SURVEY 2024/25

To note the above survey and decide if delegated authority should be given for the survey to be completed in the office

PART 1
APPLICATIONS WITH OFFICER ‘NO OBJECTION’
RECOMMENDATIONS TO BE CONSIDERED “EN BLOC” WITHOUT
DEBATE.

Applications Received:

The following applications have been made to the District Council for planning permission under the Town & Country Planning Acts and referred to the Town Council as a statutory consultee. Copies of the applications and accompanying plans may be seen at the Planning Department Causeway House, Bocking End, Braintree or online at www.braintree.gov.uk

PLEASE NOTE: Under the Local Government (Access to Information) Act 1985, representations cannot be treated in confidence. Witham Town Council is not responsible for issuing planning decisions.

APPLICATION_NO	ADDRESS	WARD	PROPOSAL
24/02224/HH	4 Flemming Way, Witham, Essex	North	Installation of air source heat pump

PART 2 APPLICATIONS FOR MEMBERS' DEBATE

Applications Received:

The following applications have been made to the District Council for planning permission under the Town & Country Planning Acts and referred to the Town Council as a statutory consultee. Copies of the applications and accompanying plans may be seen at the Planning Department Causeway House, Bocking End, Braintree or online at www.braintree.gov.uk

PLEASE NOTE: Under the Local Government (Access to Information) Act 1985, representations cannot be treated in confidence. Witham Town Council is not responsible for issuing planning decisions.

24/02149/HH	35 Guithavon Street, Witham, Essex	Central	Proposed ground and first floor rear extension
24/01699/FUL	19A Collingwood Road, Witham, Essex	Central	Change of use from gym to dance school/studio
24/02167/HH	4 Earlsmead, Witham, Essex	North	Loft conversion with rear 3 no. dormers, 4 no. velux windows and 3 no. balconies
24/02162/HH	12 Rowan Way, Witham, Essex	North	Demolition of existing side porch and erection of a proposed two storey side extension. New hardstanding driveway and dropped kerb
24/02263/TPOCON	Gueth Cottage, Maldon Road, Witham	Central	Notice of intent to carry out works to trees in a Conservation Area

Witham Town Council – Planning Application Report

Application No:- 24/02149/HH

Address:- 35 Guithavon Street, Witham, Essex

Ward:- Central

Proposal:- Proposed ground and first floor rear extension

Relevant Site History:- 19/01965/HH - no objection raised.

Representations:-

Summary:- This house is in the Conservation Area but not a listed building. A previous, similar application was granted in 2019 but has now lapsed. This application is create a small extension across the back of the house, incorporating the existing conservatory, measuring 1.7m in depth to create a bigger kitchen. There will be a tiny extension on the first floor presumably to allow for the glazed roof panels over that section of the new kitchen.

Recommendation:- This is for a small extension to the back of the house and will not be affect the street scene. Recommend no objection.

Policy References:-

Witham Town Council – Planning Application Report

Application No:- 24/01699/FUL

Address:- 19A Collingwood Road, Witham, Essex

Ward:- Central

Proposal:- Change of use from gym to dance school/studio

Relevant Site History:-

Representations:-

Summary:- This is basically a Change of Use application. The old telephone exchange at the corner of Newlands Drive and Collingwood Road, currently has planning for a gym and palates and the applicant wishes to use as a dance studio.

Recommendation:- Would recommend no objection

Policy References:-

Witham Town Council – Planning Application Report

Application No:- 24/02167/HH

Address:- 4 Earlsmead, Witham, Essex

Ward:- North

Proposal:- Loft conversion with rear 3 no. dormers, 4 no. velux windows and 3 no. balconies

Relevant Site History:-

Representations:-

Summary:- The proposal is for a loft extension to create a master bedroom with ensuite. There will be three velux windows to the front of the property and three dormer windows with Juliette balconies at the back.

Recommendation:- We would be concerned about any overlooking issues, particularly with three Juliette balconies. We have 'swung' round a block plan of the site so it is easier to see where these balconies would be overlooking as the floor plan is complicated. These houses are set high up overlooking the River Walk but would argue that the proposals would not be detrimental to the street scene but Members might wish to make a condition on this application that it be subject to no representations by the neighbour whose garden could be overlooked.

Policy References:-

Witham Town Council – Planning Application Report

Application No:- 24/02162/HH

Address:- 12 Rowan Way, Witham, Essex

Ward:- North

Proposal:- Demolition of existing side porch and erection of a proposed two storey side extension. New hardstanding driveway and dropped kerb

Relevant Site History:-

Representations:-

Summary:- This two bedroom, end of terrace house is on a corner plot. The applicant wishes to demolish an existing lobby and shower room to build a new two storey extension which will be 5.8m by 3m to create an office, a WC and boot/utility room on the ground floor with a simple storm porch. Upstairs will create a master bedroom with an ensuite shower room. There will be an additional area of hardstanding to create a further car parking space. The extension is proposed to be white render at the bottom and black weatherboarding to the first floor.

Recommendation:- There would be no reason to refuse this application but I consider that the white render with black weatherboarding is out of character in this area and would suggest more muted colour palette in keeping with neighbouring properties. Would therefore suggest no objection subject to more muted colours to the render and weather boarding in keeping with the street scene.

Policy References:-

Witham Town Council – Planning Application Report

Application No:- 24/02263/TPOCON

Address:- Gueth Cottage, Maldon Road, Witham

Ward:- Central

Proposal:- Notice of intent to carry out works to trees in a Conservation Area

Relevant Site History:-

Representations:-

Summary:- Holly Tree- Remove, Lawson Cypress Tree- Remove deadwood & broken branches, Bay Laurel tree- Remove, Spruce Tree- Remove deadwood & broken branches, False Cypress Tree- Remove deadwood & broken branches, Cedar Tree- Remove deadwood & broken branches and False Acacia Tree x 2 - Remove deadwood & broken branches

Recommendation:- The Tree Warden has been on site and considers the work to be a tidying up exercise with 2 trees being removed to make room for a third. The Tree Warden recommends No Objection subject to the advice of the District Council's Landscape Officer

Policy References:-

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Application & Address	Proposal	BDC Decision	WTC Decision	Agenda Item 9
24/01644/FUL - The Saxon Arms Gershwin Boulevard Witham Essex CM8 1FQ	Erection of a substation, six ultra rapid electric vehicle charge points and associated electrical infrastructure	Application Permitted	Recommend Approval	
24/01789/ADV - Morrisons Supermarket Braintree Road Witham Essex CM8 2BY	Erection of non-illuminated advertisements on front, side, and rear elevations of WeBuyAnyCar single storey pod	Application Permitted	No objection subject to WeBuyAnyCar not operating outside of Morrisons' opening hours	
24/01788/FUL - Morrisons Supermarket Braintree Road Witham Essex CM8 2BY	Erection of single storey pod containing WeBuyAnyCar (Use Class Sui Generis) in the existing Car Park	Application Permitted	No objection	
23/02959/LBC - Roslyn House 16 Newland Street Witham Essex CM8 2AQ	Conversion of building into 2 No. dwellinghouses	Application Permitted	No objection subject to the advice of the Listed Buildings Officer, but Members wanted to comment that the kitchen extensions originally proposed were still shown on the side elevation.	
23/02958/FUL - Roslyn House 16 Newland Street Witham Essex CM8 2AQ	Conversion of building into 2 No. dwellinghouses	Application Permitted	No objection but Members commented that the kitchen extensions originally proposed were still shown on the side elevation	

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Agenda Item 10

Dear Essex councillor, campaigner, resident, organisation or business.

1 Please watch and share this [inspirational 20'sP webinar](#) showing how Cornwall, Oxfordshire, Surrey and Cambridgeshire are rolling out 20mph, saving money and lives. It's entirely doable and a vote winner!

2 Given how resistant Essex CC are, we need to work together to try and secure a change of attitude. The elections in May would seem to be our best chance to achieve this. **Please write to each party** (I've included group leaders and deputies contacts further below).

TEMPLATE email to amend as you wish:

Dear Essex X party

re Essex County Council election May 2025

We want to ask if your candidates and party will sign up to an election promise of

'20mph limits where residents want it.'

To help deliberations on this issue we invite you to watch this highly informative [20's Plenty Webinar](#). Members and Officers from Cornwall, Surrey, Oxfordshire and Cambridgeshire explain how and why 20mph is being rolled out across their counties, saving lives and public funds.

To summarise, 20mph:

Significantly reduces death and injury.

Makes walking and cycling safer and more appealing.

Reduces the dominance of vehicles in communities, making places better.

Is low cost; in Wales [casualties are down significantly](#) without any additional enforcement or traffic calming measures.

Supports emissions and noise reduction and enhances equality.

There are lots of useful resources and briefings on the [national 20's Plenty website](#).

We look forward to hearing from you and will be delighted to encourage support for pro-20mph candidates.

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