



# THAXTED PARISH COUNCIL

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MINUTES OF THE Planning COMMITTEE MEETING OF THAXTED PARISH COUNCIL HELD via ZOOM  
ON THURSDAY 25<sup>th</sup> February 2021

In attendance:

Committee membership

Cllr J Spencer (Chairman)

Cllr V Knight (Vice Chairman)

Cllr. T. Frostick

Cllr. R Williams

Cllr. R Barrington

Richard Haynes

## 1. APOLOGIES FOR ABSENCE

To receive apologies for absence.

## 2. DISCLOSURE OF INTERESTS

To receive disclosures of interest in items on the agenda

## 3. PUBLIC REPRESENTATIONS

To receive public representations for a period not exceeding ten minutes on matters relating to the Agenda

## 4. COMMITTEE MINUTES

**RESOLVED** To **APPROVE** and sign as a correct record the minutes of the Planning Committee meeting held on 6<sup>th</sup> August 2020

## 5. PLANNING APPLICATIONS

To agree the Council's observations on the following applications:

a) UTT/21/0286/FUL

PROPOSAL: Proposed conversion of and alterations to redundant building to form 1 no. dwelling

LOCATION: Rear Of Sharpes Cottages Stanbrook Road

**RESOLVED** to **OBJECT** unanimously on the grounds that

As a planning application the current scheme will have to be assessed against Plan policies and the NPPF. It would be contrary to S7 and unless you regard this location as Stanbrook (it's actually a mile from Stanbrook proper) given this fact this would then render this contrary to the Neighbourhood plan. The location is also seriously unsustainable (two miles from the village). The other problem is that in the planning statement it says that the occupiers of the two existing Sharpes Farm Cottages are prepared to give up their existing (very dangerous) access and use the newly created access, this is not factually.

b) item duplication in error

c) UTT/21/0318/HHF

PROPOSAL: Section 73A Retrospective application for the erection of a two bay garage with ancillary accommodation in roofspace

LOCATION: Jareth Cutlers Green

**RESOLVED** to unanimously object on the grounds that this is substantial overdevelopment, overlooking rear property, the garage recently erected between this and lycorner cottage is beyond the limits of permitted development rights and subsequently should be investigated as a breach of planning regulations.

d) UTT/21/0438/FUL

PROPOSAL: Demolition of redundant agricultural building and erection of two dwellings with amended entrance which is an alteration to approval ref UTT/19/1603/FUL

LOCATION: Barn At Millars Farm

**RESOLVED to OBJECT**

This is a wholly inappropriate design, not in keeping with the rural nature as well as referring again to it being contrary to policy S7, TX LSC 4 and lack of sustainability. The Parish Council wish to point out that the existing use remains as agricultural.