

**BILLERICAY TOWN COUNCIL**

**MINUTES OF THE PLANNING COMMITTEE HELD IN  
THE CHANTRY CENTRE, CHANTRY WAY, BILLERICAY  
ON TUESDAY 25 JUNE 2024 AT 7pm**

**Present**

Cllr J Tutton – Chairman	Cllr E Davies	Cllr M Dear
Cllr M Moore	Cllr K Mordecai	Cllr A Talboys

In Attendance Diane McCarthy – Committee Clerk and one member of the public

**29 Apologies for Absence**

Apologies were received from Cllr J Devlin, Cllr R Clark, Cllr J Henshaw and Cllr C May.

**30 Declarations of Interest with Respect to Agenda Items**

There were none.

**31 Public Participation Session with Respect to Agenda Items**

The Chairman adjourned the meeting to hear from a member of the public who wished to speak about planning application 24/00554/FULL, 97 Chapel Street. The member of the public raised the following points in support of the application:

- The site has already had permission granted for a pair of semi detached dwellings.
- The Conservation Area is important to the local community therefore it is important to retain and restore historic buildings.
- Both Elizabeth Cottage and the Reid’s building in Laindon Road are good examples of how historic buildings can be converted into flats so the plans have been changed to offer more affordable accommodation.
- The accommodation is in a sustainable location, close to the town with good transport links
- The plans have been drawn up so that the appearance remains as close as possible to the original plans.
- The new dwelling will be wider on the plot but no deeper than the dwelling next door.

The meeting was reconvened.

**32 Signing of Planning Committee Minutes 11 June 2024**

**Resolved:** following approval, the minutes were signed by the Chairman as a true record.

### 33 Planning Applications

24/00554/FULL	97 Chapel Street	<p>Partial demolition of existing building and construction of 10 flats with associated parking and cycle storage</p> <p><b>Resolved:</b> The Town Council objected to the application on the grounds of:</p> <ul style="list-style-type: none"> <li>• The larger extensions will leave insufficient garden area</li> <li>• Over development of the site</li> <li>• Query re fire safety as there is only one front and one back door for 10 flats</li> <li>• Proposed flat roof on the rear is out of keeping in the Conservation Area</li> <li>• The plans show that two TPO trees are to be removed but the plans should be amended so that the trees can remain</li> <li>• It is noted that a bat survey is still to be undertaken</li> <li>• The dwelling is out of keeping in the street scene being next door to a historic church</li> <li>• Increase in traffic on an already busy road with the increase in accommodation from two semi detached dwellings to ten flats</li> </ul>
24/00572/FULL	Rosina Break Egg Hill	<p>Erection of self build dwelling, layout new hardstanding and access</p> <p><b>Resolved:</b> The Town Council objected to the application on the grounds of:</p> <ul style="list-style-type: none"> <li>• Development on the Green Belt</li> </ul>
24/00617/FULL	12 West Park Crescent	<p>Demolition of existing conservatory and erection of proposed single storey rear extension</p> <p><b>Resolved:</b> The Town Council objected to the application on the grounds of:</p> <ul style="list-style-type: none"> <li>• Insufficient rear garden</li> </ul>
24/00628/FULL	195 Mountnessing Road	<p>Proposed part single and part two storey side extension</p> <p><b>Resolved:</b> The Town Council objected to the application on the grounds of:</p> <ul style="list-style-type: none"> <li>• Extension is too close to the Highway</li> <li>• Detrimental to the street scene</li> </ul>

24/00629/FULL	12 Cromwell Avenue	Proposed extension to existing conservatory at rear and alterations to conservatory roof  <b>Resolved:</b> The Town Council had no objection to this application.
24/00639/FULL	147 Western Road	Form pitched roof to existing flat roof garage  <b>Resolved:</b> The Town Council had no objection to this application.
24/00652/FULL	24 Marlborough Way	Single storey rear extension and garage extension  <b>Resolved:</b> The Town Council had no objection to this application.
24/00660/FULL	26 Norsey View Drive	Proposed ground floor side and rear extension, first floor side dormers extension  <b>Resolved:</b> The Town Council had no objection to this application.

### 34 Response to Norwich to Tilbury Consultation

Members noted that a task and finish group will be meeting on 9 July at 10.30am to discuss the Town Council's response to the consultation. It was

**Resolved:** that the information be noted.

### 35 Questions from Press and Public

There were none

There being no further business, the Chairman closed the meeting at 7.23pm. The next Planning Committee will be held on Tuesday 9 July 2024.

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Chairman

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Date