BILLERICAY TOWN COUNCIL

MINUTES OF THE PLANNING COMMITTEE HELD IN THE CHANTRY CENTRE, CHANTRY WAY, BILLERICAY ON TUESDAY 07 July 2026 AT 7.00pm

Present

Cllr C May – Chair	Cllr J Tutton – Vice Chair	Cllr R Clark
Cllr E Davies	Cllr M Dear	Cllr J Devlin
Cllr H Stuart	Cllr A Talboys	

In Attendance: 1 Member of the public
Town Councillor James Sanders
Dawn Pearcy – Office Administrator

19 Apologies for Absence

None

20 Declarations of Interest with Respect to Agenda Items

None

21 Public Participation Session with Respect to Agenda Items

One member of the public spoke about Planning Application 26/00628/FULL – 23 Lisa Close and made the following points:

- The design is harsh and industrial
- It is detrimental to the street scene
- Overbearing in the street scene
- Possible damage to trees that have Tree Preservation Orders by the replacement of drains on site
- Possible overloading of drainage

22 Signing of Planning Committee Minutes 09 June 2026

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

23 Planning Applications

Resolved: Due to the attendance of a member of the public, application 26/00628/FULL – 23 Lisa Close – was moved to the top of the applications list.

26/00628/FULL	23 Lisa Close	Proposed front extension. **Resolved: The Town Council objected on the following grounds:** • **Out of keeping with the street scene** • **Overbearing** • **Poor and awkward design**

		• **Detrimental to the street scene** • **Habitable room too close to boundary** • **Inappropriate materials**
26/00577/TPOBAS	9 Marlborough Way	Oak of TPO/21/94 Proposed crown reduction of up to 2m. **Resolved: The Town Council had no objection to the application**
26/00589/TPOBAS	57A Norsey Road	TPO/05/85 – (Oak) 3m Crown Reduction., T4 – (Oak) Proposed felling., T11 – (Cypress) Proposed felling., (Prunus) 2m Crown Reduction. **Resolved: The Town Council objected to the application on the following grounds:** • **Invalid application without a valid assessment**
26/00593/FULL	27 Chantry Way	Two storey rear extension. **Resolved: The Town Council objected to the application on the following grounds:** • **Contravenes the 45 degree rule**
26/00598/FULL	16A Western Road	Retrospective Change of Use from sui generis to C3 residential. **Resolved: The Town Council had no objection to the application**
26/00600/FULL	11 Cater Wood	Front and side two storey extensions and internal alterations. **Resolved: The Town Council had no objection to the application**
26/00602/TPOBAS	12 Lampern Crescent	Crown reduce by approximately 2.5m. Remove all significant dead wood throughout the crown. **Resolved: The Town Council had no objection to the application**
26/00654/TPOBAS	57 Bellevue Road	Demolition of existing conservatory and construction of a two-storey rear extension and side extension. Relocation of entrance from Bellevue Road to Mountnessing Road. **Resolved: The Town Council had no objection to the application**
26/00641/TPOBAS	150 Norsey View Drive	TPO/4/76 - T1 (Oak) – Crown reduction of approximately 2m back to previous pruning points. **Resolved: The Town Council had no objection to the application**
26/00631/VAR	24 Norsey View Drive	Variation of condition 2 (Approved plan – to introduce three additional rooflights), condition 3 (Materials – alterations to materials to reflect revised designed preferences) of planning reference 25/00366/FULL. **Resolved: The Town Council had no objection to the application**
26/00635/FULL	21 Frithwood Lane	Demolish existing detached bungalow and the erection of 2no. detached dwelling houses, 2no.garden rooms with additional vehicle crossover.

		Resolved: The Town Council objected on the grounds: • **Excessive height** • **Over development of the site**
26/00658/FULL	98 Norsey View Drive	Demolition of existing conservatory and erection of single storey rear extension with internal alterations **Resolved: The Town Council had no objection to the application**
26/00630/COND	99 Stock Road	Application for approval of details reserved by condition 7 (vehicular turning area for each dwelling), condition 11 (Biodiversity Enhancement Strategy), condition 12 (lighting design strategy for biodiversity) and condition 13 (screening at the boundary) of consent reference 25/00907/FULL **Resolved: The Town Council objected on the grounds:** • **Parking arrangements implausible**
26/00701/FULL	314 Mountnessing Road	Proposed single storey rear extension **Resolved: The Town Council had no objection to the application**
26/00690/FULL	15 Coulter Mews	Convert garage to habitable accommodation and erection of single storey side and rear extensions **Resolved: The Town Council objected on the grounds:** • **Too close to Highway boundary** • **Over development of site** • **Lack of front garden**
26/00672/FULL	28 Stock Road	New first floor to be added to existing bungalow and internal alterations. **Resolved: The Town Council had no objection to the application**
26/00677/VAR	151 Norsey Road	Variation of condition 2 (approved plans) of planning reference 23/00172/FULL: Two storey side and rear extension, single storey rear extension, raise roof, insert rooflights, and aesthetic alterations; to allow for a revised, lower-impact roof design for the approved extension. **Resolved: The Town Council had no objection to the application**
26/00471/FULL	63 South Ridge	Erection of first floor rear extension. **Resolved: The Town Council objected on the grounds:** • **In contravention of 45 degree rule**

24 Notification of Planning Appeal

None

25 Questions from Press and Public

None

There being no further business, the Chairman closed the meeting at 7.49pm.
The next Planning Committee is scheduled for Tuesday 04 August 2026.

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Chairman Date