

BILLERICAY TOWN COUNCIL

MINUTES OF THE PLANNING COMMITTEE HELD IN THE CHANTRY CENTRE, CHANTRY WAY, BILLERICAY ON TUESDAY 09 June 2026 AT 7.00pm

Present

Cllr C May – Chair	Cllr R Clark	Cllr M Dear
Cllr H Stuart	Cllr A Talboys	

In Attendance: Dawn Percy – Office Administrator
One member of the public

11 Apologies for Absence

Apologies were received from Cllr Tutton.

12 Declarations of Interest with Respect to Agenda Items

None

13 Public Participation Session with Respect to Agenda Items

There was one member of the public present.

14 Signing of Planning Committee Minutes 12 May 2026

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

15 Planning Applications

26/00401/LBBAS	3 Chapel Street	Demolish and build modern single storey flat roof rear extension. Internal alterations – modifying C20 studwork. Resolved: The Town Council had no objection to the application.
26/00408/FULL	20 Park Lodge	Replacement windows and doors. Resolved: The Town Council had no objection to the application.
26/00423/FULL	Inn on the Green, Mountnessing Road	Installation of a New 86” TV mounted to the existing pergola structure. Resolved: The Town Council had no objection to the application.
26/00456/FULL	10A The Rising	Erection of part single-storey and part two-storey rear extension. Resolved: The Town Council had no objection to the application.
26/00467/FULL	The Cottage Nurseries, Buckwyns Chase	Proposed detached outbuilding, with a maximum height of 4m located within the residential curtilage.

		The structure is intended solely for domestic storage use in association with the main dwelling. Resolved: The Town Council objected on the following grounds: • Inappropriate development on Green Belt.
26/00469/FULL	99 Lampern Crescent	Single storey rear extension. Resolved: The Town Council had no objection to the application.
26/00500/FULL	95 Chapel Street	Proposed replacement garage. Resolved: The Town Council objected on the following grounds: • Impact of development to trees on site.
26/00486/FULL	24 Tensing Gardens	Demolition of existing conservatory and construction of single storey rear extension, hip to gable, front and rear dormer and reconfiguration of internal layout. Resolved: The Town Council had no objection to the application.
26/00494/FULL	116 Norsey Road	Front and rear two-storey extensions, loft conversion with rear dormer window and replacement single garage. Resolved: The Town Council had no objection to the application.
26/00421/LBBAS	15 Grey Lady Place	Installation of Mezzanine floor. Resolved: The Town Council had no objection to the application.
26/00527/FULL	34 The Grove	First floor side extension, garage conversion and alterations. Resolved: The Town Council objected to the application on the following grounds: • Habitable room on the boundary
26/00350/FULL	58 Prince Edward Road	Single storey rear infill extension with first floor front extension and outbuilding. Resolved: The Town Council objected to the application on the following grounds: • Backland development
26/00559/FULL	25 Kelvedon Road	Garage conversion with minor amendments to ground floor side and rear window. Resolved: The Town Council had no objection to the application.
26/00363/FULL	4 York Road	Erection of a two-storey dwelling. Resolved: The Town Council objected to the application on the following grounds: • Overdevelopment of site • Overlooking adjacent property • Insufficient outdoor space • Lack of parking
26/00575/FULL	68 Knightsbridge Walk	Proposed new dwelling with loft accommodation and rear dormer (following planning approval 26/00007/VAR).

		Resolved: The Town Council had no objection to the application.
26/00570/TPOBAS	32 Tye Common Road	T9 (Yew) and t10 (Holly) of TPO/11/93. Yew tree 2m crown reduction. Holly tree 6m crown lift and 1m crown reduction. Resolved: The Town Council had no objection to the application.
26/00578/TPOBAS	92 Western Road	TPO/01/62) – T1 – Oak – crown reduce by 1.5 metres T2 - Oak – Crown reduce by up to 3 metres. T3 – Oak – crown reduce by 2 metres. Tree work to T1 is in keeping with previous management, work to T1-T3 is to preserve amenity value and mitigate branch failure. Resolved: The Town Council had no objection to the application.
26/00446/TPOBAS	4 Weir Wynd	TPO/03/62 – Lime Tree: Crown reduction by up to 5 metres and Crown Thinning by approximately 25% and Sweet Chestnut: Crown reduction of approximately 5 metres, and undertake crown lifting by removing lowest 2 branches on both trees. Resolved: The Town Council objected to the application on the following grounds: • Proposed work is excessive and before approval requires professional assessment.

16 Notification of Planning Appeal

Members noted an appeal lodged for planning application 25/01268/FULL – 60 Second Avenue. The Application was to extend and convert existing double garage to form a detached two storey annexe ancillary to the main dwelling.
The Town Council had objected to the application.

Resolved: that the information be noted.

17 Guidance for Local Planning Authorities in England

Members considered the possible changes to the planning system as a result of the Government's draft document: Local Planning Authorities: National Scheme of Delegation: Draft Guidance for Local Planning in England.

Resolved: that the information be noted

18 Questions from Press and Public

A member of the public enquired about a strip of land in Radford Way.

There being no further business, the Chairman closed the meeting at 7.51pm.
The next Planning Committee is scheduled for Tuesday 07 July 2026.

Chairman

Date