

HULLBRIDGE PARISH COUNCIL

PLANNING & INFRASTRUCTURE - August 2023

Planning applications to be considered on 2nd August 2023

23/00552/FUL – 20 Kingsmans Farm Road, Hullbridge. Conversion of garage to habitable use, construction of new 3.5m deep terrace to rear of first floor, installation of new bi-folding doors and window to rear of first floor, alterations to fenestration to front elevation and replacement of existing balustrades to second floor balconies with glazed balustrades.

23/00524/FUL – Land rear of 66 Lower Road, Kingsway, Hullbridge, Hullbridge. Demolish part of existing bungalow and erect a two bedroom single storey dwelling.

UPDATE

23/00463/FUL – 9 West Avenue, Hullbridge. Erection of a single storey rear extension and conversion of garage to habitable use, involving demolition of existing conservatory. *No objection but have concerns for potential loss of light.* **PENDING**

23/00563/FUL – The Rayleigh Club, Hullbridge Road, Hullbridge. Retrospective application for an existing warehouse/workshop used as storage for ride on mowers and equipment. *No objection* **PENDING**

23/00530/FUL – 36 Windermere Avenue, Hullbridge. Single storey rear extension and internal alterations to create a live in carer suite. *No objection* **PENDING**

To note: Planning Appeal APP/B1550/C/19/3237992 – The Yard, Murrels Lane, Hullbridge. Appeal against -1. The material change of land and buildings from a general industrial (Class B2) use to a mixed use of general industrial (Class B2) use and the siting of a mobile home and its use for human habitation. 2. The erection of a steel palisade fence and double gates with a barbed and razor wire top trim.

Breach of planning **23/00115/BLDG_D – 6 Winderemere Avenue, Hullbridge** – Erection of a fence exceeding 1m height adjacent a highway

23/00452/FUL – The Cherries, 22 Alfreda Avenue, Hullbridge. Conversion of loft to habitable use with rear and front dormers including 2 x balconies to the front. **No Objection** **PENDING**

19/00584/FUL – 190 Lower Road, Hullbridge. Outline application for 120 dwellings comprising 23 no.1-bed, 39 no.2-bed, 42 no.3-bed and 16 no. 4-bed dwellings with access and layout on land comprising 190 Lower Road and Land between Central Avenue and Burlington Gardens. **HPC Object.** **PENDING**

23/00210/FUL – Tawny Lodge, Pooles Lane, Hullbridge. Erection of a single storey front extension and first floor side extension with front and rear dormers and the installation of an additional balcony to the rear. **No Objection** **PENDING**

23/00196/FUL – Mulsanne, Malyons Lane, Hullbridge. Erection of 2 x semi-detached, 3 bed dwellings with associated parking. **No Objection** **PENDING**

23/00332/FUL – 103 Burnham Road, Hullbridge. Single storey Rear Extension.
No Objection **PENDING**

Update – Response to Appeal- APPEAL LPA Ref – 22/00756/LDC. Appeal ref: APP/B1550/X/22/3310296. 5 The Grange, Murrels Lane, Hullbridge. Demolish existing building and construct 3-bed dwellinghouse with new vehicular access, driveway and associated amenity space. ***HPC Appeal response: HPC supports the position of Rochford District Council and their reasons for refusal. Namely; that having regard to the assessment of the limitations and restrictions applicable to development permitted by Class E, it would appear that the proposed development does not constitute "permitted development" under the provisions of Schedule 2 Part 1, Class E of the Town and Country Planning (General Permitted Development) Order 2015 (as amended) because the outbuilding proposed for use as a garage and games rooms would be disproportionately large and given the existence of another outbuilding at the site, would not satisfy that part of Class E which requires that an outbuilding be required for a purpose incidental to the enjoyment of the dwelling house***

21/00197/COND_B – Pumping station, Watery Lane, Rawreth. Breach of condition 2 (number of caravans per pitch); condition 8 (erection of fence/walls); condition 9 (visiting caravans not to be static)

20/00213/COND_C – Even Keel, Kingsmans Farm Road, Hullbridge. Obstruction to public footpath 9 – informative (not planning condition) on decision notice requires public right of way to be kept unobstructed all the time – consent granted on application 05/00292/FUL. (DEL December 2020) **PENDING**

20/00215/COND_C – The Boathouse, 18 Kingsmans Farm Road, Hullbridge. Breach of condition 2 of 07/01071/FUL – The public footpath which runs over the whole width of the sea wall shall be kept free of obstruction at all times. REASON: To ensure that the public footpath can be used without hindrance. (DEL December 2020) **PENDING**

20/00216/COND_C – The Crouch, Kingsmans Farm Road, Hullbridge. Breach of condition 5 of 17/00540/FUL – The proposed steps to be used to gain access to the gangway and pontoon shall be temporary, removable and shall not be left in place so as to obstruct the public's use of Footpath 9 Hullbridge. REASON: To ensure that no permanent structures are positioned so as to obstruct the public right of way. (DEL December 2020) **PENDING**

20/00217/COND_C – Browhead, Kingsmans Farm Road, Hullbridge. Breach of condition 5 of 17/00541/FUL – The proposed steps to be used to gain access to the gangway and pontoon shall be temporary, removable and shall not be left in place so as to obstruct the public's use of Footpath 9 Hullbridge. REASON: To ensure that no permanent structures are positioned so as to obstruct the public right of way. (DEL December 2020) **PENDING**

19/00584/OUT – 190 Lower Road Hullbridge SS5 6BD – 120 dwellings on land comprising of 190 Lower Road and Land between Central Avenue and Burlington Gardens. Development Committee cancelled, awaiting update.

PENDING

Hullbridge Parish Council OBJECT:

- Land is in Greenbelt and is not included in the current Local Plan.**
- Furthest edge of the Village from local services and outside normal walking distance from main services and main bus service.**
- Additional local traffic within village**
- Additional traffic on Lower Road**
- Requires footpath link to village**
- 2, 5 high dwellings not appropriate on this site**
- Over development in the village.**
- The Parish Council would prefer to see small business on salvage site only**