



PLANNING & HIGHWAYS COMMITTEE MEETING

**Meeting to be held on Monday 2nd February 2026 at 10am in the Council Chamber,
10 Melrose Road, West Mersea, Colchester CO5 8JD**

28th January 2026

Councillors are summoned to attend the above meeting to deal with the following business.

Kirsty Wadsworth
Town Clerk

Members of the public and press are warmly welcomed to attend.
Mobile phones to be switched to silent.

A G E N D A

- 26/07 To receive apologies for absence and a vote of acceptance to be taken
- 26/08 To record declarations of interests
Members are invited to declare any relevant interests. Notwithstanding this item, Members may subsequently declare an interest at any point during the meeting
- 26/09 Public session (15 minutes, 3 minutes per speaker)
Priority will be given to those members of the public wishing to share information relating to items on the agenda. Once the public session is closed, members of the public are not permitted to speak.
- 26/10 To confirm minutes of the Planning & Highways Committee meeting of 12th January 2026
- 26/11 To consider Planning Applications received
- (a) 260018
Advertisement consent. Totem sign to replace existing totem sign.
Fiveways Superstore, 43 Barfield Road, West Mersea - [Plan link 260018](#)
 - (b) 260020
Elevational changes comprising over cladding of two storey section of building, relocation of existing ATM and external advertisements. Fiveways Superstore, 43 Barfield Road, West Mersea - [Plan link 260020](#)
 - (c) 260049
Proposed demolition of existing house and replacement dwelling built as approved application 251383.
Telpyns, 5 Meadow Lane, West Mersea - [Plan link 260049](#)

- (d) 260051
Change of use of the property for holiday lets (Airbnb etc). 3 High Street, West Mersea - [Plan link 260051](#)
- (e) 260057
Demolition of rear extensions and covered area with the erection of a new single storey rear extension. Removal of bay window to front elevation and new open porch.
46 Victory Road, West Mersea - [Plan link 260057](#)
- (f) 260061
First floor front extension over porch. 22 Reymead Close, West Mersea – [Plan link 260061](#)

26/12 To receive notification of Planning Decisions

Applications passed

- (a) 252453
Single storey front extension for private use. 5 Willoughby Avenue, West Mersea - [Decision link 252453](#)
- (b) 252465
Change of use of existing annex to short term holiday let. Includes off road parking and dedicated access.
59 Garden Farm, West Mersea - [Decision link 252465](#)
- (c) 252522
Proposed construction of a single storey annex of 28m2 floor area, ancillary to the primary dwelling. The annex will serve as accommodation for general activities ancillary to the main house such as bedroom, home office, and fitness studio. 56 Yorick Road, West Mersea - [Decision link 252522](#)
- (d) 252114
Conversion of existing single storey garden room/outbuilding located within the rear garden, into a self-contained Airbnb. 42 St Peters Road, West Mersea - [Decision link 252114](#)
- (e) 252554
Proposed single storey flat roof wrap-around extension and loft conversion.
63 Seaview Avenue, West Mersea - [Decision link 252554](#)
- (f) 252591
Proposed single storey rear extension, internal alterations and front storm porch.
51 High Street North, West Mersea - [Decision link 252591](#)
- (g) 252570
Single storey rear extension with second storey extension over existing garage.
Alexandra Lodge, 6a Alexandra Avenue, West Mersea - [Decision link 252570](#)
- (h) 252377
Retrospective application to replace bedroom window with fire escape bi-fold window. Replace horizontal cladding with vertical cladding at rear of dwelling. 90 Fairhaven Avenue, West Mersea - [Decision link 252377](#)
- (i) 252285
Proposed boat shed and storage to rear of garden. 34 Coast Road, West Mersea - [Decision link 252285](#)