

WEST MERSEA TOWN COUNCIL

MINUTES OF THE PLANNING & HIGHWAYS COMMITTEE MEETING

HELD ON TUESDAY 6TH MAY 2025 AT 10AM

In attendance:

CLlr Nigel Hinderwell (Chairman)	CLlr David Baker	CLlr Teresa Webster
Kirsty Wadsworth (Town Clerk)		

25/28 RECORDING OF MEETING

Chairman requested anyone present to identify their intention to record the meeting.

The Town Clerk confirmed that she would be recording the meeting.

25/29 APOLOGIES FOR ABSENCE

CLlr Maxine Williams (working), and CLlr Sophie Weaver.

25/30 DECLARATIONS OF INTEREST

No declarations of interest received.

25/31 PUBLIC PARTICIPATION

A period of up to 15 minutes (maximum of 3 minutes per person) for members of the public to ask questions or submit comments about items on the agenda.

No members of public.

25/32 To confirm minutes of the Planning & Highways Committee meeting of 31st March 2025

It was resolved unanimously to accept the minutes of 31st March 2025.

Proposed: CLlr Webster, Seconded: CLlr Baker. All in Favour.

25/33 To consider Planning Applications received

PLANNING APPLICATIONS

(a) 250630

Single storey rear extension with replacement porch to the front elevation. Replacement garage with pitched roof, and external material changes. 50 Victory Road, West Mersea.

WMTC comments: No objection.

Proposed: CLlr Webster, Seconded: CLlr Baker. All in Favour.

(b) 250645

Application for variation of condition 2 following grant of planning application 231023. 110 Coast Road, West Mersea.

WMTC comments: No objection.

Proposed: CLlr Baker, Seconded: CLlr Webster. All in Favour.

(c) 250658

Demolition of existing double garage and construction of new replacement garage and wall.
15 Firs Chase, West Mersea.

WMTC comments: No objection.

Proposed: Cllr Hinderwell, Seconded: Cllr Webster. All in Favour.

(d) 250722

Application for variation of condition 4 and 5 following grant of planning permission 242535.
8 Beach Road, West Mersea.

WMTC comments: No comment.

Proposed: Cllr Hinderwell, Seconded: Cllr Webster. All in Favour.

(e) 250755

Application for variation of condition 2 (drawings) to allow minor alteration to dormer height, window size facing road and overall depth of extension reduced following grant of planning permission 242535. 8 Beach Road, West Mersea.

WMTC comments: No objection.

Proposed: Cllr Baker, Seconded: Cllr Webster. All in Favour.

(f) 250820

Notification for prior approval for a proposed single storey rear extension extending 6m beyond the rear wall of the original dwelling, with a maximum height of 2.93m, and eaves height of 2.40m. 60 Firs Chase, West Mersea.

WMTC comments: No objection.

Proposed: Cllr Hinderwell, Seconded: Cllr Webster. All in Favour.

(g) 250753

Demolition of existing single storey rear extension, proposed new single storey rear extension, two storey side extension and front extension. 60 Fairhaven Avenue, West Mersea.

WMTC comments: No objection.

Proposed: Cllr Baker, Seconded: Cllr Webster. All in Favour.

(h) 250744

Change of use of ground floor commercial unit at 45 High Street, West Mersea, from a shop (use class E) to a Laundrette and Wet Cleaners (Sui Generis). 45 High Street, West Mersea.

WMTC comments: No objection.

Proposed: Cllr Webster, Seconded: Cllr Baker. All in Favour.

25/34 To receive notification of Planning Decisions

PLANNING DECISIONS

Applications passed

(a) 242440

Conversion, extension and remodel of a commercial teaching pool, ancillary to the main dwelling at 17 East Mersea Road to provide one holiday let.
17 East Mersea Road, West Mersea.

(b) 250173

The proposal is to replace existing gates with new black painted metal gates of the same height for vehicular access and replace original pedestrian access gate with new, taller, black painted metal gate. Vehicular access gate posts to be lowered from the original height and encased with new brickwork.

79 Seaview Avenue, West Mersea.

(c) 242567 & 242566

Listed building. Demolition of existing conservatory and garage and erection of a single storey rear and side extension.

West Mersea Hall, 4 High Street, West Mersea.

(d) 250336

First floor extension to replace the existing terrace, external staircase and alteration of the existing garage and fenestration. Sampsons Creek, 27 The Lane, West Mersea.

(e) 250427

Erection of first floor extension. 32 Kingsland Road, West Mersea.

Meeting closed at 10.20 am