

**MINUTES** of the **PLANNING AND GENERAL PURPOSES COMMITTEE MEETING** held at Epping Hall, St. Johns Road, Epping on **Tuesday, 8th July 2025 at 7.15pm.**

**PRESENT:** Cllr M Wright (Vice Chairman)  
Cllr C McCredie  
Cllr C Burgess  
Cllr G Scruton

**OFFICERS:** Beverley Rumsey (Town Clerk)  
Jo-Ann Lewis (Planning, Market & Events Officer)

**81 APOLOGIES FOR ABSENCE**

Apologies for absence were received, from Cllr N Avey (Chairman).

In the absence of the Chairman, the meeting was chaired by the Vice Chairman, Cllr M Wright.

**82 DECLARATIONS OF INTEREST**

There were no declarations of interest

**83 DISPENSATIONS**

There were no dispensations.

**84 CONFIRMATION OF MINUTES**

Committee **RESOLVED** that:

**the minutes of the meeting of the Planning & General Purposes Committee held on Tuesday, 24th June 2025 be signed by the Chairman as a true record.**

**85 PUBLIC QUESTIONS OR COMMENTS**

There was one member of the press present.

**86 NOTICES AND INFORMATION**

There was one Notice of Information regarding **Thrift Solar Farm, next to Tawney Common, EPF/1216/25**. Committee have been asked to comment on the circulated document to all planning members. A collective response from committee will be sent once call comments have been received.

**87 PLANNING APPLICATIONS**

EPF/1152/25	39, Amesbury Close, Epping, CM16 4JA. Smith.	Two-storey plus loft extension of existing two-storey building to provide additional two residential units.
Committee have <b>NO OBJECTION</b> to this application.		

EPF/1153/25	27, Allnutts Road, Epping, CM16 7BE. Mrs & Mrs Price.	Erection of single storey side infill extension and single storey rear extension. Insertion of one window to side flank elevation.
Committee have <b>NO OBJECTION</b> to this application.		
EPF/1193/25	12, Brickfield Road, Coopersale, Epping, CM16 7QX. Everglade New Homes Ltd.	Variation to Conditions of EPF/1713/20 - Minor alterations to site layout (larger gap between) due to site size being shown incorrectly on original architect's plans. Also removed porches to ensure parking bays meet size standards. Finally, addition to elevations of decorative stone band to underside of render and above brickwork - (Proposed demolition of existing two dwellings and associated structures and redevelopment to provide four new dwellings, associated gardens and infrastructure.)
Committee have <b>NO OBJECTION</b> to this application.		
EPF/1008/25	16, Palmers Hill, Epping, CM16 6SQ. Mr Russell Elmes.	Demolition of existing rear extension and relocation of upper and lower windows. Erection of new adjoining single dwelling and amendments to the existing driveway access.
Committee have <b>NO OBJECTION</b> to this application, but they do have safety concerns regarding the access to and from the highway.		
EPF/1182/25	193, High Street, Epping, CM16 4BL. TPS Visual Communications.	Consent to display an advertisement. Changing of WHSMITH brand to TGJones. Like for like replacements.
Committee have <b>NO OBJECTION</b> to this application.		
EPF/1224/25	58, Centre Drive, Epping, CM16 4JE Frederick Vyse and Sam Fury.	Reduction and conversion of garage, flat roof lantern on rear roof. Removal of existing enclosed porch and replacement canopy. Internal layout changes and external appearance enhancements.
Committee have <b>NO OBJECTION</b> to this application.		
EPF/1199/25	40, Allnutts Road, Epping, CM16 7BE. Mrs Elizabeth Welch.	TPO/EPF/39/91 (Ref: G1) T1 & T4: Oak - Crown reduce to previous pruning points, as specified. Crown thin by up to 25%, as specified. T2 & T5: Sycamore - Crown reduce to previous pruning points, as specified. Crown thin by up to 25%, as specified. T3: Ash - Crown reduce to previous pruning points, as specified. Crown thin by up to 25%, as specified.
Committee have <b>NO OBJECTION</b> to this application provided the tree work is carried out under the supervision of the arboricultural officer at EFDC.		
EPF/1205/25	17, Beulah Road, Epping, CM16 6RH. Mrs Kay Lee.	TPO/EPF/19/99 T1: Oak - Crown reduce by up to 3m, as specified. Crown lift by up to 4m from ground to balance side over neighbouring property.
Committee have <b>NO OBJECTION</b> to this application provided the tree work is carried out under the supervision of the arboricultural officer at EFDC.		

Cllr L Burrows entered the meeting at 7.49pm.

**88 PLANNING DECISIONS**

Committee **NOTED** the decisions as received from Epping Forest District Council since the date of the previous agenda and up until the date of this agenda.

The Chairman closed the meeting at **7.53pm**.

**Signature of Chairman**

**Date**