



TERLING AND FAIRSTEAD PARISH COUNCIL

Parish Clerk: Tamasin Curtis

Avenley, New Road, Terling CM3 2PN

Tel: 07354 723482 **Email:** clerk@terlingandfairsteadpc.co.uk **Web** www.terlingandfairstead.org.uk

TERLING AND FAIRSTEAD PARISH COUNCIL

Minutes of the Planning Committee Meeting of Terling and Fairstead Parish Council held on Tuesday 5 December 2023 at 7.00pm, at Square & Compasses, Fuller Street

Present

Cllr S McNamara
Tamasin Curtis (Clerk/Responsible Financial Officer)
Cllr L Sime
Cllr J Halfhyde
Cllr G Barnes
Cllr M Webster
Cllr S Alder

Two members of the public at start. A further two joined later.

1. **Appointment of Chairman** – Cllr McNamara, unanimously agreed.
2. **Apologies for absence**
Apologies received from Cllr Dixon.
3. **Declaration of Interests** – Cllr Webster, Cllr Alder, Cllr Sime and Cllr McNamara declared that the applicant for the planning applications being discussed is known to them.
4. **Minutes of the Last Planning Meeting** – The minutes of the Parish Council Planning Committee meeting held on 24 October 2023 were approved as a correct record and signed by the Chairman. This was proposed by Cllr Webster and seconded by Cllr Halfhyde and unanimously approved.
5. **Meeting open to the Public** – There were no comments from members of the public.
6. **23/02825/ELD Application for a Certificate of Lawfulness for an existing use – Use of annexe as dwelling – Annexe at Ashcroft, Ranks Green Road, Fairstead, Essex CM3 2BD – deadline for comments 25.12.23**
7. **23/02824/ELD Application for a Certificate of Lawfulness for an existing use – Use of the barn as dwelling – The Barn at Ashcroft, Ranks Green Road, Fairstead, Essex CM3 2BD – deadline for comments 25.12.23**

Both applications at points 6 and 7 were discussed at the same time.

Cllr Dixon had prepared some comments in advance which Cllr McNamara read out.

Councillors noted the merits of the application and understood the applicants wish to regularise planning.



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Councillors were concerned that due to the conditions of the original planning application for the site not being enforced there was now a situation which impacts other planning applications in the area and could create a precedent.

It was agreed that the Parish Council comments would state there are no objections to the regularisation but that a comment will be added to note the lack of enforcement and a suggestion that Braintree District Council apply a condition that the site remains as a single planning unit with barn and annexe to not create a precedent.

8. **Longfield Solar Farm – Section 106 Agreement** – Cllr C Dervish did not have an update at this time but would investigate further.
9. **Date of next Parish Council Meeting** 5 December 2023 at 7.30pm at Square & Compasses, Fuller Street

Meeting closed at 19.13pm