

**ADDENDUM FOR THE MEETING OF DEVELOPMENT AND REGULATION
COMMITTEE 22 May 2020**

Item 5.1 (DR/11/20) Bradwell Quarry, Church Road, Bradwell, CM77 8EP

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Section 6 - REPRESENTATIONS

Replace section with:

17 properties were directly notified of the application. 1 letter of representation has been received. These relate to planning issues, summarised as follows:

<u>Observation</u>	<u>Comment</u>
The bunds to the south of the house are too close.	<p>The bunds referred to have been in place since 2014 and are not associated with the screening of the processing plant where the DSM is located. The property is located approx. 550m from the DSM plant.</p> <p>The bunds referred to are located to mitigate noise and visual impact from the haul road and mineral extraction associated with working of MLP sites A3 and A4. Mineral extraction in sites A3 and A4 was completed in 2019 and restoration is being undertaken. The bunds are located on the edge of the extraction area such that the extraction face was no less than 100m from the property, in accordance with guidance in the MLP.</p>
Noise from the quarry has caused damage to my property, requiring expensive repairs and required double glazing to be installed.	<p>Noise monitoring results for this property during the extended hours of operation for the DSM showed compliance with the maximum limits.</p> <p>Sites A3 and A4 commenced in 2015 and noise monitoring was undertaken during extraction and showed compliance with maximum noise levels. Further noise monitoring will be required during the restoration of site A3 and A4 to reconfirm compliance. It is unlikely noise levels</p>

	recorded would give rise to structural damage to property.
The screening bund is now walked and cycled on by the public, or they walk on the crops.	There is a diverted public footpath at the base of the screening bund, it seems the public are preferring to walk on top of the bund rather than the official PRow route. This matter will be raised with PRow Team and quarry operator.

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Section 7 - APPRAISAL –

Delete 3rd bullet point and replace with

- Residential Amenity - Visual impact, Lighting and Noise

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Section 7 – APPRAISAL, Sub Section (C)

Delete title and replace with

RESIDENTIAL AMENITY- VISUAL IMPACT, LIGHTING AND NOISE

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3rd paragraph of Sub-section C replace with

Concern has been raised by Kelvedon PC as to the impact of lighting. Existing lighting is cowled downward and operates on timers to minimise the period it is required to be on. A lighting assessment accompanied the original application and concluded light levels would be within national guidance.

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Section 7 – Appraisal, Sub Section (C), subheading Noise

Insert paragraph after 3rd full paragraph on page 29.

One letter of representation has been received raising objection due to the impact of noise. The property is located approximately 550m from the DSM and monitoring at this property during the extended hours indicated compliance with the maximum

noise levels arising from quarry activities, although extraneous noises were recorded above the maximum noise level. The representee has made complaints in the past, with respect noise arising from extraction and restoration activities, but noise monitoring results has in the majority showed compliance with maximum noise levels. Future noise monitoring will be required to recheck compliance at this property.

Item 5.2 (DR/12/20) Land to the South of Colchester Main Road (known as Sunnymead, Elmstead and Heath Farms), Alresford, Essex, C07 8DB

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Section 2 – UPDATE ON PROGRESS ON THE LEGAL AGREEMENT

4th paragraph, 2nd sentence: Delete ‘The Planning Inspector has not yet issued advice on the soundness of the Plan’ and replace with ‘The Planning Inspector has now issued advice on the soundness of the Plan, concluding that the Plan may only be found sound with modifications.’

Item 6.1 (DR/14/20) Dunton Fields Early Years Centre, Land off Warwick Crescent, Laindon SS15 6LW

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Section 5 – CONSULTATIONS

Place Services (Urban Design) – 10th bullet point “... man road/footpath...” should read “ main road/footpath...”

Further comments have been received from the Council’s Urban Designer:

“We have reviewed the response from the applicant and appreciate the design development associated with the nursery and have taken this onboard. However, it is important to reconsider the materials and finishes applied to the proposed building. We have previously expressed our concerns over the use of white render for a single storey nursery/education building due to the lack of longevity, portray of quality and maintenance this will require. It is suggested that an alternative, more robust material such as brick would be ideal, or even a darker shade of render to be combined with the proposed timber cladding features could be an option.”

Officer comment – The applicant has expressed a willingness to provide a darker shade of render to the building – colour to be agreed with the Council’s Urban Designer.

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Section 6 – REPRESENTATIONS

One further representation has been received.

Observation

Comment

Early Years Centre was not originally on the Dunton Field General Plan and no one has mentioned anything about it. I would have thought twice before committing to purchasing the property.

Noted. See appraisal

Currently the local traffic at the estate is unbearable and the new build centre will bring even more chaos to the existing one.

Noted. See appraisal

Visual aspects, peace and tranquillity of the area will be destroyed drastically by screaming and noise.

Noted. See appraisal

This will make irreversible impact on the wellbeing of the local residents.

Noted See appraisal

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Section 7 – APPRAISAL

C. Design and Layout

3rd paragraph – “Classrooms and external play areas would face towards the west and south of the site....” should read “Classrooms and external play areas would face towards the west and north of the site...”

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Section 9 – RECOMMENDED

Condition 2

Delete “Drawing Number 323-112.P2 – Landscape & Planting Plan – 4 March 2020” and replace with “323-112.P3 – Landscape & Planting Plan – 14 April 2020”.

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Section 9 – RECOMMENDED

Delete the existing Condition 4 and replace with:

“Within one month of the date of this permission details and samples of external materials, including render and timber, shall be submitted to and approved in writing

by the County Planning Authority. The development shall be implemented in accordance with the approved details.”

Delete the existing Condition 5 and replace with:

“Within one month of the date of this permission a landscape scheme shall be submitted to and approved in writing by the County Planning Authority. The scheme shall include details of areas to be planted with species, sizes, spacing, method of planting, protection, programme of implementation and maintenance schedule.

The scheme shall be implemented during the first available planting season (October to March inclusive) following commencement of the development hereby permitted in accordance with the approved details and maintained thereafter in accordance with Condition 6 of this permission.2 “

Item 7.1 (DR/15/20) Essex Wide – Recycling Centres for Household Waste

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Appendix 1

Note 2 below table delete “8 weeks” and replace with 12 weeks.