

Proposal: Two storey side extension with pitched roof over. New main extension on street elevation. Existing ground floor rear recess to be made into habitable space. Windows and elevations throughout to be refurbished. Diamond window and catslide roof on street elevation to be retained.

Return: **No Objection, with Comment:** The Committee requested that EFDC gives consideration to conditioning the obscure glazing of the angled bedroom window on the new side flank wall due to concerns that this would afford overlooking of the adjacent property.

6. To Consider the following Tree Preservation Order Applications:

Application No: **EPF/0519/23** Officer: Robin Hellier RETURN: 10th April 2023

Planning History File Number: 000084

Location: **Queen Victoria Public House, Coppice Row, Theydon Bois, Epping, CM16 7ES**

Proposal: TPO/EPF/22/12. T1: Hornbeam – Crown reduce to previous points, as specified. Crown lift over road, as specified.

Return: **No Objection, subject to** the EFDC Tree Officer’s recommendations.

Application No: **EPF/0575/23** Officer: Robin Hellier RETURN: 17th April 2023

Planning History File Number: 001166

Location: **35 Piercing Hill, Theydon Bois, Epping, CM16 7JW**

Proposal: TPO/EPF/05/04. T14: Oak – Crown reduce up to 2m, as specified.

Return: **No Objection, subject to** the EFDC Tree Officer’s recommendations and with Comment – the Committee wished to draw the Tree Officer’s attention to previous – refused by EFDC – planning application EPF/2032/18 TRE to fell the tree.

7. Planning Clerk’s Report: Nothing to report.

8. Any Other Matters relating to Planning, without decision

Cllr Gooch recently had an opportunity to speak with the Epping Forest District Councillor holding the Technical Services Portfolio. It had been agreed that a meeting to discuss planning enforcement and related matters would be arranged.

Cllr Gooch closed the meeting at 9.45 pm.

Signed Cllr Peter Gooch, Chairman

20th April 2023

ADDENDUM to Minutes of the Theydon Bois Parish Council Planning Committee Meeting – 4th April 2023

Epping Forest District Council – Planning Applications Decisions – Theydon Bois – March 2023:

Application ref	Site Address	Proposal	Decision	Determination Level
EPF/2817/22	14, Hornbeam Close, Theydon Bois, Epping, CM16 7JT	Single storey rear extension with flat roof and 'lantern' style roof-light.	Approve with Conditions	Delegated Decision
EPF/2536/22	90, Dukes Avenue, Theydon Bois, Epping, CM16 7HF	Part one, part two storey rear extension, garage conversion and loft conversion with rear dormer and two rooflights to front roofslope	Approve with Conditions	Delegated Decision
EPF/0687/22	Albanridge, Theydon Park Road Theydon Bois, Epping CM16 7LS	Demolition of existing conservatory and side porch & construction of a single-storey rear extension. Alterations to front facade including altering of external materials.	Approve with Conditions	Delegated Decision
EPF/0133/23	10, Woodland Way, Theydon Bois, Epping, CM16 7DZ	3 metre single storey rear extension	Approve with Conditions	Delegated Decision
EPF/0335/23	4-6, Theydon Park Road, Theydon Bois, Epping, CM16 7LW	Application for approval of details reserved by condition 3 'External Finishes' and Condition 4 'Brickwork sample' on planning approval EPF/0910/18	Withdrawn	
EPF/2631/22	22, Hornbeam Road, Theydon Bois, Epping, CM16 7JX	New front dormer & conversion of existing garage	Approve with Conditions	Delegated Decision
EPF/0094/23	22, Morgan Crescent, Theydon Bois, Epping, CM16 7DX	The demolition of existing conservatory, garage and garden store.	Approve with Conditions	Delegated Decision
EPF/0600/23	20, Dukes Avenue, Theydon Bois, Epping, CM16 7HE	Non material amendment to EPF/0737/20 (Proposed first floor side extension and part two-part single storey rear extension. (Revised application to EPF/3075/19).	Approve	Delegated Decision
EPF/0099/23	20, Dukes Avenue, Theydon Bois, Epping, CM16 7HE	Proposed 1m high rear decking with glazed safety rails	Approve with Conditions	Delegated Decision