

**MINUTES OF THE PROCEEDINGS AT THE MEETING OF THE
PLANNING COMMITTEE
MONDAY 16TH DECEMBER 2024 AT 5.30PM**

PRESENT:

Councillors: Cllr S Sach, Cllr E Harvey, Cllr B Botham and Cllr S Brooke.
Present: Mrs A. Wakenell – Planning Officer

PL/022/24 - APOLOGIES FOR ABSENCE.

All members were present.

PL/023/24 - TO RECEIVE DECLARATIONS OF INTEREST IN ITEMS ON THE AGENDA.

No declarations of interest were received.

PL/024/24 PUBLIC FORUM - TO RECEIVE QUESTIONS FROM MEMBERS OF THE COMMUNITY OF CANVEY ISLAND OF WHICH NOTICE HAS BEEN RECEIVED FOR A PERIOD NOT EXCEEDING TEN MINUTES.

No questions were received.

PL/025/24 - TO CONFIRM AND SIGN AS A TRUE RECORD THE MINUTES OF THE COMMITTEE MEETING HELD ON MONDAY 25TH NOVEMBER 2024.

The minutes of the committee meeting held on the 25th November 2024 were signed and **CONFIRMED** as a true record.

PL/026/24 - TO CONSIDER AND COMMENT ON PLANNING APPLICATIONS:

24/0655/FUL - 3 ARCADIA ROAD CANVEY ISLAND ESSEX SS8 7SP - THE USE OF C3 DWELLINGHOUSE AS AN OFSTED REGISTERED CHILDREN'S CARE HOME C2 (RESIDENTIAL INSTITUTION) PURSUANT TO THE CHILDREN'S HOME REGULATIONS 2015 AND CARE STANDARDS ACT 2000, FOR THREE CHILDREN RECEIVING CARE 24/7 BY UP TO TWO CARERS ON A SHIFT PATTERN BASIS, INCLUDING CONVERSION OF GARAGE TO HABITABLE SPACE.

Members discussed the planning application submitted and **RESOLVED** to object to the proposed development for the following reasons:

- The committee questioned the need for yet another children's home.
- Castle Point Borough Council Planning Officer has advised the Chairman of Planning for Canvey Island Town Council that they have informed Essex County Council that there is no more need for Children's Care Homes on Canvey Island.
- Due to the emphasis made from central government on the need for residential properties on Canvey Island the committee has raised concerns that this development is removing an existing residential dwelling and replacing it with a business where there are potentially other empty facilities available.

24/0702/FUL - 174 WAARDEN ROAD CANVEY ISLAND ESSEX SS8 9BE - CHANGE OF USE OF C3 DWELLINGHOUSE TO A CHILDREN'S CARE HOME (USE CLASS C2) FOR A MAXIMUM OF 3 CHILDREN, AGED 8-17 YEARS, WITH CARERS SLEEPING OVERNIGHT, WORKING ON ROTA BASIS.

Members discussed the planning application submitted and **RESOLVED** to object to the proposed development for the following reasons:

- The committee questioned the need for yet another children's home.
- Castle Point Borough Council Planning Officer has advised the Chairman of Planning for Canvey Island Town Council that they have informed Essex County Council that there is no more need for Children's Care Homes on Canvey Island.

- Due to the emphasis made from central government on the need for residential properties on Canvey Island the committee has raised concerns that this development is removing an existing residential dwelling and replacing it with a business where there are potentially other empty facilities available.
- The application advises of 24-hour nursing, lightening of the property all night could have an adverse effect on the neighbouring property.

24/0710/FUL - 5 BORRETT AVENUE CANVEY ISLAND ESSEX SS8 9EB - DEMOLISH EXISTING BUNGALOW AND GARAGE AND CONSTRUCT PAIR OF SEMI-DETACHED DWELLINGS WITH ASSOCIATED FACILITIES.

Members discussed the planning application submitted and **RESOLVED** there was no planning reason for objection, however, felt that the new development is not in keeping with the street scene.

The committee did feel that this development was a great starter home for a family.

The meeting closed at 18.05 pm

CHAIRMAN

6th January 2025