

Supplementary Council Agenda



**Epping Forest
District Council**

Council Monday, 6th June, 2016

Place: Council Chamber, Civic Offices, High Street, Epping

Time: 7.30 pm

Committee Secretary: Council Secretary: Simon Hill
Tel: 01992 564249 Email:
democraticservices@eppingforestdc.gov.uk

- 4. PLANNING APPLICATION EPF/3028/15 - GUNPOWDER MILL, POWDERMILL LANE/BEAULIEU DRIVE, WALTHAM ABBEY - FULL PLANNING APPLICATION FOR THE USE OF PARTS OF THE SITE AS AN OUTDOOR RECREATION AND ACTIVITY CENTRE FOR CHILDREN TOGETHER WITH THE ERECTION OF NEW BUILDINGS TO PROVIDE: GUEST ACCOMMODATION, DINING HALL AND KITCHEN, PAVILION (CHANGING ROOMS); AND THE CONVERSION OF SEVERAL LISTED BUILDINGS TO PROVIDE FURTHER GUEST ACCOMMODATION AND CLASSROOMS, TOGETHER WITH A NEW LAKE FOR WATER BASED ACTIVITIES AND THE ERECTION OF FREE-STANDING ACTIVITY STRUCTURES. (Pages 3 - 4)**

To consider the attached additional conditions for Planning Application EPF/3028/15 - Gunpowder Mill.

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Place: Council Chamber, Civic Offices, Epping

Date: 6 June 2016

Democratic Services Officer: S Hill (Ext 4249)

Time: 7.30 p.m.

Item 5:

Planning Application EPF/3028/15 – Gunpowder Mill, Powdermill Lane/Beaulieu Drive, Waltham Abbey – Full planning application for the use of parts of the site as an outdoor recreation and activity centre for children together with the erection of new buildings to provide: guest accommodation, dining hall and kitchen, pavilion (changing rooms); and the conversion of several listed buildings to provide further guest accommodation and classrooms, together with a new lake for water based activities and the erection of free-standing activity structures.

Additional recommendations to be added under the legal agreement under recommendation (1) :-

"4. The preparation of a formal agreement between the Operating Company for the visitor attraction and PGL for the shared use of some existing facilities and the Queen's Mead area, with the implementation of the agreement prior to the first occupation of the development."

"5. The preparation of a strategy to be agreed between the Trust and the attraction operator for the rationalisation and provision of those facilities that would need to be relocated, pending proposals for the introduction of a new sustainable visitor attraction."

Additional condition under recommendation (2) :-

"31. Prior to first occupation of the development, details of a screening fence adjacent to the rear garden boundary to Hoppit Road of residential properties at 2, 3 and 4 Gregory Mews shall be submitted to and agreed in writing by the local planning authority. The details as approved shall be provided before first occupation of the development and retained thereafter."

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