REGISTERED AS A
PART 3 ENTRY IN
LAND CHARGES REGISTER
DATE 2-11-86

A4/13
Map
384/385

MLD

A65

Departments of the Environment and Transport

Eastern Regional Office

Charles House 375 Kensington High Street London W14 8QH

Telephone 01-603 3444 ext 605 9135

The Director of Administration
Chelmsford Borough Council
Civic Centre
CHELMSFORD
CM1 1JE

Your reference
FB/10244/JR
Our reference
E1/5213/19/10
Date
8 October 1986

Sir

TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDERS 1977 TO 1985
DIRECTION UNDER ARTICLE 4 - NO. 3 1986
LAND BETWEEN A132 AND B1012 ROADS, RETTENDON/WOODHAM FERRERS

1. I am directed by the Secretary of State for the Environment to refer to your letter of 20 August 1986 and to return herewith one copy of the direction endorsed with his approval, subject to the modifications shown.

2. The Council's attention is drawn to the provisions of articles 4(5) and 4(6) of the General Development Order which relates to the service or publication of notice of the direction.

I am Sir
Your obedient Servant

Chris A. Stendall

C A STENDALL

SECRETARY'S OFFICE
REC'D - 9 OCT 1986
ACKNOWLEDGED .....
REPLIED.....

CHELMSFORD BOROUGH COUNCIL

TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDERS 1977 - ~~1986~~ 1995

DIRECTION NO. 3/1986

CHELMSFORD BOROUGH COUNCIL

TOWN AND COUNTRY PLANNING ACT, 1971

TOWN AND COUNTRY PLANNING GENERAL DEVELOPMENT ORDERS 1977 - ~~1986~~ 1995

Direction restricting Permitted Development on land between A132 and B1012 roads comprising 24.36 acres owned by S.G., R.G. and B.K. Smith in Rettendon, Essex

Direction No. 3/1986

WHEREAS the Borough Council of Chelmsford being the Local Planning Authority for the District is satisfied it is expedient that development of the description set out in the Schedule hereto should not be carried out on an area of land at Rettendon edged red on the plan annexed hereto unless permission therefore is granted on an application made under the Town and Country Planning General Development Orders 1977 - 1995

NOW THEREFORE the said Council in pursuance of the powers conferred upon them by Article 4 of the Town and Country Planning General Develoment Orders 1977 - 1995 hereby directs that the permission granted by Article 3 of the said Orders shall not apply to development on the said land of the description set out in the Schedule hereto

SCHEDULE

(1) The carrying out on agricultural land having an area of more than one acre and comprised in an agricultural unit of building or

engineering operations (other than engineering operations to which paragraph 4 below applies) requisite for the use of that land for the purposes of agriculture (other than the placing on land of structures not designed for those purposes or the provision and alteration of dwellings), so long as:-

(a) the ground area covered by a building erected pursuant to this permission does not, either by itself or after the addition thereto of the ground area covered by any existing building or buildings (other than a dwellinghouse) within the same unit erected or in course of erection within the preceding two years and wholly or partly within 90 metres of the nearest part of the said building, exceed 465 square metres;

(b) the height of any buildings or works does not exceed 3 metres in the case of a building or works within 3 kilometres of the perimeter or an aerodrome, nor 12 metres in any other case;

(c) no part of any buildings (other than moveable structures) or works is within 25 metres of the metalled portion of a trunk or classified road.

~~(2) The erection or construction and the maintenance, improvement or other alteration or roadside stands for milk churns, except where they would abut on any trunk or classified road.~~

(3) The winning and working, on land held or occupied with land used for the purposes of agriculture, of any minerals reasonably

required for the purposes of that use, including -

(i) the fertilisation of the land so used, and

(ii) the maintenance, improvement or alteration of buildings or works thereon which are occupied or used for the purposes aforesaid,

so long as no excavation is made within 25 metres of the metalled portion of a trunk or classified road.

~~(4) The carrying out of operations for the construction of fishponds (including the excavation of land and the winning and working of minerals) and other engineering operations on agricultural land used for the purposes of any business of fish farming or of shellfish farming which is registered in a register kept by the Minister of Agriculture Fisheries and Food or the Secretary of State (as the case may be) for the purposes of an order made under section 7 of the Diseases of Fish Act 1983 where -~~

~~(a) the area of the site within which the operations are carried out does not exceed 2 hectares;~~

~~(b) no operations are carried out within 25 metres of the metalled portion of a trunk or classified road;~~

~~(c) in a case where the operations involve the winning or working of minerals, they comply with both of the following limitations:-~~

~~(i) that no excavation exceeds a depth of 2.5 metres; and~~

~~(ii) that the area of excavation (taken together with any other excavations carried out on the land within the~~

preceding two years) does not exceed 0.2 hectares.

Given under the Common Seal of the Borough Council of Chelmsford in the County of Essex this 20th day of August Nineteen Hundred and Eighty-Six

The Common Seal of the Borough Council of Chelmsford was hereunto affixed in the presence of:-

Mayor

K A Ker Deputy Director of Administration

FB.10244
L2.012/jw

The Secretary of State for the Environment hereby approves the foregoing direction subject to the modifications shown in red ink thereon.

Signed by authority of the Secretary of State

A Regional Controller in the Department of the Environment.

7TH OF OCTOBER 1986

SEALING REGISTER REFERENCE
494 / 80

A4/11, 12 & 13.

1/86 1 Map 369/370

2/86 1 Map 356/357

3/86 1 Map 384/385

REGISTERED AS A PART 3 ENTRY IN LAND CHARGES REGISTER DATE 3-11-86

Note to Local Land Charges - Ref: AB/10244/JR

Land between the Old and New Woodham Roads, Rettendon and South Woodham Ferrers

I attach two plans indicating areas of land which are now covered by confirmed article 4 directions withdrawing permitted development rights for agricultural buildings etc. The directions are numbered 1/1986, 2/1986 and 3/1986 and they were all confirmed on 7th October 1986. Notice of confirmation has now been served on the interested parties and published in the local press.

A. Battley

Land in ownership of S.G.,R.G. & B.K. Smith of Woodham Road, Battlesbridge, Essex.

Land adjacent to the new A.132, Burnham Road, Rettendon, Essex.

Extent of Land recommended for Article 4 Direction. Number 3 - 86

Scale 1:10000

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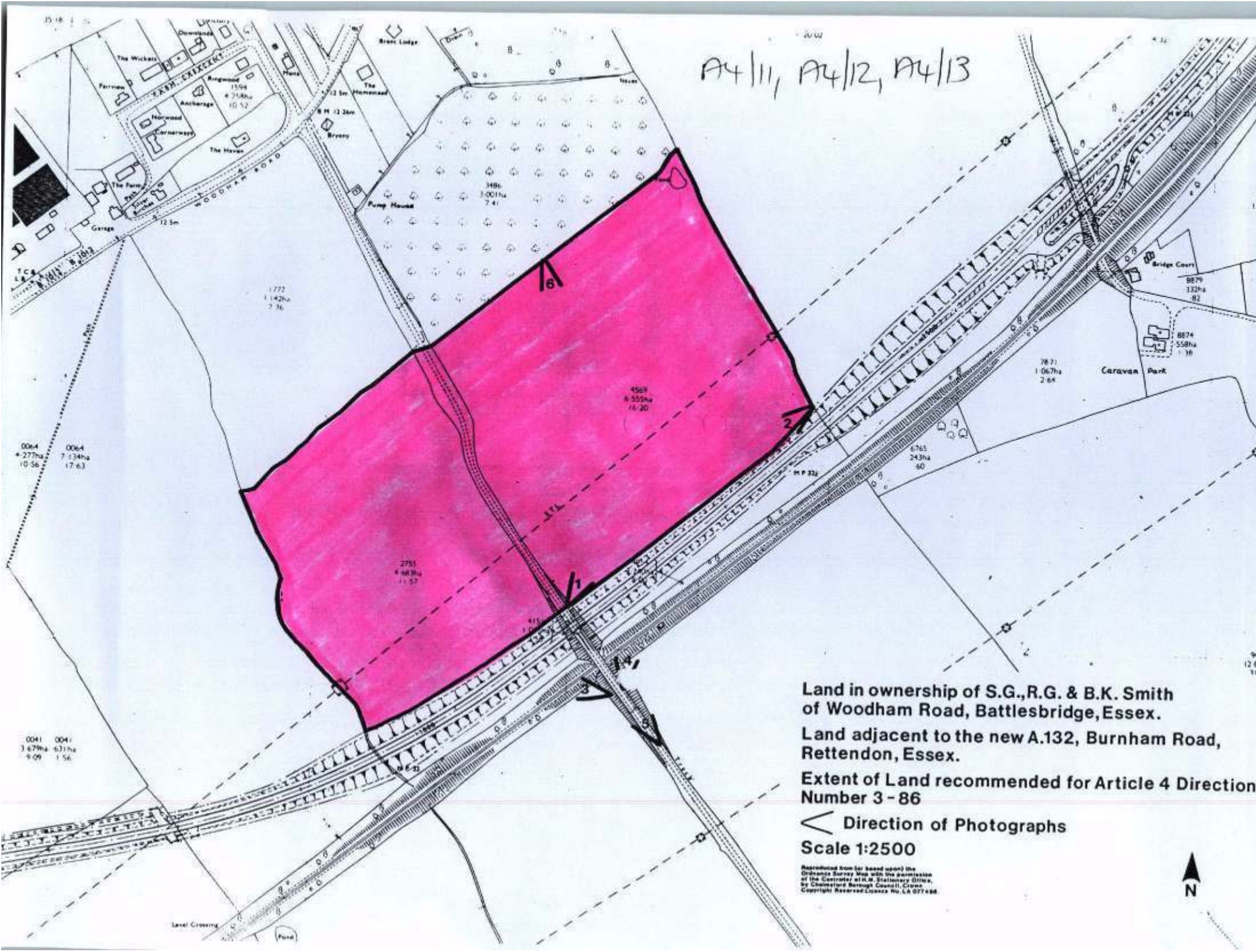
Extent of Land recommended for Article 4 Direction. Number 2 - 86

Extent of Land recommended for Article 4 Direction. Number 1 - 86

No 3-86

Hoe Cottage
Hoe Lane
Mark's Farm
Drain
White House Farm
Main Road
Hall Cottages
Rettendon House
Rettendon Hall
New Hall Fruit Farm
Old Rettendon Hall
Reservoir (covered)
Gorse Wood
Rettendon Shaw
Runwell Hospital
Path
Chap
Pavilion
Pavilion Playing Field
ELL CP
The Chase
Curry Hill
Church
Rettendon Place
Police Office
Playing Field
Sewage Works
Sch
Rettendon Turnpike
A132
Runwell Road
Wick Farm House
Runwell Hall
Ponders
Haw Hill
High House
Depot
Oakwood Nurseries
TCB
The Smallholding
Rettendon Grange Farm
Meadowcroft Nursery
Woodside Farm
Woodside
Rectory Lane
The Rectory
The Bungalow Nursery
Gayfields
St Davids
Woodham Road
Plantome Nurseries
White Gates
Smithfield Nursery
Rettendon Lodge
Grange Nurseries
The Elms
Tabrum's Lane
Tabrum's Farm
Chestnuts
El Timir Sta
Fenn Farm
Woodham Fenn
Mean High Water
York Rd
Connaught Road
Eyott's Farm
Sailing Club
Farm Creek
Roman Burial found 1860
Bridge Court
Hayes Farm
Hayes Chase
Hayes Farm Caravan Park
Co Const Bdy
Long Reach
Short Reach
RIVER CROUCH
Mud
NTL
Spitty's Reach
Gosse's Farm
Woods
FB
MS
Drain
Path
Tk


A4/11, A4/12, A4/13
Land in ownership of S.G.,R.G. & B.K. Smith of Woodham Road, Battlesbridge, Essex.
Land adjacent to the new A.132, Burnham Road, Rettendon, Essex.
Extent of Land recommended for Article 4 Direction Number 3 - 86
Direction of Photographs
Scale 1:2500
N