



Planning • Historic Buildings • Archaeology

Specialist & Independent Advisors to the Property Industry

Grange Farm

Client

FNCB Ltd

Location

Chigwell, Essex

Services Provided

Planning

Date of Completion

N/A

Key Issues

Green Belt

Community Facilities

Residential Development

CgMs obtained outline planning permission for the erection of 28 detached dwelling houses on land in the Green Belt outside of Chigwell in Essex. The planning committee resolved to grant planning permission in 1999 subject to the signing of a satisfactory S106 Agreement which would see substantial payments and regeneration works to the now derelict country park on the site. The S106 Agreement was subsequently signed in 2002, yet due to a number of difficulties CgMs were required to renew the planning permission on a number of occasions, the last of which was in August 2006, prior to the facility which allows planning permissions to be renewed (Section 73 of the 1990 Act) was revoked. The Council considered that as there was still over six months of the planning permission renewal was premature. However, a subsequent appeal was upheld and the Inspector considered that renewal would not be premature and allowed the planning permission a further six months to run granting sufficient time for the reserved matters to be dealt with.

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