

LRA's LOUGHTON LIFE Members' Edition

Loughton Residents' Association Newsletter
September 2016

LRA is independent & focuses on looking after Loughton. We have Cllrs on the County and District Councils, and hold 20 out of 22 of the seats on Loughton Town Council.

Contact us at contact@loughtonresidents.co.uk

Broadway area parking

The District Council is finally getting round to making plans for parking restrictions to protect residents from commuter parking in the area round Debden Tube station - LRA has been pressing the Council for action for the last ten years.

We expect several stages of proposals this Autumn for Pay & Display and No Waiting during specified periods; the proposals won't please every-one but there will be public consultation and we hope that as a result residents will find it easier to find parking (and shopping) spaces.

Disposing of household waste

To avoid "Business waste" being deposited at Essex Recycling Centres for Household Waste (which is illegal, and expensive for Council-tax payers) the County Council is changing the rules from October 31st. Various types of waste, and various types of vehicles, will be banned from our local sites at Chigwell (Luxborough Lane), Waltham Abbey (Brooker Road) and several other sites across the County, and other waste quantities will be restricted. There is a danger that some people will fly-tip their waste or put it in their wheelie-bin.

It also means that some ordinary residents may have to make a much longer journey to dispose, legitimately, of their household waste. LRA Cllr Chris Pond objected strongly to this aspect of the changes, but the Council is adamant. If after October 31st this happens to you, please let us know at contact@loughtonresidents.co.uk

New Sainsbury's Local

As we and residents feared, placing the vehicle exit to the new Church Hill shop and flats next to the vehicle entrance to the Esso garage next door has set up an extremely dangerous situation. We have asked Sainsbury's to look at possible measures to make matters safer.

NEW DISTRICT LOCAL PLAN

What's in the plan?

GREEN BELT & CONSERVATION
Heritage Conservation, Nature Conservation
Recycling and Pollution

LAND USE AND DEVELOPMENT
Housing, Employment, Shopping and Town Centres
Recreation, Sport and Tourism, Community Facilities
Utilities

DESIGN AND LANDSCAPE
Design and the Built Environment
Landscape and Landscaping

TRANSPORT

The new Plan will affect how the District develops, in terms of housing and other building, the level of local employment and in many other ways.

This Autumn there will be a Public Consultation by the District Council. We plan to bring residents the details, and how to make your voices heard, in the October *Townwide* edition of our *Loughton Life* newsletter.

LRA and Loughton Town Council will be playing our full part in the formal consultation – and then in the legal processes needed for the Plan to be approved. Meanwhile, we - and some residents - are concerned that the draft Plan may list some of our green spaces for possible development.

**No decisions have been taken yet.
We will be asking residents to make their views known
in the consultation process - we will do our best to
protect Loughton's green areas!**



Want to help?

If you would like to help LRA by becoming a local councillor, getting involved in what we do, or by spending an hour occasionally delivering newsletters near where you live, please contact David Linnell or Chris Pond:
email contact@loughtonresidents.co.uk or phone (numbers on back page)

www.LoughtonResidents.org.uk

Planning & licensing

The LRA Plans Group (LPG) looks at all planning and licensing applications in the town. It consults residents and supports, or objects to, individual applications as appropriate. It works separately from LRA's Cllrs on Council planning committees. Here are notes on some recent cases:

LuXe (126 High Road)

The freeholder has applied to redevelop the building as 3 floors of flats with a restaurant on the ground floor and basement. While LPG welcomes the end of the disturbances caused by the current "nightclub", this is an 1860's building and part of Loughton's heritage. With residents and the Town Council we pressed for a similar development but retaining & refurbishing the present façade. Check our website for the outcome.

Royal Oak (Forest Rd / Smarts Lane)

This part two-storey, part three-storey application seeks to retain the existing public house. It would be extended, and converted into 5 apartments, with a further 9 apartments to the rear, fronting Smarts Lane, with parking, landscaping and amenity space. This follows a previous planning application for 9 dwellings which was withdrawn in 2014. The application site has since been extended to include 171 Smarts Lane. Residents are concerned about the size of the proposals, the poor level of off-road parking provided, & the loss of roadside parking spaces.

Morrisons (High Road)

The District Council has turned down an application for an extension to their delivery hours to 6am – 10pm. There were objections from residents, Loughton Town Council and the LRA Plans Group. The Council decided that the change would have resulted in a significant increase in noise and disturbance for residents in nearby properties.

E15 Acting School (Rectory Lane)

The District Council have approved have plans to demolish modern extensions, and to put up a replacement building.

Roding Valley High School: new block

The school held a public exhibition at the school about building a new block between the "new building" and the corner of Alderton Hill and Brook Road. The block is needed as part of the increase in the school's annual intake at age 11 (30 extra students in September).

However, some residents are still concerned about the effect of the new block and the increasing number of students. The LRA Plans Group will let nearby residents know when a formal planning application appears.

Beechlands, 42 Alderton Hill

The proprietor of this care home applied – again – to build a mansion in the back garden. The District Council has turned this down. Residents, LRA Plans Group and Loughton Town Council objected to the application because of the effect on neighbouring properties and because it would have been out-of-character with the neighbourhood. An earlier, similar application was turned down on appeal.

113 Church Hill (old Co-op Dairy)

A developer has applied to build a two-storey block of 10 flats next to the *Esso* garage.

Oaklands School (Albion Hill)

The School has appealed against the District Council's rejection of their plan to convert a green field off Warren Hill into a parking and drop-off area, and to increase pupil numbers by 30. The LRA Plans Group objected because we do not believe that the proposals – in their current form – will have the effect of significantly reducing the parking and traffic nuisances the school's parents & staff cause local residents. It would also mean the loss of an attractive aspect on the edge of the Town.

Langston Road retail park



The District Council has announced tenants (so far) as *Next, Aldi, Smyths Toys, Mothercare, T.J. Maxx, and Hobbycraft.*

These cover over 50% of the Retail Park sales area.

Opening is expected September 2017.

We're concerned about the impact on The Broadway & High Road shops.

The Hollybush, High Road

LRA Cllr Amy Beales was recently approached by a resident - she took the problems up with the pub, & McMullen's have replied to each of the resident's complaints.

Fly-tipping

Unightly builders' materials on Borders Lane: A resident asked us about materials on the green verge and a banner strung between two trees. LRA Cllr Chris Roberts had a word with the builder and the District Council Enforcement Team. In the event the builder removed the materials and banner without formal action being needed.

Various fly-tippings at Greensted Road & Green Walk (Sutton Close – "illegal high" canisters): LRA Cllr Rose Brookes reported these to the District Council for action.

She also established that reports through the Council's 'out of hours' telephone number (01992 564000) are received by an operator and sent to the Council refuse team for logging as a fly-tip or sent to Biffa if classed as an emergency (usually items that are causing an obstruction or a health and safety issue).

Christmas Quiz

Following tradition, we invite you to take part in our Christmas Quiz. However, because of the change in *Loughton Life* publication dates (see page 1) this year the quiz will appear on our website at the start of December.

If you're not online, please contact us on 020 8508 2932 for a hard copy.

Highways and parking

Chigwell Lane roadworks

The works involving the carriageway are still scheduled to be done during the night. The main works have commenced and will last about 40 weeks. There was a delay due to having to redesign the drainage - when the works went to tender, Essex County Council failed to tell the District Council that closure of the road would not be allowed and so it would be impossible to renew the drainage pipes located there. Traffic may also be affected by work on building the retail park on Langston Road.

If a parking fine is not fine

It's easy to lose sight of the time when you're waiting to pick some-one up at Loughton Station's waiting area. However if you've been fined recently and think you were there for less than 20 minutes, please appeal and also email us a copy of your PCN to contact@loughtonresidents.co.uk

Torrington Drive & Gardens

Work has been undertaken for the installation of 64 new car parking spaces for the residents of Torrington Drive, approved under planning application EPF/0415/16. LRA Cllrs had objected to this because at long last the parking review of the area is about to start (see page 1).



This review may well mean that the new parking bays won't be needed, so we had suggested that the work should be delayed until after the parking review.

Nevertheless, the District Council has felled most of the trees along the boundary with the station. The Council's tree team had identified that they would have had to be felled soon because of structural issues and fungal infections – each tree felled will be replaced.

Pothole by Loughton Station car-park entrance

Thanks to reports by LRA and residents, and help from Cllr Valerie Metcalfe, this pothole has finally been filled in.

Potholes

Lots of reporting by residents and LRA seems to be paying off, in terms of the number of "patching" jobs being done. If the repairs don't last, please tell County Highways (<http://www.essex.gov.uk/>).

Mini-roundabout Traps Hill/ Church Lane

We've been pressing for this for ages, to improve safety and traffic flow. Preliminary inspection work has started.

Alderton Hill drain by Roding Valley High School

In November last year we told County Highways that the drain was blocked again. The outlet into the brook is usually the problem, and Highways have failed to find a sustainable solution, even after 10 years of blockages. However, after persistent phone calls from LRA's David Linnell, they now say that the gulleys have been cleared. If you see it's blocked again after heavy rain please let us know at contact@loughtonresidents.co.uk

Bus route 167

Transport for London (TfL) has closed its consultation on the proposed reduction of the 167 bus route which was initiated following the County Council's proposed cuts to the £580,000 annual subsidy it gives to TfL. The proposal involves curtailing the 167 at Loughton Station so it would no longer run north of there to Debden.

LRA will keep you informed of any developments.

Bus service 542/542A

With the Chigwell Lane roadworks starting, the bus operator (EOS) has decided to amend the service to try to provide more reliability. The service now only operates between the Oakwood Park Industrial Estate and Debden/Loughton. EOS will continue to monitor the service during the road-works and will publicise the changes on the buses and on bus stops.



Standard Green (High Road, next to LuXe)

We recently queried the gaps in the low rails surrounding this attractive remnant of Epping Forest. The Town Council replied that the gaps had been left deliberately to encourage members of the public to use the green without having to step over the rails, so please feel free to do so! We were delighted that the Green was used as a refreshment area as part of the *Classic Car* event organised on September 11th by LRA Cllr Howard Kauffman.

Night Tubes, no more lights!

TfL's Night Tube service has reached Loughton! It runs every Friday and Saturday and details can be found at www.tfl.gov.uk. However, the County Council has turned down the Town Council's request for more street lights to be left on overnight in Loughton. If you have any particular problems, please let us know at contact@loughtonresidents.co.uk

To get LRA's news emails - contact@LoughtonResidents.co.uk

Farmers' markets in Loughton



The LRA organises farmers' markets on the first Sunday of each month (9am–2pm) on Centric Parade, High Road - come and meet LRA Cllrs and volunteers.

Drug dealing

The police receive information about people smoking cannabis in the street or in cars. However, what they need most is information about dealers, particularly those selling Class A drugs such as: heroin (diamorphine), cocaine (including crack), methadone, ecstasy (MDMA) & LSD and Class B drugs such as amphetamines and barbiturates.

They need a name, or an address, or a car type and registration number and, if dealers are at a particular place at a regular weekly time, please let them know that too by calling 101 or visiting www.essex.police.uk

LRA Plans Group

We rely on local residents to guide us on our comments on planning & licensing applications. We operate by email. If you'd like to join in please send us an email at contact@loughtonresidents.co.uk

LRA news & events bulletins

If you don't receive our regular email bulletins, and would like to, please let us know at contact@loughtonresidents.co.uk

Between the email bulletins we send out urgent items on our Twitter and Facebook pages

www.twitter.com/loughtonra www.facebook.com/loughtonresidents

CONTACTING LRA: **ENQUIRIES:** contact@loughtonresidents.co.uk **8508 2932**

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		Trevor Downing (T) Smarts Lane		8508 8877	
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COUNTY: Loughton (Central)		Mark Dalton (T) Highland Avenue		07719 736901	
Chris Pond Staples Road	8508 2361	David Wixley (T) Copper Beech Ct Goldings Rd		8418 9284	
ALDERTON WARD		ST JOHN'S WARD			
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Chris & Debra Roberts (D) Colson Road	8279 0053	Stephen Pewsey (T) Wroths Path		8279 1858	
Adam Omer (T) Station Road	07904 919701	Caroline Pond (D&T) Staples Road		8508 2361	
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