

SAWBRIDGECWORTH TOWN COUNCIL

PLANNING COMMITTEE

Minutes

of the meeting of the Planning Committee held at the Council Offices, Sayesbury Manor, Bell Street, Sawbridgeworth at 20:30 on **Monday 30 April 2018**.

Those present

Cllr Ruth Buckmaster
Cllr Don Hall
Cllr Mike Shaw

Cllr Pat Coysten
Cllr David Royle

In attendance
Richard Bowran – Town Clerk
Lisa Dale - Planning Officer

P 17/135 APOLOGIES FOR ABSENCE
No apologies received.

P 17/136 PUBLIC FORUM
To receive representations from members of the public on matters within the remit of the Planning Committee.
There were none.

P 17/137 DECLARATIONS OF PECUNIARY INTEREST
To receive any Declarations of Interest by Members.
There were none.

P 17/138 MINUTES
To approve as a correct record the minutes of the Meeting held on:
• 16 April 2018 (P17)
[prop Cllr Buckmaster; secd Cllr Hall]
There were no matters arising from these Minutes and not dealt with elsewhere on the Agenda.

P 17/139 PLANNING APPLICATIONS RECEIVED FROM EHDC
To consider Planning Applications received from EHDC since the last meeting of the Planning Committee

3/18/0623/LBC 4 Potters Mews, CM21 9GY
Replace side window in attic with new softwood single glazed heritage casement window.
Re-insert ground floor east flank window into an existing opening that had been plaster boarded up
Applicant: Unknown
STC Comment: No objection

3/18/0658/HH **Vincent House, Station Road, CM21 9JZ**

Erection of detached timber garden room

Applicant: Simon Thompson

STC Comment: No objection

3/18/0745/HH **17 Burnside, CM21 0EP**

Garage conversion to habitable accommodation, roof lights added on the rear roof, part two storey and part first floor side extension, new ground floor side window openings, front hanging tiles replaced with horizontal painted cladding

Applicant: Unknown

STC Comment: No objection although concern raised about appropriate distant between properties (ie no overhang of guttering etc) being maintained

3/18/0793/HH **22 Barnard Road, CM21 9DY**

Single and two storey rear extensions and removal of chimney

Applicant: Unknown

STC Comment: No objection

P 17/140 **LATE PLANNING APPLICATIONS**

To deal with Planning Applications received from EHDC following the Publication of this Agenda and received before 27 April 2018

3/18/0822/HH **89 London Road, CM21 9JJ – Scheme 1**

Single storey rear extension

Applicant: Unknown

STC Comment: No objection

3/18/0824/HH **89 London Road, CM21 9JJ – Scheme 2**

Single storey rear extension with pitched roof

Applicant: Unknown

STC Comment: No objection

RUR/2018/26 **Development at Spellbrook Farm, London Road, Spellbrook**

Street naming & numbering – Proposed names

Harvest Close

Conifer Close

Croft Close

Homestead Close

STC Comment: No comment

3/18/0839/HH **6 Sayesbury Avenue, CM21 0ED**

External part cladding and part rendering

Applicant: Unknown

STC Comment: No objection

3/18/0865/VAR **34 West Road, CM21 0BN**

Variation of condition 2 (approved plans) of planning permission 3/17/2203/FUL -
Extension of existing building to create ancillary residential accommodation - Move the
outbuilding 1.2 metres south to allow access around outbuilding and leave the existing
garden wall in place

Applicant: Unknown

STC Comment: Objection. This is overdevelopment of the site and there are no
mitigating reasons why this should be allowed. Contrary to Policy ENV1

P 17/141 **PLANNING DECISIONS MADE BY EHDC**
To receive Planning Decisions from EHDC

3/18/0285/HH **Land to rear of 5 Bluebell Walk, CM21 0JQ**

Single-storey front extension

STC Comment: Objection. This proposal converts an Annex, formerly a garage, into a
separate dwelling. It is thus an overdevelopment of the site and contrary to previous
consents.

EHDC Decision: Granted.

3/18/0370/HH **45 Vantorts Road, CM21 9NB**

Side and rear extensions, roof alterations, permeable drive and conversion of garage to
form annex

STC Comment: No objection.

EHDC Decision: Granted.

3/18/0383/HH **Penrhyn, London Road, Spellbrook, CM23 4BA**

Balcony to bedroom at rear of the dwelling

STC Comment: No objection.

EHDC Decision: Refused. "The cumulative effect of the erected rear balcony together
with the extensions previously added to the dwelling, would disproportionately alter the
size of the original dwelling, and would intrude into the openness of the Metropolitan
Green Belt. The proposal thereby constitutes inappropriate development in the Green
Belt contrary to policies GBC1 and ENV5 of the East Herts Local Plan Second Review
April 2007, and the National Planning Policy Framework".

3/18/0414/HH **75 The Crest, CM21 0ES**

Erection of single storey rear extension and conversion of garage to habitable room

STC Comment: No objection.

EHDC Decision: Granted.

3/18/0472/HH **25 Wychford Drive, CM21 0HA**

Two outbuildings – Retrospective

STC Comment: No objection.

EHDC Decision: Granted.

3/18/0487/HH

7 Wheatley Close, CM21 0HS

Removal of conservatory. Proposed single storey rear and side extensions. Alterations to fenestration.

STC Comment: No objection.

EHDC Decision: Granted.

P 17/142 PLANNING APPEALS

To receive notification from EHDC of Planning Appeals
None received.

Meeting Closed at 21:03

R. S. Welch
14-5-18