

# SAWBRIDGEWORTH TOWN COUNCIL

## PLANNING COMMITTEE

### Minutes

of the meeting of the Planning Committee held at the Council Offices, Sayesbury Manor, Bell Street, Sawbridgeworth at 7.30 pm on **Monday 05 June 2017**.

#### Those present

Cllr Ruth Buckmaster  
Cllr Pat Coysten

Cllr Don Hall  
Cllr David Royle

In attendance ex Officio:

Cllr Angela Alder

In attendance

Cllr Eric Buckmaster  
3 members of the public  
Lisa Dale – Planning Officer

Cllr Roger Beeching  
R Bowran - Town Clerk  
Joanne Sargant – Town Projects Manager

#### **P 17/01 ELECTION OF COMMITTEE CHAIR**

**Resolved:** That the chair of the Planning Committee for the civic year 2017/18 is Cllr Pat Coysten [*prop Cllr Alder; secd Cllr Hall*]

#### **P 17/02 ELECTION OF COMMITTEE VICE-CHAIR**

**Resolved:** That the vice-chair of the Planning Committee for the civic year 2017/18 is Cllr Ruth Buckmaster [*prop Cllr Alder; secd Cllr Hall*]

#### **P 17/03 APOLOGIES FOR ABSENCE**

Cllr Shaw was absent

It was noted that there is a vacancy on this committee.  
An appointment will be made at the next meeting of council.

#### **P 17/04 PUBLIC FORUM**

To receive representations from members of the public on matters within the remit of the Planning Committee.

Mrs Lucia France sought advice on whether planning consent was needed to locate a residential caravan in the garden of a relative while a house was being built. Clerk gave outline advice and Mrs France was invited to have a more detailed conversation at another time.

#### **P 17/05 DECLARATIONS OF PECUNIARY INTEREST**

To receive any Declarations of Interest by Members. There were none.

#### **P 17/06 TERMS OF REFERENCE**

This item was deferred to the next meeting of the committee.

#### **P 17/07 MINUTES**

To approve as a correct record the minutes of the Meeting held on:

- 15 May 2016 (P20)

This item was deferred to the next meeting of the committee.

To consider Planning Applications received from EHDC since the last meeting of the Planning Committee

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**3/17/0130/FUL****32 Bullfields, CM21 9DD**

[Demolition of existing and Construction of 3 dwellings with associated parking and access](#)

**Applicant:** Mr T and A Jack

**STC Comment:** No Objection

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**3/17/0886HH (Amendment) 26 Brook Lane, CM21 0EL**

[Demolition of car port and detached garage; single storey side extension and two storey rear extension; raising of roof and insertion of dormer windows](#)

**Applicant:** Mr K Willett

**STC Comment:** No Objection

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**3/17/1014/FUL****Riverside View, Spellbrook Lane East**

[Demolition of existing dwelling and other non-residential structures, erection of 4no. dwellings with associated internal access roads and landscaping](#)

**Applicant:** Jack Stanley Homes Ltd

**STC Comment:** No Objection

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**3/17/1031/FUL****5 Bluebell Walk, CM21 0JQ**

[Conversion of existing detached annexe building to form 1 no. new dwelling with associated parking and garden amenity space utilising a previously approved access](#)

**Applicant:** Mr Stephen Grayston

**STC Comment:** Objection

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**3/17/1033/HH****19 Hoestock Road, CM21 0DZ**

[Demolition of existing garage and using the same plinth the assembly of a summerhouse](#)

**Applicant:** Mr Colin Gill

**STC Comment:** No Objection

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**3/17/1044/HH****5 Church Crescent, CM21 9BH**

[Single storey rear extension to replace conservatory; new front porch to replace existing; rebuild and enlarge existing side dormers; repair some areas of external render](#)

**Applicant:** Mr J Portelly

**STC Comment:** No Objection

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**3/17/1077/HH****19 Honeymeade, CM21 0AR**

[Demolition of garage and outbuilding. Erection of a single storey rear and two storey side extension](#)

**Applicant:** Mr David Martin

**STC Comment:** No Objection

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**3/17/1115/LBC****Hill Cottage, 37 London Rd, CM21 9EH**

[Removal of concrete roof tiles and replace with Welsh Slate. Realignment of roofs central valley in lead. Replacement of lead flashing. Removal of roof tiles from barn, upgrade roof felt and relay tiles](#)

**Applicant:** Mr Daniel Johnson

**STC Comment:** No Comment

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**3/17/1142/HH**            **4 High Wych Road, CM21 0AZ**  
Raising of roof ridge to create first floor. First floor side extension, replacement conservatory and alterations to fenestration  
**Applicant:** Mr Graham Purnell  
**STC Comment:** No Objection

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**3/17/1143/FUL**            **The White Lion, London Road, CM21 9EN**  
Single storey extension for accessible WC. External works to include demolition of garden wall, replace with sleepers, timber planters and bench seating. Remove beds and replace with stepped platform to rear garden entrance.  
**Applicant:** Greene King Pub Company  
**STC Comment:** No Objection

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**3/17/1144/LBC**            **The White Lion, London Road, CM21 9EN**  
Single storey extension for accessible WC. External works to include demolition of garden wall, replace with sleepers, timber planters and bench seating. Remove beds and replace with stepped platform to rear garden entrance. Internal works to include demolition of fireplace, screens, raised floor and upper back fitting to bar. New fixed seating, flooring, back fitting, bar top and screens. Refurbish existing WCs. New lighting and decorations throughout  
**Applicant:** Greene King Pub Company  
**STC Comment:** No Comment

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**P 17/08**            **LATE PLANNING APPLICATIONS**

To deal with Planning Applications received from EHDC following the Publication of this Agenda and received before 03 June 2017

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**3/17/1038/HH**            **130 West Road CM21 0BW**  
Removal of hedge and erection of double garage and boot room  
**Applicant:** Mr K Willson  
**STC Comment:** No Objection

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**3/17/1199/HH**            **12 Springhall Road, CM21 9ET**  
Single storey rear extension, part two storey rear and side extn and new first floor window.  
**Applicant:** Mr & Mrs Lee and Kerry Griffin  
**STC Comment:** No Objection

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**3/17/1267/ODPN**            **Suite 1 Plymouth House, CM21 9AE**  
In Change of use from B1(a) office use to C3 dwelling houses  
**Applicant:** LF Developments Ltd  
**STC Comment:** Objection. Loss of commercial premises.

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**3/17/0517/HH**            **44 Newton Drive, CM21 9HE**  
Insertion of 2no side dormer windows  
**Applicant:** Mr S Johnson  
**STC Comment:** Objection. No significant change from pervious application.

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**3/16/2619/PNHH      Rowneybury, Harlow Road CM21 0AJ**

[Proposed single storey rear extension: Depth 8.0 metres, Maximum height 4.0 metres, Eaves height 4.0 metres](#)

**Applicant: Mr Johnson**

**STC Comment:** *No objection*

**EHDC Decision:** *Refused – “The proposed single storey rear extension as shown on drawing no. 12544-P040 received on 23 November 2016, would be in breach of condition 4 of permission ref 3/97/1122/FP which removed Class A permitted development rights for enlargements to the dwellinghouse. Planning permission is therefore required for the proposed development”*

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**3/17/0812/HH      1 Crofters, CM21 0DE**

[Two storey side and single storey front extensions](#)

**Applicant: Mr R Nunn**

**STC Comment:** *No objection*

**EHDC Decision:** *Granted*

**P 17/11      PLANNING APPEALS**

To receive notification from EHDC of Planning Appeals

There were none

Meeting Closed at 20:40

The next scheduled meeting of the Committee is at 20:30 on Monday 26 June 2017.