

Sawbridgeworth Town Council

Sayesbury Manor, Bell Street, Sawbridgeworth
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MAYOR
Cllr Angus Parsad-Wyatt
TOWN CLERK
Christopher Hunt Dip. CSMP®

To: Cllrs R Buckmaster, A Parsad-Wyatt, N Parsad-Wyatt, Pagdades, Penney, S Smith

PLANNING COMMITTEE MEETING

You are hereby summoned to attend a meeting of this committee to be held in the council chamber, at Sayesbury Manor, Bell Street, Sawbridgeworth on **Monday 28 September 2026**, at the conclusion of the 7pm Town Council meeting, to transact the business as set out in the agenda below.

A handwritten signature in black ink, appearing to read 'Christopher Hunt'.

Town Clerk
22 September 2026

AGENDA

- P 26/71** **APOLOGIES FOR ABSENCE**
[👉] To receive and approve any apologies for absence
- P 26/72** **PUBLIC FORUM**
To receive representations from members of the public on matters within the remit of the Planning Committee
- P 26/73** **DECLARATIONS OF PECUNIARY INTEREST**
To receive any Declarations of Interest by Members
- P 26/74** **MINUTES**
[👉] To approve as a correct record the minutes of the Meeting held on:
• 20 July 2026 (P05)

To attend to any matters arising from these Minutes and not dealt with elsewhere on the Agenda.
- P 26/75** **S106 PRIORITIES**
To compile and review the suggested funding points from Section 106 funds, which are contributions from developers to support the costs of new community and social infrastructure in the town.
- P 26/76** **NEIGHBOURING DEVELOPMENTS AND POLICY UPDATES**
To report & receive updates on proposed neighbouring developments.
• Stansted Airport Expansion
• Gilston

P 26/77 WAIN ESTATES – WYCHFORD DRIVE

To discuss further action required following distribution of leaflet from developers to residents

P 26/78 UNAUTHORISED DEVELOPMENTS

To discuss current position of unauthorised development at Sheering Mill Lane

P 26/79 PLANNING APPLICATIONS RECEIVED FROM EHDC

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

3/26/1126/HH 5 Cedar Close, CM21 9NT

[Construction of front porch extension and garage conversion with alterations to fenestration, and installation of new window at first floor level](#)

3/26/1145/LBC 33-35 Knight St, CM21 9AX

[Proposed minor internal changes to bathroom space, and remedial works to solve damp, dry and infestation damages](#)

3/26/1213/VAR The Old Malt House, Knight St, CM21 9AX

[Variation of Condition 2 \(approved plans\) pursuant to planning permission \(ref: 3/24/0272/HH/Dated 01/05/2024\) for \(Demolition of outbuilding and erection of replacement garden studio\). The amendments include changes to the roof type](#)

3/26/1237/FUL Spellbrook Farm, London Road, CM23 4AX

[Reinstatement of entrance boundary wall/pillar, part replacement of timber fencing with brick and flint wall and associated works \(Retrospective\)](#)

3/26/1238/LBC Spellbrook Farm, London Road, CM23 4AX

[Listed building consent for the reinstatement of entrance boundary wall/pillar, part replacement of timber fencing with brick and flint wall and associated works \(Retrospective\)](#)

3/26/1249/HH 6 The Crest, CM21 0ER

[Two storey side extension, single storey front and rear extension and alterations to fenestration](#)

P 26/80 LATE PLANNING APPLICATIONS

To deal with Planning Applications received from EHDC following the Publication of this Agenda and received before 25 September 2026

P 26/81 PLANNING DECISIONS MADE BY EHDC
To receive Planning Decisions from EHDC.

3/26/0833/HH 28 Vantorts Road, CM21 9NB
Demolition of existing rear conservatory lean-to, with erection of a single storey rear extension with lantern rooflight and green roof
STC Comment: No objection but applicant encouraged to liaise with neighbouring property occupants
EHDC Decision: Granted

P 26/82 PLANNING APPEALS
To receive notification from EHDC of Planning Appeals

Plans are no longer available in the Council Office for inspection. They are available on-line on the East Herts District Council web-site.

Members of the public and press are cordially invited to attend all meetings of the Council and its committees.