

SAWBRIDGECWORTH TOWN COUNCIL

PLANNING COMMITTEE

Minutes

of the meeting of the Planning Committee held at the Council Offices, Sayesbury Manor, Bell Street, Sawbridgeworth on **Monday 28 November 2022** at 8.16pm.

Those present

Cllr Angela Alder
Cllr Greg Rattey
Cllr Angus Wyatt

Cllr Craig Chester
Cllr Nathan Parsad

In attendance:

C Hunt – Town Clerk
L Dale – Planning Officer

P 22/86 APOLOGIES FOR ABSENCE

To receive and approve any apologies for absence. Apologies received from Cllr Chester and accepted [*prop Cllr Wyatt, secd Cllr Rattey*]. Cllr Parr was absent.

P 22/87 PUBLIC FORUM

To receive representations from members of the public on matters within the remit of the Planning Committee. There were none.

P 22/88 DECLARATIONS OF PECUNIARY INTEREST

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

P 22/89 MINUTES

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

- 14 November 2022 (P09) [*prop Cllr Wyatt; secd Cllr Alder*]

To attend to any matters arising from these Minutes and not dealt with elsewhere on the Agenda. There were none.

P 22/90 NEIGHBOURING DEVELOPMENTS

To report & receive updates on proposed neighbouring developments. There were none.

P 22/91 PLANNING APPLICATIONS RECEIVED FROM EHDC

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

3/22/2367/HH **Rose Cottage, 32a Vantorts Road, CM21 9NB**

[Single storey rear extension with rooflight windows](#)

STC Comment: No objection [*prop Cllr Wyatt; secd Cllr Alder*]

3/22/2369/HH **9 Kingsmead, CM21 9EY**

[Construction of side and rear part two storey, part single storey extension. Conversion of garage to habitable space. Construction of garage. Construction of front porch. Alterations to fenestration](#)

STC Comment: No objection [*prop Cllr Alder; secd Cllr Rattey*]

3/22/2371/HH **4 Rowney Gardens, CM21 0AT**

[Removal of single storey rear projection. Construction of single storey rear extension with flat roof, parapet and new roof lanterns. Alterations to the front elevation including new gable rooves over the entrance and the garage. Infill of front entrance portico, replacement of pebble dashed render with silicate render, and replacement of roof tiles. Alterations to fenestration](#)

STC Comment: No objection [*prop Cllr Wyatt; secd Cllr Rattey*]

P 22/92 **LATE PLANNING APPLICATIONS**

To deal with Planning Applications received from EHDC following the Publication of this Agenda and received before 25 November 2022. There were none.

P 22/93 **PLANNING DECISIONS MADE BY EHDC**

To receive Planning Decisions from EHDC.

3/22/1991/TEL **London Road, Street Works, CM1 0EU**

Proposed 5G telecoms installation: 20 metre height H3G street pole and additional equipment cabinets

STC Comment: Objection. Support the benefits of improved connectivity but believe this site is inappropriate given its proximity to such a residential area

EHDC Decision: Prior Approval Required and Refused. "The proposed telecommunications monopole and ancillary equipment cabinets by reason of their size, siting and design would appear unduly prominent, conspicuous and visually intrusive within the street scene and would result in visual clutter of telecommunications equipment in the locality, which would be detrimental to the visual amenities and character of the surrounding area. The proposal would thereby be contrary to policies ED3 and DES4 of the East Herts District Council 2018 and the National Planning Policy Framework (NPPF). & "The proposed telecommunications monopole by reason of its height, design, and close siting would have an overbearing impact and unacceptable loss of outlook to the occupiers of Willow Court. Therefore, the proposal would be contrary to policies ED3 and DES4 of the East Herts District Council 2018 and the National Planning Policy Framework (NPPF)."

3/22/2975/FUL **The Knightons, 6 Spellbrook Lane East, CM22 7SE**

Siting of portacabin for the use of beauty treatments

STC Comment: No objection

EHDC Decision: Refused. "The proposed development would amount to inappropriate development in the Green Belt which is by definition harmful to the Green Belt. Additional harm is identified in respect of loss of openness to the Green Belt and poor design. No circumstances have been identified that would amount to very special circumstances that would clearly outweigh the harm to the Green Belt by reason of inappropriateness, loss of openness and poor design. The proposal would therefore be contrary to Policy GBR1 and DES4 of the East Herts District Plan 2018 and the National Planning Policy Framework."

P 22/94

PLANNING APPEALS

To receive notification from EHDC of Planning Appeals. There were none.

Meeting Closed at 8.20pm