

# SAWBRIDGECWORTH TOWN COUNCIL

## PLANNING COMMITTEE

### Minutes

of the meeting of the Planning Committee held at the Council Offices, Sayesbury Manor, Bell Street, Sawbridgeworth by Zoom at 7pm on **Monday 11 January 2021**.

#### Those present

Cllr Angela Alder  
Cllr Dinesh Patel

Cllr Craig Chester  
Cllr Greg Rattey

*(Ex-officio Cllr Furnace)*

In attendance:

S Crocker - Town Clerk

L Dale – Planning Officer

#### **P 20/89 APOLOGIES FOR ABSENCE**

To receive any apologies for absence. None received. Cllr Gray was absent.

#### **P 20/90 PUBLIC FORUM**

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

#### **P 20/91 DECLARATIONS OF PECUNIARY INTEREST**

To receive any Declarations of Interest by Members. No pecuniary interest declared. Cllr Alder declared a non-statutory interest in respect of Agenda item P 20/93 – 5 Walnut Tree Avenue and 17 Walnut Tree Crescent.

#### **P 20/92 MINUTES**

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

- 30 November 2020 (P 11) [*prop Cllr Chester; secd Cllr Rattey*]

To attend to any matters arising from these Minutes and not dealt with elsewhere on the Agenda.

#### **P 20/93 PLANNING APPLICATIONS RECEIVED FROM EHDC**

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

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**3/20/1962/HH 9 Northfield Road, CM21**

[Part two storey, part single storey rear extension, single storey front extension, and the creation of a new access with a parking area for 2 vehicles to include a change in land levels and landscaping to the front](#)

**Applicant:** Mr A Sanford

**STC Comment:** No objection [*prop Cllr Chester; secd Cllr Furnace*]

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**3/20/2045/FUL**      **Craycombe, Parsonage Lane – Amended**  
[Subdivision of the site to include associated landscaping \(fencing, shrubs, hard surfacing\), conversion of office and outbuildings to a two bedroom dwelling with associated fenestration alterations, insertion of additional fenestration and alterations to and raising of the roof ridge, along with the erection of a shed and bin store](#)

**Applicant:** Mr A O'Conner

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

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**3/20/2078/ADV**      **49-51 Knight Street, CM21 9AX**  
[Re-painting of shop front and erection of one non-illuminated fascia sign](#)

**Applicant:** Ms Norma Jordan

**STC Comment:** No comment

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**3/20/2386/LBC**      **136 Sheering Mill Lane, CM21 9ND**  
[Replacement of boiler and insertion of flue](#)

**Applicant:** Dr B Marlow

**STC Comment:** No comment

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**3/20/2397/B1CPN**      **60B Station Road, CM21 9AZ**  
[Change of use from Light Industrial \(Class B1 \(c\)\) to 2 residential flats \(Class C3\).](#)

**Applicant:** Elisha Mirza

**STC Comment:** Deferred until further information available [*prop Cllr Rattey; secd Cllr Chester*]

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**3/20/2408/VAR**      **Land Rear of 60 Station Road, CM21 9AZ**  
[Removal of condition 2 of approval: 3/18/0153/FUL \(Change of use and internal alterations to create four office/workshop units with alterations to front elevation\). Vary drawing C4 \(Floor/Elevation-Proposed\) with drawing number TPP20201103-02](#)

**Applicant:** Elisha Mirza

**STC Comment:** Deferred until further information available [*prop Cllr Rattey; secd Cllr Furnace*]

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**3/20/2423/HH**      **13 Hampton Gardens, CM21 0AN**  
[Conversion and alterations of garage to create second floor with two pitched dormers to front elevation, a single dormer to rear and canopy to the rear](#)

**Applicant:** Mr S Vale

**STC Comment:** No objection [*prop Cllr Patel; secd Cllr Chester*]

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**3/20/2440/HH**      **2 Northfield Road, CM21 9DR**  
[Single storey rear extension](#)

**Applicant:** Mr Sonny Lewis

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

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**3/20/2482/HH**                    **5 Walnut Tree Avenue, CM21 9JR**  
[Removal and replacement detached garage. Infill side and rear extensions with side winter garden extension](#)  
**Applicant:** Dr Radu Burton  
**STC Comment:** No objection [*prop Cllr Patel; secd Cllr Rattey*]

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**3/20/2451/HH**                    **17 Walnut Tree Crescent, CM21 9EB**  
[Ground floor side and rear extension](#)  
**Applicant:** Mr & Mrs R Diprose  
**STC Comment:** No objection [*prop Cllr Chester; secd Cllr Furnace*]

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**3/20/2500/HH**                    **4 Rowney Wood, CM21 0HR**  
[Two-storey side extension to include conversion and alterations of garage. Two-storey rear extension with juliette balcony to first floor](#)  
**Applicant:** Mrs J Pickard  
**STC Comment:** No objection [*prop Cllr Patel; secd Cllr Rattey*]

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**3/20/2502/HH**                    **6 Hampton Gardens, CM21 0AN**  
[First floor extension above double garage](#)  
**Applicant:** Mr M Omyena  
**STC Comment:** No objection. Neighbours comments/concerns noted [*prop Cllr Rattey; secd Cllr Chester*]

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**3/20/2560/HH**                    **14 The Crest, CM21 0ER**  
[Single storey rear extension, two storey side extension and part garage conversion](#)  
**Applicant:** Mr & Mrs A Devine  
**STC Comment:** No objection [*prop Cllr Furnace; secd Cllr Rattey*]

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**3/20/2559/HH**                    **7 Newton Drive, CM21 9HE**  
[Demolition of conservatory and garage. Erection of two storey side extension and single storey front and rear extensions](#)  
**Applicant:** Mr Wayne Heapy  
**STC Comment:** No objection [*prop Cllr Chester; secd Cllr Patel*]

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**P 20/94                    LATE PLANNING APPLICATIONS**

To deal with Planning Applications received from EHDC following the Publication of this Agenda and received before 8 January 2021. There were none.

**3/20/0323/LBC 50 Bell Street, CM21 9AN**

Installation of window, roof light and boiler flue. Internal alterations, to include new bathroom and utility space; alterations to partitions and doorways in connection with conversion to residential use.

**Applicant:** Forebury Estates Ltd

**STC Comment:** No comment

**EHDC Decision:** Granted

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**3/20/0780/FUL The Colt, Redricks Lane, CM21 0RL**

Demolition of bungalow and erection of 2 dwellings, access and associated works

**Applicant:** Red Ricks Colt Ltd

**STC Comment:** No objection

**EHDC Decision:** Granted

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**3/20/1230/LBC 27 Bell Street, CM21 9AR**

Removal of air conditioning units on rear elevation, insertion of internal extract ductwork and insertion of external extract grille on flank elevation

**Applicant:** Mr Peter Bennet

**STC Comment:** No comment

**EHDC Decision:** Granted

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**3/20/1900/FUL Land at Railway Meadow, London Road**

Erection of 9 infill dwellings including associated vehicular access. 23 parking spaces and landscaping/infrastructure

**Applicant:** Mrs Ran Yao

**STC Comment:** Inappropriate development - not in-keeping with street scene

**EHDC Decision:** Refused. Contrary to policies GBR1, DPS2, VILL2, DES4, DES2, NE2, NE3, WAT1 & WAT5 of the EHDP 2018 & NPPF 2019

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**3/20/1936/HH 3 The Orchards, CM21 9BB**

Single and two storey rear extension, extension to front entrance porch and conversion of rear garage to playroom and study

**Applicant:** Mr & Mrs P James

**STC Comment:** No objection

**EHDC Decision:** Granted

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**3/20/1992/FUL 1 Bullfields, CM21 9DB**

Demolition of existing dwelling house, and erection of 4no. 1 bed flats and 2no. 2 bed flats, together with associated refuse and cycle storage provision, parking provision for 6 vehicles and associated outside amenity space

**Applicant:** Stallan Group Ltd

**STC Comment:** Objection. Overdevelopment of site, not in-keeping with street scene

**EHDC Decision:** Refused. Contrary to policies DES4, HOU2, HOU11, HA4, HOU7, TRA3, DES2, DES3, WAT1 and WAT5 of the EHDP 2018 & NPPF 2019

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**3/20/2088/HH                      Sapsed House, 23 The Forebury, CM21 9BD**

Proposed single storey rear extension

**Applicant:** Mr & Mrs David Ho

**STC Comment:** No objection

**EHDC Decision:** Granted

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**3/20/2100/PNHH                      35 Barnard Road, CM21 9DY**

Single storey rear extension: Depth 6.0 metres, Maximum height 3.3 metres, Eaves height 3.0 metres. Single storey side extension: Depth 6.0 metres, Maximum height 3.3 metres, Eaves height 3.0 metres

**Applicant:** Expert Planning and Design Consultancy Ltd

**STC Comment:** No comment until sufficient information available

**EHDC Decision:** Prior approval is not required

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**3/20/2135/HH                      Chalks Farm, Coney Gree, CM21 0DA**

Ground floor rear extension with roof lights and replacement of existing front bay window with French doors

**Applicant:** Mr & Mrs Ellis

**STC Comment:** No objection

**EHDC Decision:** Granted

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**P 20/96                      PLANNING APPEALS**

To receive notification from EHDC of Planning Appeals.

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5 Applegate, Sawbridgeworth, Hertfordshire, CM21 0DR

LPA Appeal Reference: 20/00132/REFUSE

Erection of wooden car port to front of property

**STC Comment:** No objection.

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Meeting Closed at 7.26pm