

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 25 March 2024** at 7.55pm.

Those present

Cllr Ruth Buckmaster
Cllr Simon Penney

Cllr Nathan Parsad-Wyatt
Cllr John Rider

**In attendance – Christopher Hunt –
Town Clerk**

- P 23/149 APOLOGIES FOR ABSENCE**
To receive and approve any apologies for absence. Apologies received from Cllrs Angus Parsad-Wyatt and Cllr S Smith and approved [*prop Cllr R Buckmaster; secd Cllr Penney*]
- P 23/150 PUBLIC FORUM**
To receive representations from members of the public on matters within the remit of the Planning Committee. There were none.
- P 23/151 DECLARATIONS OF PECUNIARY INTEREST**
To receive any Declarations of Interest by Members. Cllr R Buckmaster declared pecuniary interest in Agenda item 23/154 – 3/24/0463/HH & 3/2/0464/LBC - 64 Station Road, CM21 9AZ and left the room while this was being discussed.
- P 23/152 MINUTES**
Resolved: To approve as a correct record the minutes of the Meeting held on:
 - 11 March 2024 (P016) [*prop Cllr J Rider; secd Cllr N Parsad-Wyatt*]To attend to any matters arising from these Minutes and not dealt with elsewhere on the Agenda. There were none.
- P 23/153 NEIGHBOURING DEVELOPMENTS**
To report & receive updates on proposed neighbouring developments. There were none.
- P 23/154 PLANNING APPLICATIONS RECEIVED FROM EHDC**
To consider Planning Applications received from EHDC since the last meeting of the Planning Committee.

3/24/0383/FUL Farlea, Spellbrook Lane West, CM23 4AY
[Erection of two chalet style dwelling with associated parking, refuse and landscaping](#)
STC Comment: No objection [*prop Cllr N Parsad-Wyatt; secd Cllr R Buckmaster*]

3/24/0387/ADV **39 London Road, CM21 9EH**
[Erection of non-illuminated fascia sign](#)
STC Comment: No objection [*prop Cllr R Buckmaster; secd Cllr N Parsad-Wyatt*]

3/24/0463/HH &
3/24/0464/LBC **64 Station Road, CM21 9AZ**
[Remove single storey rear projection and construction of proposed single storey rear extension](#)
STC Comment: No objection [*prop Cllr Rider; secd Cllr Penney*]

3/24/0495/HH **5a Bluebell Walk, CM21 0JQ**
[Raising roof by half a storey and 7 new dormer windows to create additional storey to existing dwelling](#)
STC Comment: Objection. We urge EHDC to consider objection from neighbouring property to ensure scale of this proposed development is acceptable [*prop Cllr S Penney; secd Cllr R Buckmaster*]

3/24/0500/FUL **Barn to North of Redricks Lane, Opp Redricks Farm, CM21 0RL**
[Change of use of agricultural building to create 1, 4 bedroomed dwelling. Erection of side and rear extensions, external alterations, erection of air source heat pump and widening and alterations of entrance to create 3 parking bays and removal of existing eastern access](#)
STC Comment: No objection [*prop Cllr R Buckmaster; secd Cllr Penney*]

3/24/0511/HH **4 Blakes Court, Church Street, CM21 9TD**
[Insertion of a window to the bathroom at first floor level on the rear elevation](#)
STC Comment: No objection however privacy of neighbouring properties should be respected by way of obscured glass [*prop Cllr Penney; secd Cllr R Buckmaster*]

P 23/155 **LATE PLANNING APPLICATIONS**

To deal with Planning Applications received from EHDC following the Publication of this Agenda and received before 22 March 2024.
None received.

P 23/156 **PLANNING DECISIONS MADE BY EHDC**

To receive Planning Decisions from EHDC.

3/23/1828/HH &
3/23/1829/LBC **19 Knight Street, CM21 9AT**
Alterations to front garden brick wall
STC Comment: No objection - welcome the making safe of this wall and urge that any historic aspects/artifacts be retained & No comment.
EHDC Decision: Granted

3/23/2103/FUL 34 London Road, CM21 9JS

Change of use from shop (Class E) to Sui Generis for use as hot food takeaway, with an external flue to the rear elevation

STC Comment: Object on the basis we have insufficient information to consider application including proposed use and type of takeaway offered

EHDC Decision: Granted

3/24/0012/HH 25 The Orchards, CM21 9BB

Glazed porch extension with covered external landing and ramped access

STC Comment: No objection

EHDC Decision: Granted

3/24/0065/HH 1 Brookfields, CM21 0EJ

Erection of ground floor front extension and additional storey onto existing dwelling

STC Comment: No objection however regret loss of bungalow dwelling

EHDC Decision: Refused. "The proposed additional storey by reason of its depth, size, siting and bulk would fail to appear as a subservient addition to the host dwelling and would appear overly dominant within the street scene. This would have detrimental impact on the character and appearance of the site and surrounding area. The proposal would be contrary to Policies DES4 and HOU11 of the East Herts District Plan 2018".

P 23/157 PLANNING APPEALS

To receive notification from EHDC of Planning Appeals. Noted

Planning Appeal: 31 Vantorts Road, CM21 9NB

LPA Appeal Reference: 24/00019/REFUSE

Meeting Closed at 8.24pm