

**MINUTES OF PLANNING SUB-COMMITTEE MEETING HELD ON MONDAY 3 MARCH 2014 IN THE ROBIN ROOM, THE CASTLE, HERTFORD AT 6.00PM**

PRESENT: Cllr N Wilson, in the Chair  
Councillors: Mrs B Haddock, Mrs B Mansfield, P Ruffles and R Willis

IN ATTENDANCE: Ms Tricia Carpenter – Civic Administration Manager  
2 Member of the public

**403. APOLOGIES FOR ABSENCE**

Cllr D Poole (Unwell)

**404. DECLARATIONS OF INTEREST**

None			

**405. THE MINUTES**

It was **RESOLVED** that:

The minutes of the Planning Sub-Committee Meeting held on 17 February 2014 were approved as a correct record of the proceedings, and the Chairman was authorised to sign the same.

**406. MATTERS ARISING FROM THE MINUTES NOT DEALT WITH ELSEWHERE ON THE AGENDA – PAPER A**

The Committee requested that information be sought as to when the planning application for the flag pole was to be submitted.

It was **RESOLVED** that:

The report be noted.

**407. QUESTIONS AND/OR STATEMENTS FROM MEMBERS OF THE PUBLIC**

Mr Richard Vigus of Revels Croft Bungalow attended the meeting to address the Committee regarding the Planning application by Revels Croft Barn to remove the Condition 2 of the previous planning permission restricting hours of use. Mr Vigus stated that the main entrance to the site was less than 50 meters from his bungalow and there was no screening except his own hedge to block the noise and the headlights. The two front bedrooms were particularly affected by noise and headlights shining into the rooms. He stated that although the restricted hours were from 7.30am in the morning, nevertheless he was frequently disturbed as early as 5am or 6am, when HGV's leave the site. He stated that he would be willing to accept some relaxation to the hours of business from say 7am – 9pm, but would be unhappy to see a complete relaxation of the hours of business.

**408. PLANNING APPLICATIONS**

The Committee considered current planning applications, and commented as follows:

3/14/0122/FP/LP	Revels Croft Barn, Wadesmill	Removal of condition 2 (restricting hours of use) and Condition 4 (external lighting) of
-----------------	------------------------------	--

	Road	planning permission reference 3/08/0595/FP
Objection: Given the closeness of the adjacent dwelling, the Committee strongly objected to any lifting of Conditions 2 or 4.		
3/14/0218/FP/MC	105 Duncombe Road	First floor rear extension
No objection		
3/14/0220/FP/JS	11 Hagsdell Road	Demolition of existing dwelling and erection of replacement dwelling
No objection, although the Committee would wish to see a strong green edge to the property rather than a large fence.		
3/14/0278/FP/AK	13A Queens Road	New front wall with entrance gates to replace existing and existing vehicular access to be widened.
The Town Council is anxious to protect the character of Queens Road especially at its vulnerable lower end and were therefore concerned regarding the quality and treatment of the front wall. The first in the list of considerations in planning matters adopted by the Town Council is consideration of pedestrians and a wider entrance to the property would inevitably disadvantage the pedestrian, and the loss of any tree within the site or on the highway would be considered a serious loss.		
3/14/0245/FP/AK	6 Tamworth Road	Single storey rear extension
No objection		
3/14/0205/LB/MC	Jenningsbury House, London Road	Alteration to approved application 3/13/1124/LB, installing bathroom into current bedroom, which requires installation of 3 pipes as shown on the attached plan
No objection. Provided all external fabrics are replaced and repaired.		
3/14/0266/FP/SD	Hertford Cricket & Hockey Association, Mangrove Road	Construction of a single storey side extension and internal alterations
No objection		
3/14/0295/FP/JS	16 Rib Vale	Two storey rear extension
Objection. Concern for potential of overshadowing to adjacent properties, dependant on the size of the extension		
3/14/0301/FP/AK	12 Manor Close	Single storey rear extension
No objection		
3/14/0319/LB/LP	Buildings 6&7 Bluecoats Avenue	Alterations to approved internal arrangements of the building (amendments to approved listed building consent 3/13/0941/LB)
No Comment		
3/14/0331/FP/AK	10 The Avenue	Two storey side extension and single storey rear extension, including the removal of single storey section of existing building and outbuilding.
No objection		

Councillors Wilson and Ruffles declared that any views expressed about applications were on the evidence before them so far, and at this meeting. They reserved the right to speak on additional evidence, which may be presented to them subsequently as District Councillors.

**409. DECISIONS RECEIVED FROM HERTFORDSHIRE COUNTY AND EAST HERTS COUNCILS**

It was **RESOLVED** that:

The decision notices from East Herts Council be noted.

**410. CORRESPONDENCE**

None

**411. TOWN SIGNAGE**

The Committee was asked to explore whether it was feasible to achieve the installation of separate signage to mark the specific areas of Bengoe, Hornsmill and Hertingfordbury. The request had come from a resident of Bengoe. The Committee agreed to initially explore the possibility with Hertfordshire Highways prior to ascertaining whether it would be something the Council would wish to progress.

**412. ITEMS FOR FUTURE AGENDA**

1. Draft District Plan – Comments required by 22 May 2014.
2. Definitive registering of Byeways, Footpaths and Bridleways.

Meeting closed at 7.25pm