

MINUTES OF PLANNING SUB-COMMITTEE MEETING HELD ON MONDAY 2 FEBRUARY 2015 IN THE ROBING ROOM, THE CASTLE, HERTFORD AT 6.00PM

PRESENT: Cllr N Wilson, in the Chair
Councillors Mrs B Haddock, Cllr Mrs S Newton, Dr L Radford, P Ruffles and R Willis

IN ATTENDANCE: Ms T Carpenter (Civic Administration Manager)

370. APOLOGIES FOR ABSENCE

None.

371. DECLARATIONS OF INTEREST

Cllr Ruffles	DPI	Planning Application: 3/14/1922/FP – The Scout Hut, Watermill Lane	Cllr Ruffles is a member of East Herts Council, the applicant.
Cllr Wilson	DPI	Planning Application: 3/14/1922/FP – The Scout Hut, Watermill Lane	Cllr Ruffles is a member of East Herts Council, the applicant.
Cllr Ruffles	Declarable	Planning Application: 3/15/0036/LB – 1 Fore Street	Cllr Ruffles is a member of the Civic Society.

372. THE MINUTES

It was **RESOLVED** that:

The minutes of the Planning Sub-Committee Meetings held on 19 January 2015 were approved as a correct record of the proceedings, and the Chairman was authorised to sign the same.

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

It was **RESOLVED** that:

The action sheet be noted.

374. QUESTIONS AND/OR STATEMENTS FROM MEMBERS OF THE PUBLIC

None.

375. PLANNING APPLICATIONS

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

3/15/0036/LB/JS	1 Fore Street	Installation of blue commemorative plaque on front elevation
No objection		

3/15/0043/AD/SD	133-135 Hertingfordbury Road	New illuminated and non illuminated image forecourt signage
No comment		

3/15/0046/FP/LP	Unit D, The Chase, John Tate Road, Foxholes Business Park	Change of use of former first floor office and ground floor canteen. To retain first floor office and ground floor as ancillary gym, pool and recreation area
No objection		

3/15/0003/FP/MC	254 Hertingfordbury Road	Erect a gazebo in the south east corner of the garden and a bike shelter in the south west corner
No objection		

3/14/1922/FP/LP	The Scout Hut, Watermill Lane	Demolition of Scout Hut and erection of 2 detached dwellings. Erection of a new scout hut and community building on adjacent open space
<p>The Council expressed concern for the long term future of the scouts in that location given that EHC had not indicated the level of funding it would make available for the new scout hut, and a funding gap was likely to occur which the scouts could not bridge. Furthermore the Committee expressed concern regarding future car parking at the site given that car parking in the current location was contained within the immediate area outside the scout hut.</p> <p>Note: Having previously declared a DPI, Cllrs Ruffles and Wilson left the room during the discussion on this item.</p> <p>Note: During the absence of the Chairman, the Vice Chairman, Cllr Willis took the Chair.</p>		

3/15/0080/FP/AH	13A Queens Road	Existing wall and gates to be removed, opening increased to 4m wide with 4no 1.8m high pillars and 1.2m high wall with hedging in between
No objection		

3/14/2132/OP	Former Brickfields off Cole Green Way	Outline consent for the erection of a low carbon continuing care retirement community consisting of 80 bed care home and up to 96 c2 flexi care/assisted living units. Shared communal facilities including swimming pool, gymnasium, day centre, therapy rooms, restaurant, store/post office, tennis courts, bowling green, allotments/gardening areas and public woodland walking areas. All matters reserved.
<p>Objection: The Council was again appalled that this application had been resubmitted and did not feel that the changes in the new application sufficiently addressed the fundamental concerns over road access and safety. The isolated nature of the development from the town centre is also considered both unsustainable and inappropriate given the proposed use of the land. Walking into town would be unlikely to be possible in many cases. The site is hugely significant for Hertford in terms of ecology and the railway banks have become corridors for both flora and fauna. The site is one of the designated Green Fingers surrounding Hertford and separates the Town and Village of Hertford and Hertingfordbury. To build on this land would have a</p>		

detrimental effect on the ability to maintain the separate identities of the town and village. The land abuts Cole Green Way which many people use as a rural, peaceful place to walk and cycle and the application seeks to replace this area of woodland and open space with a large residential development.

3/15/0106/LB/MC	Hertford East Railway Station, Mill Road	Change of use from newsagent to children's day care nursery and insertion of door
No objection		

Councillors Ruffles and Wilson 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.

376. DECISIONS RECEIVED FROM HERTFORDSHIRE COUNTY AND EAST HERTS COUNCILS

It was **RESOLVED** that:

The review of decision notices from East Herts Council be noted.

377. CORRESPONDENCE

None

378. STREET NAMING AND NUMBERING

The Committee had received a request from East Herts Council for the recommendation of street names for the development of 7 houses at the rear of 1 Hawthorn Close. The Committee recommended Thorney Burrow, Buckthorn Close, Quickthorn Close and Blackthorn Close for consideration.

It was **RESOLVED** that:

The Committee recommends Thorney Burrow, Buckthorn Close, Quickthorn Close and Blackthorn Close to East Herts Council for consideration.

379. BALLS PARK FOOTPATHS

The Committee considered the proposal for the dedication of footpaths and bridleways within Balls Park. The Committee expressed concern regarding horses exiting the bridleways directly onto roads and considered that a possible better arrangement for public access could be for a separate pedestrian entrance to the park, at the London Road entrance nearest to Hertford Heath, beyond the two lodges.

Note: Having previously declared a DPI, Cllr Ruffles left the room during the discussion on this item.

It was **RESOLVED** that:

The above comments be forwarded Hertfordshire County Council.

380. FENCING AT PANSHANGER PARK

The Committee had received a request for support from Hertingfordbury Parish Council regarding their concerns at the large fence that has been erected at the

entrance to Panshanger Park at Mary Purver Way. The Committee did not fully understand the background for the erection of the fence but recognised the need to protect the special ecology, flora and fauna in that area and therefore did not feel in a position to comment on the matter.

It was **RESOLVED** that:

The Committee makes no comment.

381. ITEMS FOR FUTURE AGENDA

None.

Meeting closed at 1920.