

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

PRESENT: Cllr N Wilson, in the Chair  
Councillors: Dr L Radford, P Ruffles and R Willis

IN ATTENDANCE: Ms T Carpenter (Civic Administration Manager)

**411. APOLOGIES FOR ABSENCE**

Apologies for absence were received from Cllr Mrs Haddock

**412. DECLARATIONS OF INTEREST**

Cllr P Ruffles	Declarable	Planning Application 3/15/0225/FP. 1 Dunkirk Mews	Applicant is known to Cllr Ruffles
Cllr P Ruffles	Declarable	Planning Application 3/15/0308/HH & 3/15/0309/LBC The Grove 54 Port Vale	Applicant is known to Cllr Ruffles
Cllr Dr Radford	Declarable	Planning Application 3/15/0308/HH & 3/15/0309/LBC The Grove 54 Port Vale	Applicant is known to Cllr Dr Radford
Cllr Wilson	Declarable	Planning Application 3/15/0308/HH & 3/15/0309/LBC The Grove 54 Port Vale	Applicant is known to Cllr Wilson
Cllr Dr Radford	Declarable	Planning Application: 3/15/0238/HH – 70 Chandlers Way	Applicant is known to Cllr Dr Radford
Cllr Wilson	Declarable	Planning Application: 3/15/0239/HH – 128 Cecil Road	Cllr Wilson knows the residents of neighbouring properties.

**413. THE MINUTES**

It was **RESOLVED** that:

The minutes of the Planning Sub-Committee Meetings held on 16 February 2015 were approved as a correct record of the proceedings, and the Chairman was authorised to sign the same.

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

Proliferation of Signage – Hertingfordbury Road

East Herts Council had confirmed that the report to the Development Management Committee to act under the powers given in the Localism Act will be presented to the meeting of 25 March 2015.

It was **RESOLVED** that:

The action sheet be noted.

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

None.

**416. PLANNING APPLICATIONS**

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

3/15/0239/HH/MC	128 Cecil Road	Erection of Porch
No objection		

3/15/0238/HH/AH	70 Queens Road	Two storey side extension and bay window with gable roof to front elevation at first floor
No objection		

3/15/0249/HH/SD	13 Chandlers Way	Single storey rear/side extension and alteration/conversion of existing garage into habitable accommodation
Objection. The proposal would result in a lack of direct access to the rear of the property and would spread the entire width of the boundary. The Committee also raised general concerns around garage conversions which could lead to additional on street parking.		

3/15/0268/HH/SD	47 West Street	Single storey rear extension (revision of 3/14/0315/FP)
No objection		

3/15/0274/HH/AH	46 The Drive	Two storey and single storey rear extension
Concern was expressed that the proposed extension would lead to the creation of a terracing effect and enclosing the street scene. The proposal would also have a detrimental impact on the neighbouring property.		

3/15/0284/HH/JS	8 Greencoates	Single storey rear extension
No objection		

3/15/0182/FP/AH	8 Parliament Square	Installation of air conditioning and external condenser
No objection		

3/15/0047/AD/AH	8 Parliament Square	Erection of 4no awnings
The Committee noted the importance of the terracotta characteristic of that sweep of buildings and were concerned that the colour of the awnings was unsympathetic to the colour of the façade.		

3/15/0225/FP/SD	1 Dunkirk Mews, Queens Road	Raising of roof to allow extension to first floor accommodation and insertion of window in north west elevation and 4no roof lights
No objection		

3/15/0129/PO/MC	Conbar House, Mead Lane	Change of use of building from B1 office to C3 residential (14 flats)
Objection. The Committee reiterated its previous position regarding development in the Mead Lane area in that it was opposed to any further housing development in the area until such time as the access and egress issues are resolved.		

3/15/0256/HH/AH	23 Hawthorn Close	Proposed additional part storey to create two bedrooms at first floor level partially within new roof space
Concern was expressed that the proposal was an over development of the site and would have an over powering impact on the street scene which was currently of good design. Furthermore the Committee noted that bungalows as a housing type were in short supply and the stock that is held should remain.		
3/15/0288/FUL/SD	57 Molewood Road	Demolition of existing commercial buildings and erection of 3no three bedroom dwellings and associated external works including restoration of the river bank, off street parking and landscaping – revised scheme incorporating 3no roof lights to front elevation
No objection		
3/15/0308/HH/JS	The Grove, 54 Port Vale	Alterations to studio including extension to front and side and new double pitch roof. Replacement timber windows. Construction of deck to store timber
No objection		
3/15/0309/LBC/JS	The Grove, 54 Port Vale	New timber and slate double pitch roof to replace existing timber and slate mono-pitch roof. New roof built above timber stud wall. Cast iron gutters and downpipes. Replace steel windows with timber windows. Enlarge WC cubicle. Construct deck to store timber.
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.

#### 417. **DECISIONS RECEIVED FROM HERTFORDSHIRE COUNTY AND EAST HERTS COUNCILS**

It was **RESOLVED** that:

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

#### 418. **CORRESPONDENCE**

##### Appeals

- |              |  |
|--------------|--|
| 3/13/1273/FP | 115-149 Tudor Way<br>Appeal Allowed    |
| 3/14/1066/FP | 147 Ladywood Road<br>Appeal Dismissed  |
| 3/13/2220/FP | 6 Desborough Close<br>Appeal Dismissed |

419. **ITEMS FOR FUTURE AGENDA**

None.

Meeting closed at 6.55pm