

# Sawbridgeworth Town Council

Sayesbury Manor, Bell Street, Sawbridgeworth  
Hertfordshire CM21 9AN  
Tel: 01279 724537

e-mail: [info@sawbridgeworth-tc.gov.uk](mailto:info@sawbridgeworth-tc.gov.uk)  
web: [www.sawbridgeworth-tc.gov.uk](http://www.sawbridgeworth-tc.gov.uk)



**MAYOR**  
Cllr Reece Smith  
**TOWN CLERK**  
Christopher Hunt Dip. CSMP®

To: Cllrs R Buckmaster, A Parsad-Wyatt, N Parsad-Wyatt, Penney, Rider, S Smith

## **PLANNING COMMITTEE MEETING**

You are hereby summoned to attend a meeting of this committee to be held in the council chamber, at Sayesbury Manor, Bell Street, Sawbridgeworth on **Monday 30 September 2024**, at the conclusion of the 7:00pm Town Council meeting, to transact the business as set out in the agenda below.

A handwritten signature in black ink, appearing to read 'Christopher Hunt'.

Town Clerk  
24 September 2024

## **AGENDA**

- P 24/58**      **APOLOGIES FOR ABSENCE**  
[👏]              To receive and approve any apologies for absence
- P 24/59**      **PUBLIC FORUM**  
                    To receive representations from members of the public on matters within the remit of the Planning Committee
- P 24/60**      **DECLARATIONS OF PECUNIARY INTEREST**  
                    To receive any Declarations of Interest by Members
- P 24/61**      **MINUTES**  
                    To approve as a correct record the minutes of the Meeting held on:  
                    • 16 September 2024 (P06)  
  
                    To attend to any matters arising from these Minutes and not dealt with elsewhere on the Agenda.
- P 24/62**      **NEIGHBOURING DEVELOPMENTS**  
                    To report & receive updates on proposed neighbouring developments.

P 24/63

**PLANNING APPLICATIONS RECEIVED FROM EHDC**

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

---

**3/24/1664/HH**            **10 Falconers Park, CM21 0AU**

[Erection of single storey attached garage](#)

---

**3/24/1696/VAR**            **Land between 136 and 130 Sheering Mill Lane, CM21 9ND**

[Variation of conditions 2 \(Approved Plans\) and 17 \(Obscure glazed window\) pursuant to planning permission 3/23/1534/FUL dated 28.03.2024 \(for: Erection of dwelling and shed with creation of access, landscaping and associated works including alterations to land levels.\). The amendments include the variation of the approved plans to facilitate more modern living and divisions of public and private spaces and the variation of the wording of condition 17 to read as the first floor side \(East and West\) rooflights serving the dwellings as shown on drawing reference S73-01, S73-02, and S73-03 shall be non-opening up to 1.7 meters above the floor level of the roof they are within and shall be permanently retained in that condition thereafter](#)

---

**3/24/1697/VAR**            **Fairswell, 25 Vantorts Road, CM21 9NA**

[Variation of condition 2 \(Approved Plans\) pursuant to planning permission 3/21/0080/HH – Alterations and raising of roof. First floor extension and alterations to fenestration. To retrospective amend the proposed elevations to change the material at first floor level from render to horizontal board cladding](#)

---

**3/24/1710/VAR**            **Fairswell, 25 Vantorts Road, CM21 9NA**

[Retrospective Variation of Condition 2 \(approved plans\) of 3/22/0211/FUL – Erection of 1, 4 bedroom dwelling. Creation of vehicle access and driveway and erection of cycle shed: To add 16 solar panels onto the south elevation roof](#)

---

**3/24/1763/ADV**            **34 London Road, CM21 9JS**

[Removal of internally illuminated fascia and box signs. Installation of externally illuminated fascia sign and non-illuminated box sign](#)

---

P 24/64

**LATE PLANNING APPLICATIONS**

To deal with Planning Applications received from EHDC following the Publication of this Agenda and received before 27 September 2024

P 24/65

**PLANNING DECISIONS MADE BY EHDC**

To receive Planning Decisions from EHDC.

---

**3/24/1297/VAR**            **59 West Road, CM21 0BN**

Variation of condition 2 (approved plans) pursuant to planning permission 3/23/1133/FUL dated 10.08.2023 (for: Demolition of semi-detached garage. Erection of single storey detached bungalow with associated parking). The amendments include an air source heat pump instead of gas boiler.

**STC Comment:** No objection

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

---

---

**3/24/1341/HH            16 Falconers Park, CM21 0AU**

Raising of roof ridge to side incorporating Juliet balcony at first floor, conversion of garage to habitable room, single storey rear extension incorporating roof lantern. Alterations to fenestration and erection of cladding at first floor

**STC Comment:** No comment

**EHDC Decision:** Refused. "The proposed raising of the roof and alterations to the existing two storey side extension by reason of its size, scale, massing and visually jarring design would fail to appear as a sympathetic addition to the building and would be detrimental to the character and appearance of the property and the street scene. The proposal would thereby be contrary to Policies DES4 and HOU11 of the East Herts District Plan 2018."

---

**3/24/1548/PNHH            The Paddocks, London Road, CM23 4AX**

Single storey rear extension: Depth 8.00 metres, Maximum height 4.00 metres, Eaves height 2.50 metres

**STC Comment:** No objection

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

---

**P 24/66            PLANNING APPEALS**

To receive notification from EHDC of Planning Appeals

Plans are no longer available in the Council Office for inspection.  
They are available on-line on the East Herts District Council web-site.

Members of the public and press are cordially invited to attend all meetings of the Council and its committees.