



Jeff Hughes
*Head of Democratic and Legal
Support Services*

MEETING : DEVELOPMENT MANAGEMENT COMMITTEE
VENUE : COUNCIL CHAMBER, WALLFIELDS, HERTFORD
DATE : WEDNESDAY 20 AUGUST 2014
TIME : 7.00 PM

PLEASE NOTE TIME AND VENUE

MEMBERS OF THE COMMITTEE:

Councillor Mrs R Cheswright (Chairman).
Councillors M Alexander, D Andrews, E Bedford, K Crofton, G Jones,
J Jones, P Moore, M Newman (Vice-Chairman), P Ruffles, N Symonds and
G Williamson.

Substitutes:

Conservative Group: Councillors S Bull, G Lawrence, T Page and
K Warnell.
Liberal Democrat Group: Councillor M Wood.
Independent Group:

*(Note: Substitution arrangements must be notified by the absent Member
to Democratic Services 7 hours before the meeting).*

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DISCLOSABLE PECUNIARY INTERESTS

1. A Member, present at a meeting of the Authority, or any committee, sub-committee, joint committee or joint sub-committee of the Authority, with a Disclosable Pecuniary Interest (DPI) in any matter to be considered or being considered at a meeting:
 - must not participate in any discussion of the matter at the meeting;
 - must not participate in any vote taken on the matter at the meeting;
 - must disclose the interest to the meeting, whether registered or not, subject to the provisions of section 32 of the Localism Act 2011;
 - if the interest is not registered and is not the subject of a pending notification, must notify the Monitoring Officer of the interest within 28 days;
 - must leave the room while any discussion or voting takes place.
2. A DPI is an interest of a Member or their partner (which means spouse or civil partner, a person with whom they are living as husband or wife, or a person with whom they are living as if they were civil partners) within the descriptions as defined in the Localism Act 2011.
3. The Authority may grant a Member dispensation, but only in limited circumstances, to enable him/her to participate and vote on a matter in which they have a DPI.
4. It is a criminal offence to:
 - fail to disclose a disclosable pecuniary interest at a meeting if it is not on the register;
 - fail to notify the Monitoring Officer, within 28 days, of a DPI that is not on the register that a Member disclosed to a meeting;
 - participate in any discussion or vote on a matter in which a Member has a DPI;
 - knowingly or recklessly provide information that is false or misleading in notifying the Monitoring Officer of a DPI or in disclosing such interest to a meeting.

(Note: The criminal penalties available to a court are to impose a fine not exceeding level 5 on the standard scale and disqualification from being a councillor for up to 5 years.)

AGENDA

1. Apologies

To receive apologies for absence.

2. Chairman's Announcements

3. Declarations of Interest

4. Minutes – 23 July 2014

To confirm the Minutes of the meeting of the Committee held on Wednesday 23 July 2014 (Previously circulated as part of the Council Minute book for 30 July 2014).

5. Planning Applications and Unauthorised Development for Consideration by the Committee (Pages 7 – 10).

(A) 3/13/2223/FP – Demolition of The Bungalow, The Stables and Hazelwood Farm and the erection of 57 residential units together with access and associated ancillary works at High Road, rear of North Drive, High Cross, SG11 1AD for David Wilson Homes, North London (Pages 11 – 48).

Recommended for Approval.

(B) 3/14/1048/FO – Variation of Condition 2 (approved plans of planning permission 3/13/1000/FP) with amended layout to allow for a sewer easement to be provided. House types AB, AC, AE and J to have ridge heights reduced at Land North of, Hare Street Road, Buntingford, Herts for Taylor Wimpey (UK) Ltd_(Pages 49 – 64).

Recommended for Approval.

- (C) 3/14/0970/RP – Approval of reserved matters for layout, scale, appearance and landscaping following approval of 3/13/0118/OP for the erection of 105 dwellings, roads, sewers, garages, landscaping and ancillary works at Land south of Hare Street Road, Buntingford for Wheatley Homes Ltd_(Pages 65 – 80).

Recommended for Approval.

- (D) 3/14/0914/FP – Demolition of the existing buildings and redevelopment to provide a care home (Use Class C2), car parking, landscaping and other associated works at Leaside Depot, Ware, SG12 7QE for Goring Estates Ltd_(Pages 81 – 98).

Recommended for Approval.

- (E) 3/14/0739/FP – Change of use from Car Showroom (Sui Generis) to A5 (hot food takeaway), new shopfront and extract and ventilation system at former Hunts Motor Garage, 30 Northgate End, Bishop's Stortford, CM23 2EU for YUM III LTD_(Pages 99 – 110).

Recommended for Approval.

- (F) 3/14/0926/FP – New Single Storey Dwelling at 19A Gypsy Lane, Great Amwell, Ware SG12 9RL for Mr K Kessler_(Pages 111 – 122).

Recommended for Approval.

- (G) 3/14/0847/FP – Change of use from agricultural use to 1 static holiday caravan in the form of a log cabin at Elbow Lane Farm, Elbow Lane, Hertford Heath, SG13 7QA for Mr Seamus Bourke_(Pages 123 – 138).

Recommended for Approval.

- (H) 3/14/1130/FP – Single storey rear extension to replace conservatory, first floor side extension and replacement dormer window at Lavender Cottage, Hare Street, SG9 0DY for Mr S Osborne_(Pages 139 – 146).

Recommended for Approval.

- (I) E/14/0019/B – Unauthorised fencing, gates and covered area at 35A Townshend Street, Hertford, SG13 7BP_(Pages 147 – 152).

Enforcement.

- (J) E/13/0312/B – Material Change of Use of barn to vehicle repair/storage use at New Hall Farm, Fanhams Hall Road, Wareside, SG12 7SD_(Pages 153 – 158).

Enforcement.

- (K) E/14/0064/A – Unauthorised fascia signage for Rumbles Fish Bar at 78 London Road, Sawbridgeworth, CM21 9JN_(Pages 159 – 164).

Enforcement.

- (L) E/11/0283/B – Unauthorised laying of hardstanding material and use of land for the siting of caravans for residential use at land to the west of 12 Old Coach Road, Birch Green, Hertford SG14 2LP – 'To Follow'.

Enforcement – 'To Follow'.

6. Items for Reporting and Noting – 'To Follow'

- (A) Appeals against refusal of Planning Permission/ non-determination.
- (B) Planning Appeals Lodged.
- (C) Planning Appeals: Inquiry and Informal Hearing Dates.
- (D) Planning Statistics.

7. Urgent Business

To consider such other business as, in the opinion of the Chairman of the meeting, is of sufficient urgency to warrant consideration and is not likely to involve the disclosure of exempt information.