



# HATFIELD TOWN COUNCIL HERTFORDSHIRE

Minutes of a Meeting of the Planning Committee held on Wednesday 16<sup>th</sup> September 2020 via Zoom at 7.30pm.

PRESENT: Councillor Jackie Brennan (Vice Chairman in the Chair)  
Councillor Richard Brisbin  
Councillor Margaret Eames-Petersen  
Councillor Hazel Laming

OFFICER: Carrie Lloyd (Town Clerk)

## 25. APOLOGIES

Apologies for absence were received from Cllr L. Mendez.

## 26. QUESTION TIME

There were none.

## 27. MINUTES OF THE MEETING HELD ON 2<sup>nd</sup> SEPTEMBER 2020

The minutes of the meeting held on 2<sup>nd</sup> September 2020 were agreed as an accurate record and will be signed by the Chairman at a later date.

## 28. DECLARATION OF INTERESTS

There were no declarations.

## 29. APPLICATION 6/2020/1996/FULL GARAGE SITE HAZEL GROVE HATFIELD AL10 9DZ

Members considered the application and the tree survey and parking study. It was **RESOLVED** that Members are of the opinion that older trees support wildlife & provide habitat so this should be considered prior to removing older trees. Preferably for every tree that will be removed two should be replanted with a girth much more than 14cm. Members accept the report on parking but having local knowledge can confirm there is no AVAILABLE on street parking nearby and this causes them concern.

Action: Town Clerk

### 30. APPLICATIONS

Application Number	Address	Proposal	Comments
6/2020/1995/FULL	Warrenwood Manor Hornbeam Lane	Underground pedestrian footway link between Warrenwood Manor dwelling house and equestrian building.	
6/2020/2045/HOUSE	36 Heyford Way Hatfield AL10 0AT	Erection of a single storey front/side extension	<b>COMMENT</b> Members are concerned that no amenity access has been left to the rear garden
6/2020/2054/HOUSE	2 Tolmers Mews Newgate Street Hertford SG13 8RG	Erection of conservatory to the rear	<b>COMMENT</b> Members do not raise an objection provided No. 3 does not object
6/2020/2133/HOUSE	31 Aldykes Hatfield AL10 8ED	Erection of front and rear extensions	<b>COMMENT</b> Members were concerned at the bathroom/toilet to bedroom ratio
6/2020/1840/HOUSE	3 Mill Green Cottages Mill Green Bush Hall Lane Hatfield AL9 5PB	Erection of new detached garage.	
6/2020/1914/HOUSE	50 Maryland Hatfield AL10 8DX	Demolition of conservatory and erection of single storey and part two storey rear extension.	<b>COMMENT</b> Members are concerned at the effect on no. 48
6/2020/2036/HOUSE	85 Chelwood Avenue Hatfield AL10 0RF	Enclose exiting porch and extend it in front. One door is 2m behind the other, require to bring forward 3m and bring the first door 1m in front to level them	
6/2020/2249/HOUSE	46 Birchwood Close Hatfield AL10 0PP	Erection of single storey rear extension	
6/2020/2167/FULL	16 The Ryde Hatfield AL9 5DH	The sub-division of the existing corner plot at No 16 The Ryde, into two separate plots, including the retention of the existing detached house, demolition of the existing detached garage & lean-to and the erection of one new additional energy efficient detached home.	<b>MAJOR OBJECTION</b> Members note the further changes to the plans however they are still concerned at loss of privacy and loss of daylight for the resident at 2 Pleasant Rise. There is concern regarding traffic generation and development on a very dangerous bend in the road. Members consider this is still overdevelopment of the site leading to very little

			amenity space for the property and insufficient off road parking. They are extremely concerned that this will set a precedent for further shoe-horning of second houses on plots in the vicinity.
6/2020/2225/FULL	2 New Road Welwyn Garden City AL8 7TX	Hip to gable loft conversion with rear dormer for the creation of a new flat.	<b>MAJOR OBJECTION</b> The conversion is not sufficiently big for a double occupancy as detailed in the drawings. Members are concerned about fire exits.
6/2020/2013/HOUSE	2 The Drive Ponsbourne Park Newgate Street Hertford SG13 8QS	Erection of single storey rear extension	
6/2020/2269/HOUSE	11 Cranborne Road Hatfield AL10 8AW	Erection of a single storey side, first floor rear extension, removal of chimney, alterations to front door canopy, installation of rooflights and external finish from brick to painted render	<b>MAJOR OBJECTION</b> Members consider the size and bulk of the extensions create overdevelopment of site compared to the existing dwelling. They are concerned that there is insufficient parking spaces and the creation of so many rooms could lead to an HMO. The layout of the proposal does not flow naturally as a family home.
6/2020/2271/HOUSE	50 Wildhill Road Hatfield AL9 6EA	Erection of single and two storey side extensions, part single/part two storey rear extension, front porch, first floor terrace, alterations to openings and erection of detached garage	<b>COMMENT</b> Members welcomed the wildlife surveys
6/2020/2320/HOUSE	43 Briars Lane Hatfield AL10 8ES	Erection of single storey side to rear extension and new obscure glazed window to side elevation at first floor level	<b>MAJOR OBJECTION</b> Members cannot see any document expressing special circumstances for such a large development. They consider that the extension dwarfs the current structure and is overdevelopment of the site. They have concerns regarding lack of parking provision and lack of amenity access to the rear garden. This proposed development

			will in their opinion over power the current property and its neighbours.
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**31. DATE OF NEXT MEETING**

Wednesday 7<sup>th</sup> October 2020 at 7.30pm

**CLOSED 9.05pm**

**Chairman**\_\_\_\_\_