

# Public Document Pack

## NORTH HERTFORDSHIRE DISTRICT COUNCIL

### PLANNING CONTROL COMMITTEE

THURSDAY, 16TH APRIL, 2020

### SUPPLEMENTARY AGENDA

Please find attached supplementary papers relating to the above meeting, as follows:

Agenda No	Item
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- |    |   |
|----|---|
| 1. | <b><u>PRESENTATION AND PHOTOGRAPHS PROVIDED BY PLANNING OFFICERS (Pages 3 - 38)</u></b> |
|----|---|

Please find attached the presentation and photographs relating to the planning applications brought to this Committee.

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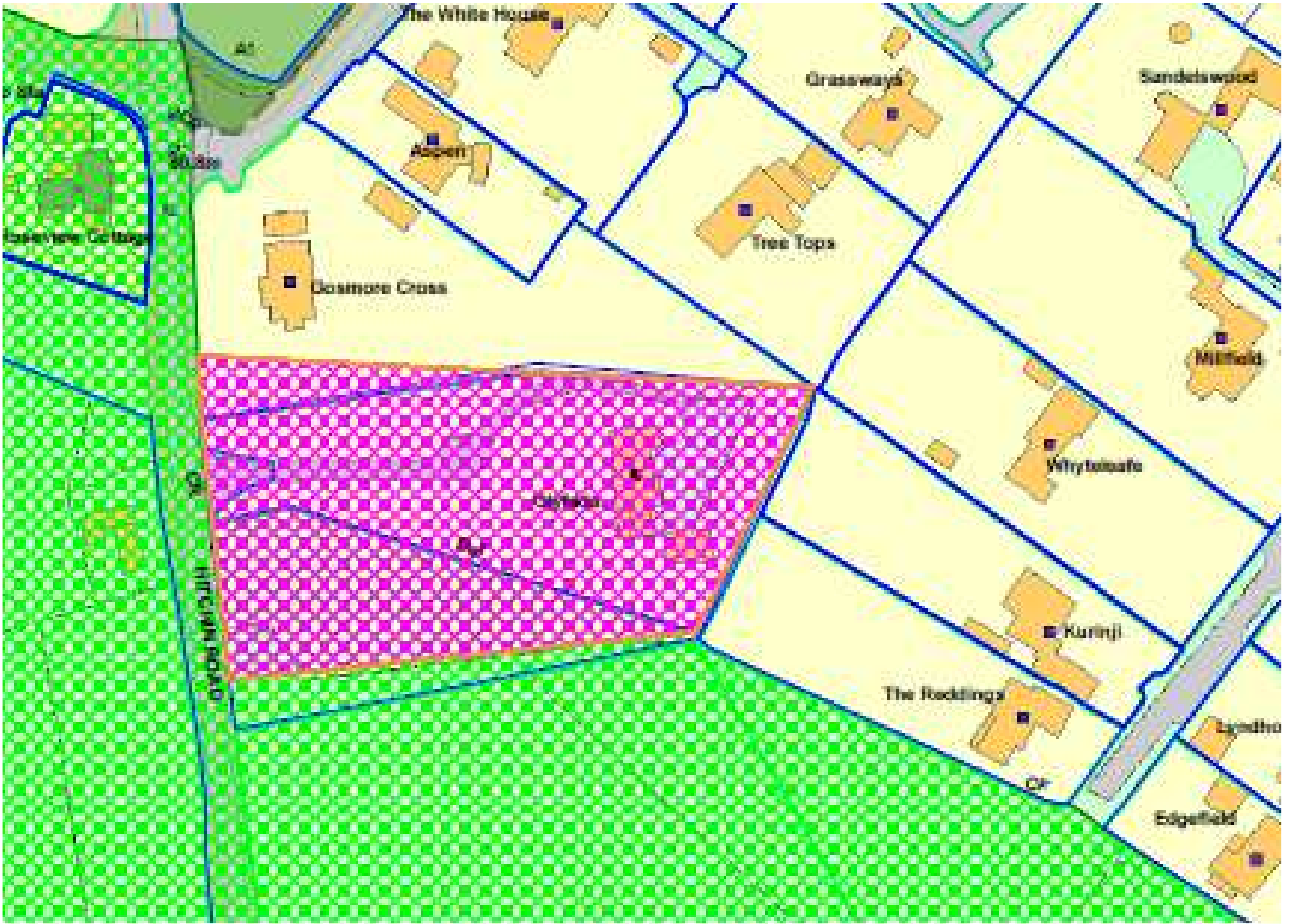
# Planning Control Committee

16<sup>th</sup> April 2020

# Item 1

19/03033/FP

Glyfada, Gosmore Road, Hitchin, Hertfordshire  
SG4 9BE



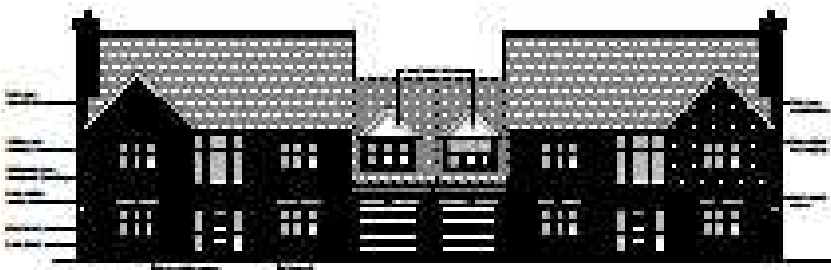




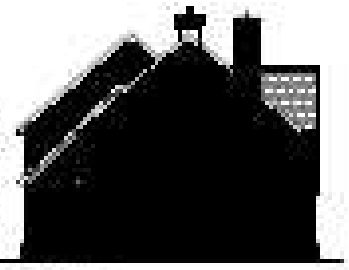




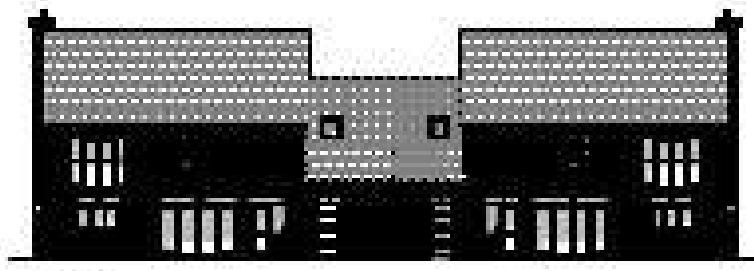




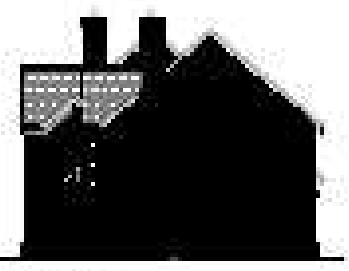
West Elevation



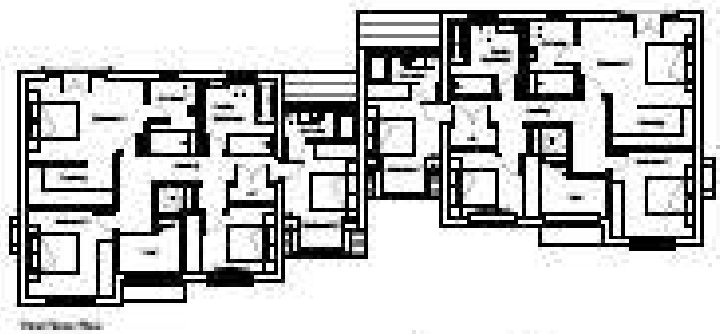
West Elevation



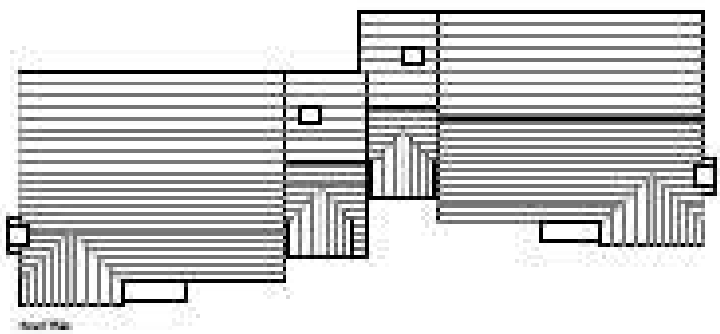
West Elevation



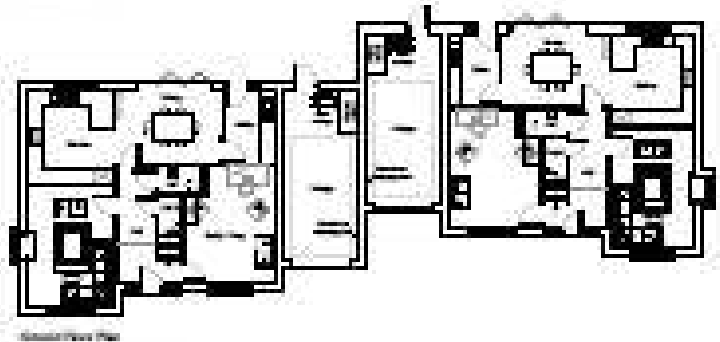
West Elevation



Second Floor Plan



First Floor



Ground Floor Plan

GENERAL NOTES	
1.	ALL WORK SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE BUILDING REGULATIONS AND THE SPECIFICATIONS THEREOF.
2.	THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE RELEVANT AUTHORITIES.
3.	ALL MATERIALS AND WORKMANSHIP SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE ARCHITECT.
4.	THE CONTRACTOR SHALL MAINTAIN ACCESS TO ALL ADJACENT PROPERTIES AT ALL TIMES.
5.	ALL UTILITIES SHALL BE PROTECTED AND MARKED PRIOR TO ANY EXCAVATION WORK.
6.	THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE PROTECTION AND REPAIR OF ALL EXISTING SERVICES AND STRUCTURES.
7.	ALL WORK SHALL BE COMPLETED WITHIN THE SPECIFIED TIME FRAME.
8.	THE CONTRACTOR SHALL MAINTAIN A NEAT AND ORDERLY WORK SITE AT ALL TIMES.
9.	ALL MATERIALS AND EQUIPMENT SHALL BE STORED IN AN APPROPRIATE MANNER.
10.	THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE DISPOSAL OF ALL WASTE MATERIALS IN ACCORDANCE WITH LOCAL REGULATIONS.
11.	ALL WORK SHALL BE COMPLETED TO THE SATISFACTION OF THE ARCHITECT.
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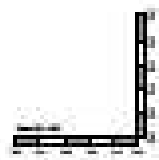
### PLANNING

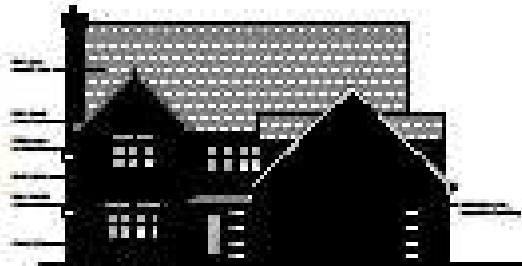
Site Plan

Project Description  
1000 sq ft  
1000 sq ft

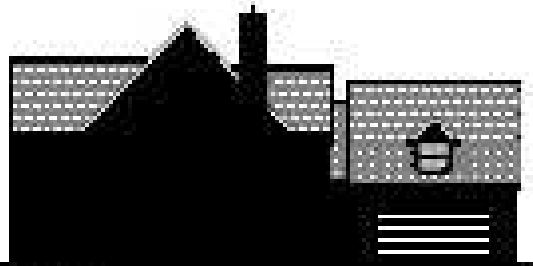
Proposed Plans & Sections

Scale	1:100	1:50
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Author	John Doe	John Doe
Client	ABC Corp	ABC Corp
Project	XYZ Project	XYZ Project
Sheet	10 of 10	10 of 10

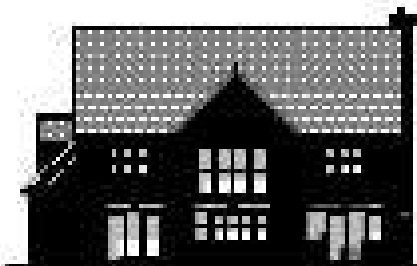




East Elevation



West Elevation



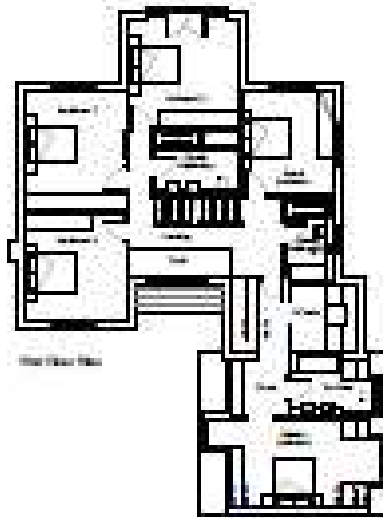
North Elevation



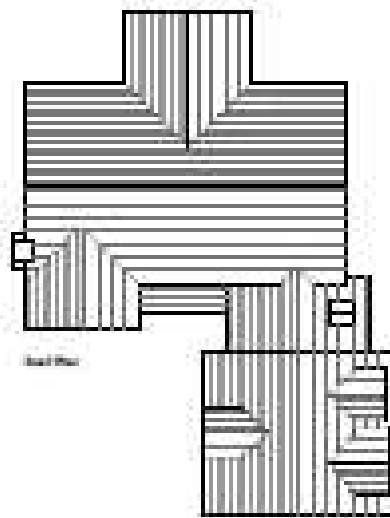
South Elevation



Ground Floor Plan



First Floor Plan



Roof Plan

GENERAL NOTES	
1.	REFER TO ARCHITECT'S SPECIFICATIONS FOR MATERIALS AND FINISHES.
2.	CONSTRUCTION SHALL BE IN ACCORDANCE WITH THE LATEST EDITIONS OF THE INTERNATIONAL BUILDING CODES.
3.	ALL WORK SHALL BE SUBJECT TO INSPECTION AND APPROVAL BY THE LOCAL BUILDING DEPARTMENT.
4.	PROVIDE PROTECTION FOR EXISTING UTILITIES AND STRUCTURES.
5.	INSTALL CURBS AND FINISHES AS SHOWN.
6.	PROVIDE SLOPE DRAINAGE AS SHOWN.
7.	PROTECT ADJACENT AREAS AND STRUCTURES.
8.	INSTALL AND MAINTAIN ACCESS TO ALL SERVICES.
9.	PROTECT EXISTING TREES AND LANDSCAPE.
10.	INSTALL AND MAINTAIN ALL NECESSARY PERMITS.
11.	PROTECT AND MAINTAIN ALL EXISTING UTILITIES.
12.	INSTALL AND MAINTAIN ALL NECESSARY PERMITS.
13.	PROTECT AND MAINTAIN ALL EXISTING UTILITIES.
14.	INSTALL AND MAINTAIN ALL NECESSARY PERMITS.
15.	PROTECT AND MAINTAIN ALL EXISTING UTILITIES.



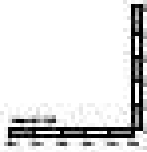
### PLANNING

Project Name: [Redacted]

Project Location: [Redacted]

Project Date: [Redacted]

Item	Quantity	Unit
1. [Redacted]	1	Sheet
2. [Redacted]	1	Sheet
3. [Redacted]	1	Sheet
4. [Redacted]	1	Sheet
5. [Redacted]	1	Sheet



GENERAL NOTES	
1.	SEE ALL DIMENSIONS ON ALL PLANS
2.	SEE ALL DIMENSIONS ON ALL PLANS
3.	SEE ALL DIMENSIONS ON ALL PLANS
4.	SEE ALL DIMENSIONS ON ALL PLANS
5.	SEE ALL DIMENSIONS ON ALL PLANS
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9.	SEE ALL DIMENSIONS ON ALL PLANS
10.	SEE ALL DIMENSIONS ON ALL PLANS



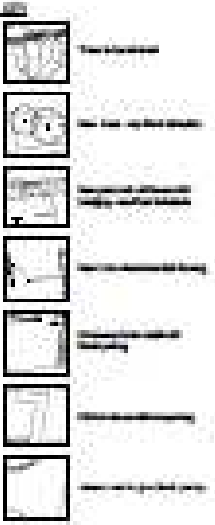
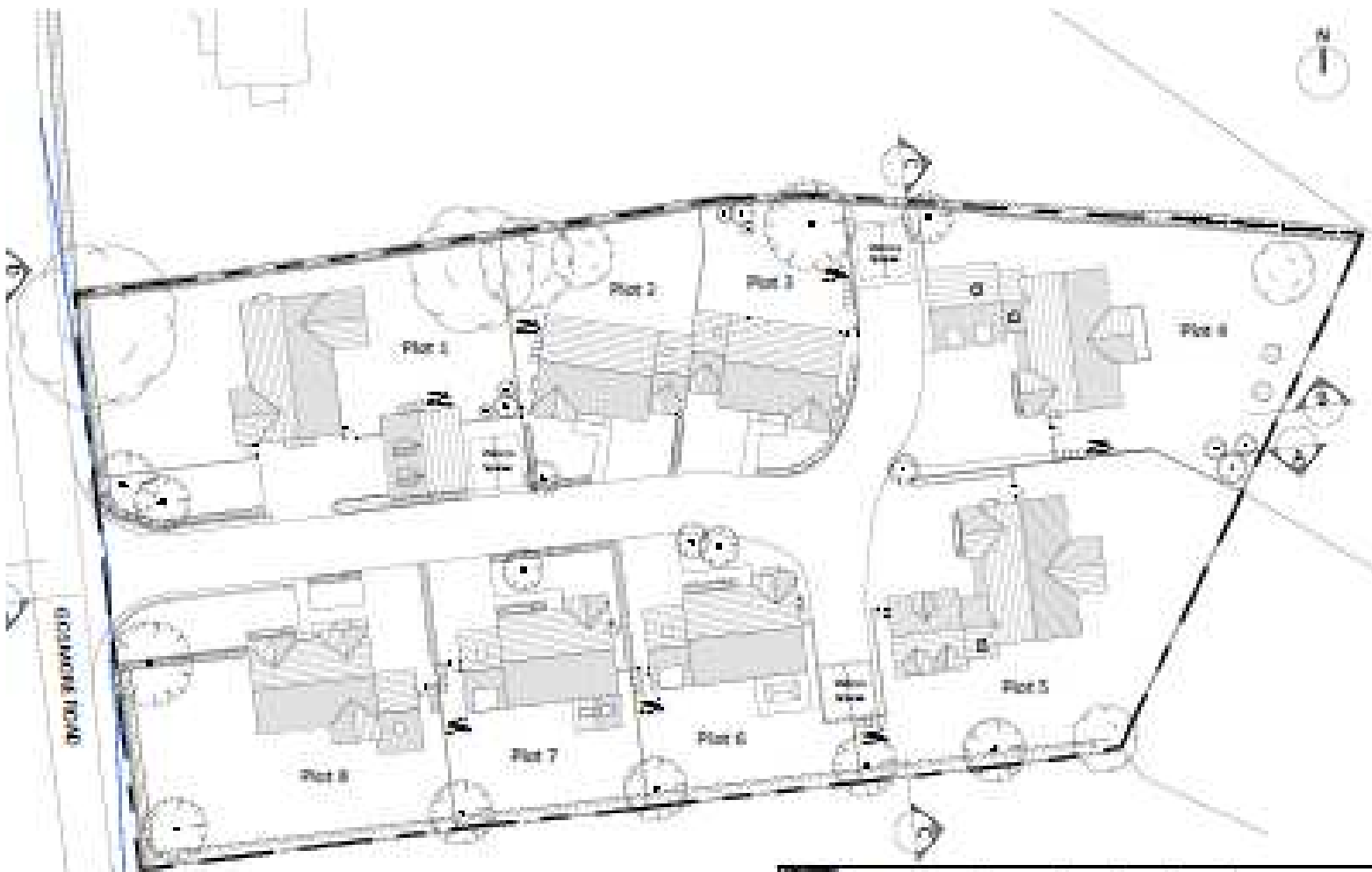
Proposed Site Plan



Location Plan

PLANNING	
1.	SEE ALL DIMENSIONS ON ALL PLANS
2.	SEE ALL DIMENSIONS ON ALL PLANS
3.	SEE ALL DIMENSIONS ON ALL PLANS
4.	SEE ALL DIMENSIONS ON ALL PLANS
5.	SEE ALL DIMENSIONS ON ALL PLANS
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7.	SEE ALL DIMENSIONS ON ALL PLANS
8.	SEE ALL DIMENSIONS ON ALL PLANS
9.	SEE ALL DIMENSIONS ON ALL PLANS
10.	SEE ALL DIMENSIONS ON ALL PLANS

DATE: 08/11/2011	SCALE: 1" = 100'
PREPARED BY: [Name]	
CHECKED BY: [Name]	
APPROVED BY: [Name]	
PROJECT NO.: [Number]	

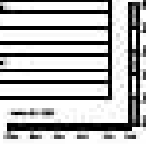


[Symbol]	Asphalt Paved
[Symbol]	Grass
[Symbol]	Concrete
[Symbol]	Other

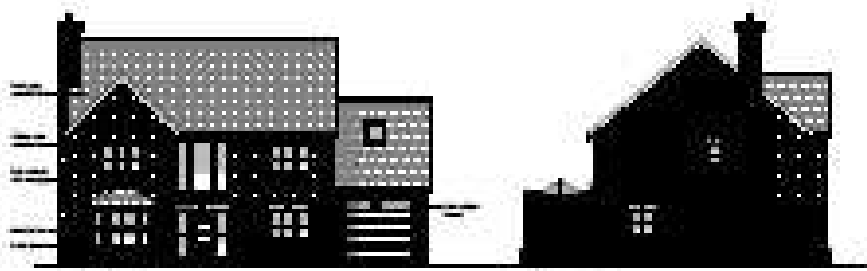
**PLANNING**

DATE: 08/11/2011	SCALE: 1" = 100'
PREPARED BY: [Name]	
CHECKED BY: [Name]	
APPROVED BY: [Name]	
PROJECT NO.: [Number]	

Plot No.	Area (sq. ft.)	Volume (cu. ft.)	Notes
Plot 1			
Plot 2			
Plot 3			
Plot 4			
Plot 5			
Plot 6			
Plot 7			
Plot 8			
Plot 9			
Plot 10			

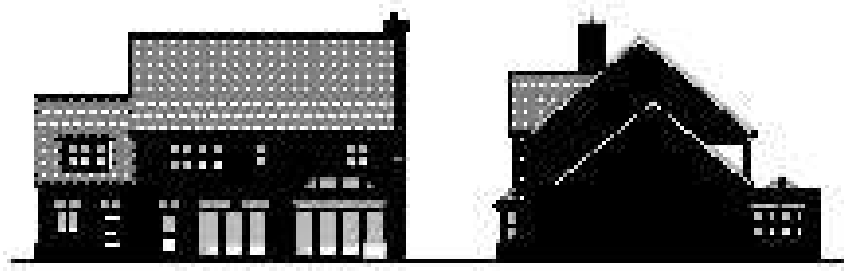


Seed Site Plan



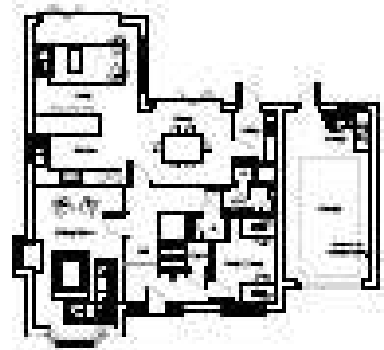
Front Elevation

Side Elevation

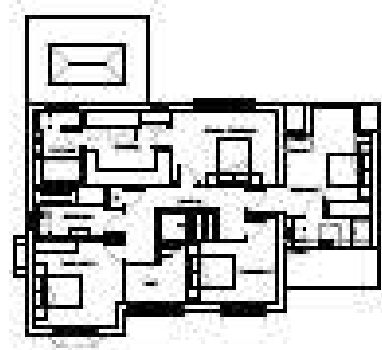


Rear Elevation

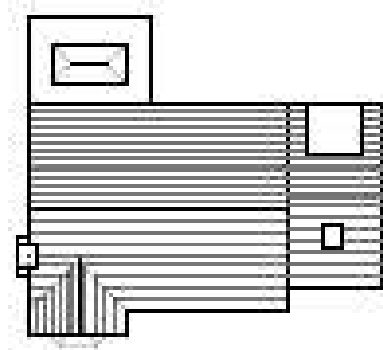
Other Side Elevation



Second Floor Plan



First Floor Plan



Basement Plan

Project Name	
Client Name	
Address	
City	
State	
Zip	
Phone	
Fax	
Email	
Website	

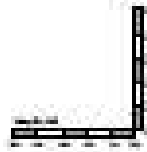


### PLANNING

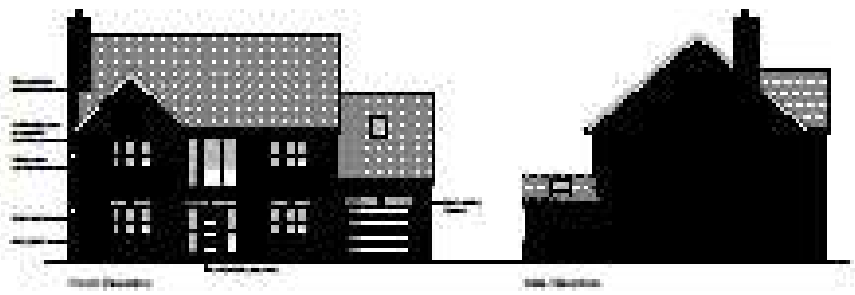
Project Name: [Name]

Client Name: [Name]  
Address: [Address]  
City: [City]  
State: [State]  
Zip: [Zip]

Project No: [Number]  
Date: [Date]  
Project Name & Address: [Name & Address]

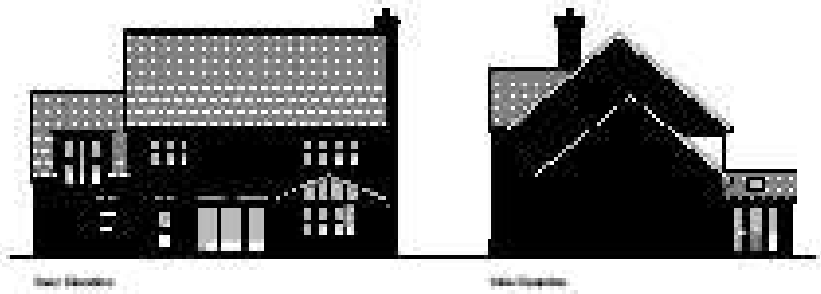


Author	Designer	Checker
Date	Project No.	Project Name
Scale	Sheet No.	Sheet Title



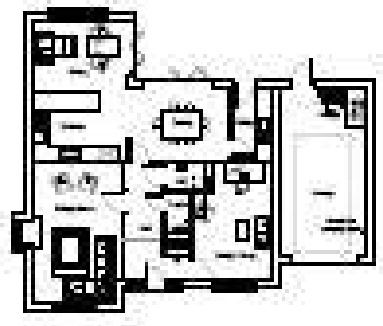
Front Elevation

Side Elevation

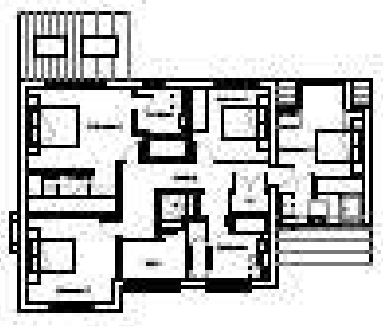


Rear Elevation

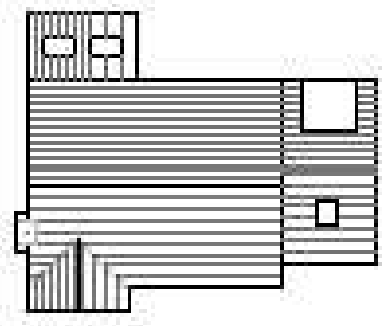
Side Elevation



First Floor Plan



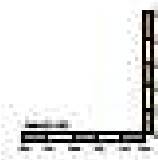
Second Floor Plan



Third Floor Plan

NO. 101
NO. 102
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NO. 120

PLANNING	
NO. 101	
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NO. 117	
NO. 118	
NO. 119	
NO. 120	







# Item 1

19/03033/FP

Glyfada, Gosmore Road, Hitchin, Hertfordshire  
SG4 9BE



# Item 2

20/00292/S73

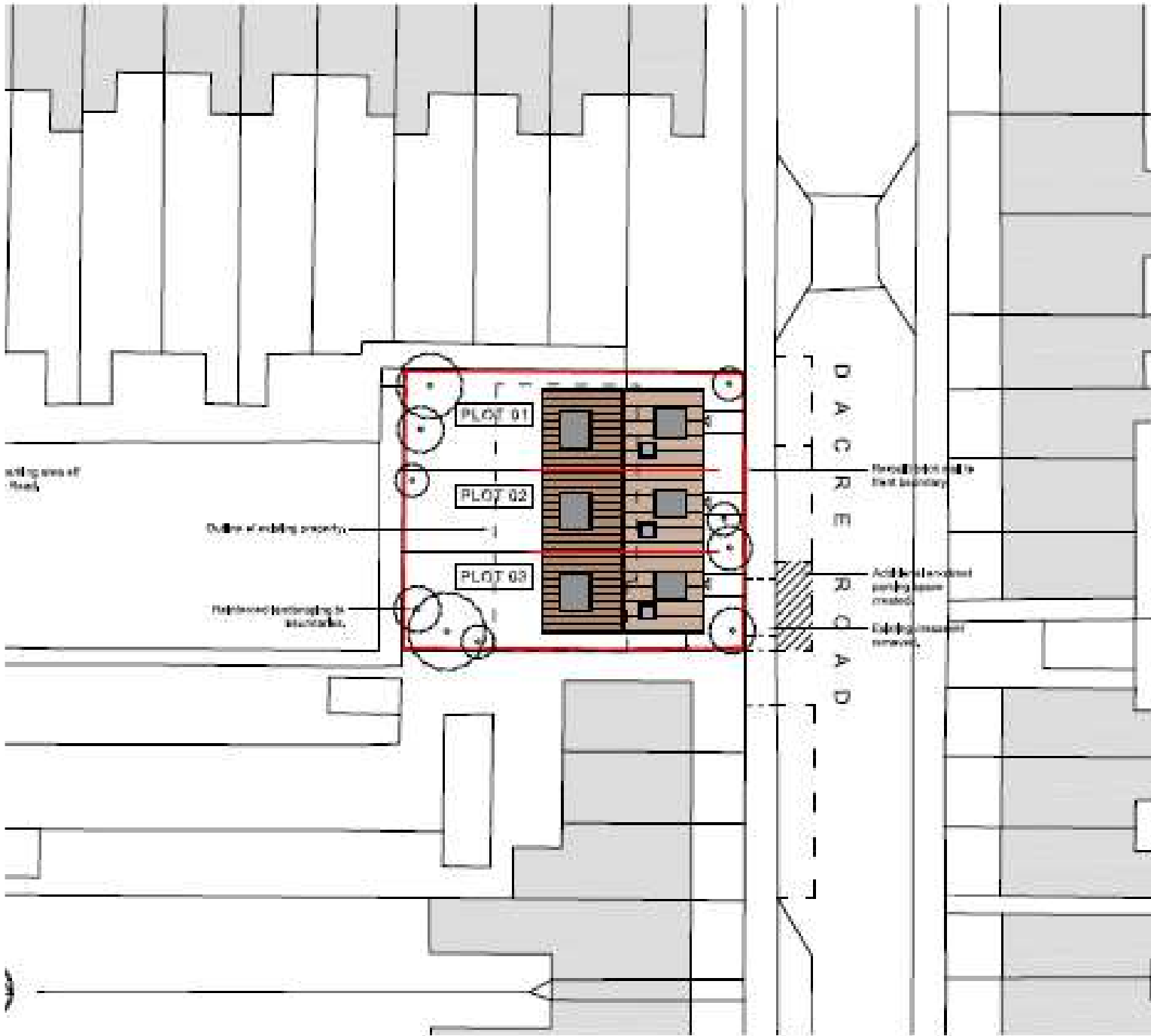
40 Dacre Road, Hitchin, Hertfordshire, SG5 1QJ











This drawing is a plan and should not be used for site layout or construction. The architect is not responsible for any errors or omissions in this drawing. It is the responsibility of the client to ensure that all information is correct and up to date.

This drawing is the property of the architect and shall not be used or reproduced without their prior written consent.



**Location Plan**  
scale 1:200

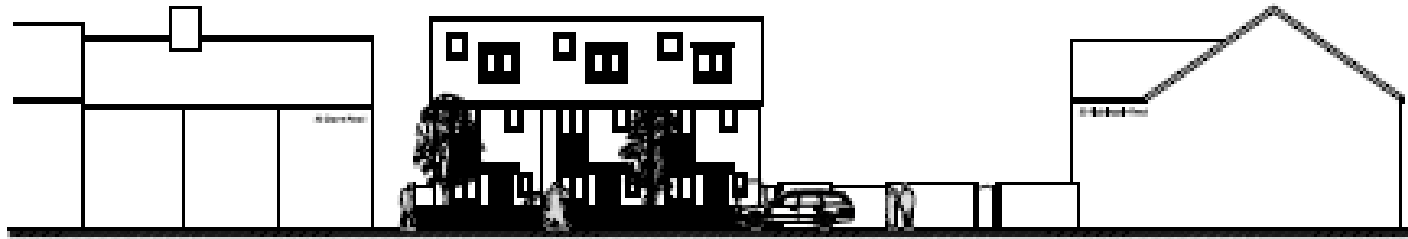
Site	Proposed Building
Plot 01	Plot 02
Plot 03	Plot 04
Plot 05	Plot 06
Plot 07	Plot 08
Plot 09	Plot 10
Plot 11	Plot 12
Plot 13	Plot 14
Plot 15	Plot 16
Plot 17	Plot 18
Plot 19	Plot 20
Plot 21	Plot 22
Plot 23	Plot 24
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Plot 83	Plot 84
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Plot 87	Plot 88
Plot 89	Plot 90
Plot 91	Plot 92
Plot 93	Plot 94
Plot 95	Plot 96
Plot 97	Plot 98
Plot 99	Plot 100

**FOR PLANNING**

Proposed Building	Blue
Plot 01	Light Blue
Plot 02	Light Blue
Plot 03	Light Blue
Plot 04	Light Blue
Plot 05	Light Blue
Plot 06	Light Blue
Plot 07	Light Blue
Plot 08	Light Blue
Plot 09	Light Blue
Plot 10	Light Blue
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Plot 29	Light Blue
Plot 30	Light Blue
Plot 31	Light Blue
Plot 32	Light Blue
Plot 33	Light Blue
Plot 34	Light Blue
Plot 35	Light Blue
Plot 36	Light Blue
Plot 37	Light Blue
Plot 38	Light Blue
Plot 39	Light Blue
Plot 40	Light Blue
Plot 41	Light Blue
Plot 42	Light Blue
Plot 43	Light Blue
Plot 44	Light Blue
Plot 45	Light Blue
Plot 46	Light Blue
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Plot 49	Light Blue
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Plot 67	Light Blue
Plot 68	Light Blue
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Plot 79	Light Blue
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Plot 86	Light Blue
Plot 87	Light Blue
Plot 88	Light Blue
Plot 89	Light Blue
Plot 90	Light Blue
Plot 91	Light Blue
Plot 92	Light Blue
Plot 93	Light Blue
Plot 94	Light Blue
Plot 95	Light Blue
Plot 96	Light Blue
Plot 97	Light Blue
Plot 98	Light Blue
Plot 99	Light Blue
Plot 100	Light Blue

Client: 43 Dacre Road, Highfields, SO5 1QJ.  
 Project: Proposed Site Layout

Scale	1:200	Sheet	PL02
Date	10/10/2023	Drawn	E
Client	43 Dacre Road	Checked	
Project	Proposed Site Layout	Scale	1:200



Proposed Rear / Street Elevation



Proposed Ground Floor Plan

Proposed First Floor Plan

Proposed Second Floor Plan

Proposed Roof Plan

1. All work to be done in accordance with the provisions of the Building Act 2004 and the Building Regulations 2004.

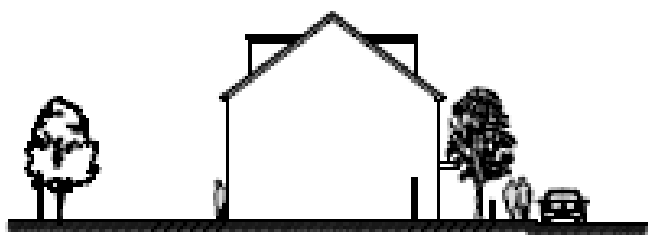
External Finish

[Grey Swatch]	Brick
[Wood Swatch]	Timber
[Red Swatch]	Brick
[Dark Grey Swatch]	Brick
[Blue Swatch]	Window

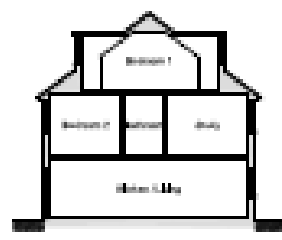
FOR PLA

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 All Dimensions in Meters  
 Date: 2024-10-10  
 Proposed Plans &

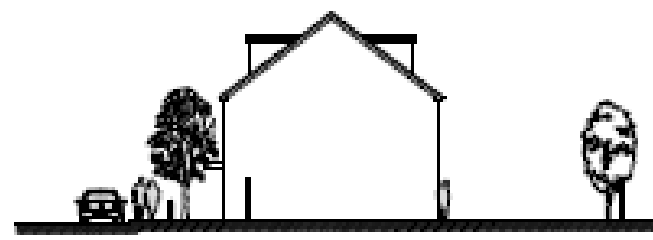
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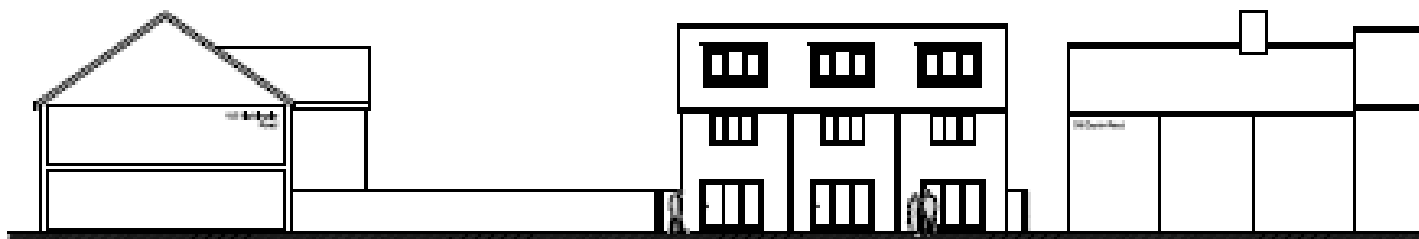
Proposed Side Elevation



Proposed Section



Proposed Side Elevation



Proposed Rear / Street Elevation



# Item 2

20/00292/S73

40 Dacre Road, Hitchin, Hertfordshire, SG5 1QJ



# Item 3

20/00012/FPH

11 Common Rise, Hitchin, Hertfordshire

SG4 0HL

# Item 3

20/00012/FPH

11 Common Rise, Hitchin, Hertfordshire

SG4 0HL



# Item 4

20/00374/LDCP

3 Limekiln Lane, Baldock, Hertfordshire,  
SG7 6PG









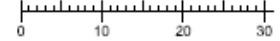




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Scale bar (m) 1:500



REV	DATE	BY

FOR PLANNING



12 Millburn Road  
 Hertsford  
 Hertfordshire  
 SG7 6PJ  
 01462 426650  
 01763 291550  
 01763 585587  
 info@bbra.co.uk  
 www.bbra.co.uk

CONTRACT  
**3 Limekiln Lane**  
**Baldock**  
**Hertfordshire**  
**SG7 6PJ**  
 DRAWING TITLE  
**Site Location Plan**

SCALE	DATE	DRAWN	CHECKED
1:500	20/01/2020	PL01	
DATE	20/01/2020		
DRAWN	ca		
JOB NUMBER			
1996			





Ext. Rear Elevation scale 1:100

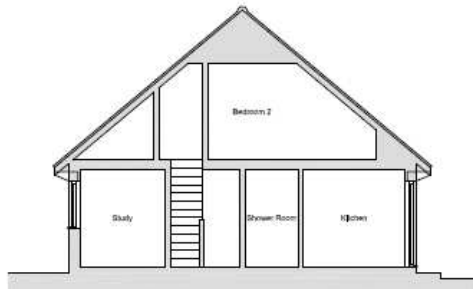
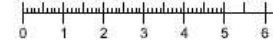
Ext. Side Elevation scale 1:100

Ext. Front Elevation scale 1:100

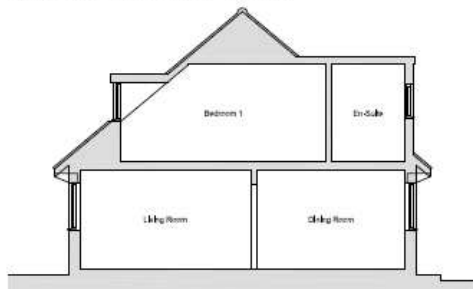
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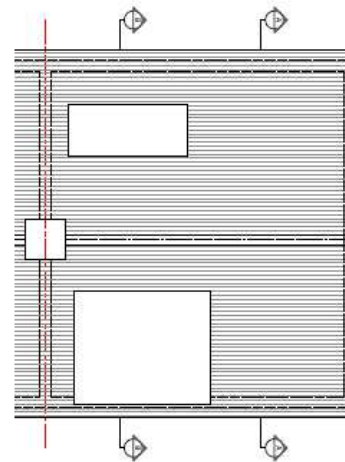
Scale bar (m) 1:100



Ext. Section AA scale 1:100



Ext. Section BB scale 1:100



Ext. Roof Plan scale 1:100

Joanne Grant (Joanne.Grant@north-herts.gov.uk)

FOR PLANNING



CONTRACT

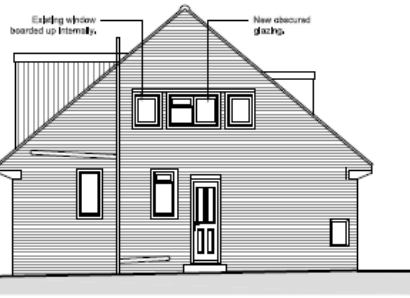
3 Limekiln Lane  
Baldock  
Hertfordshire  
SG7 6PJ

DRAWING TITLE  
Existing Elevations and Section

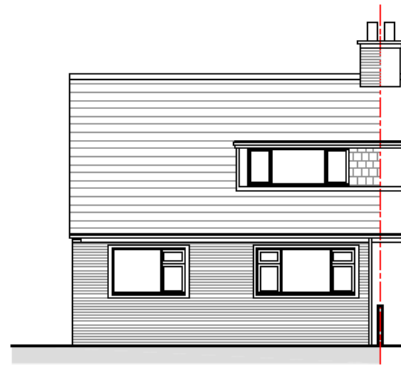
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1:100 @ A3		
DATE	JANUARY 2020	PL04
DRAWN	JB	-
JOB NUMBER	1996	CHECKED BY



Prop. Rear Elevation scale 1:100



Prop. Side Elevation scale 1:100

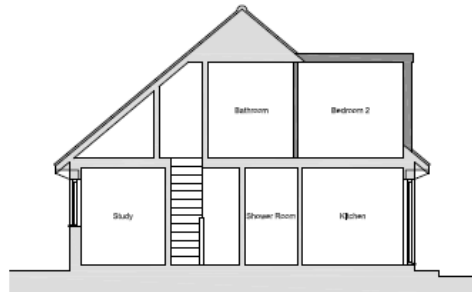
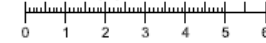


Prop. Front Elevation scale 1:100

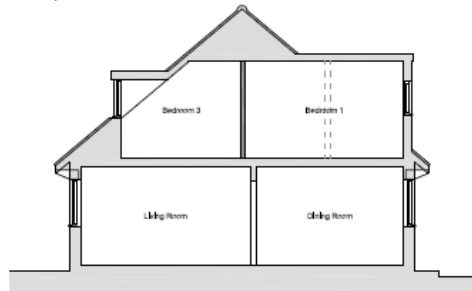
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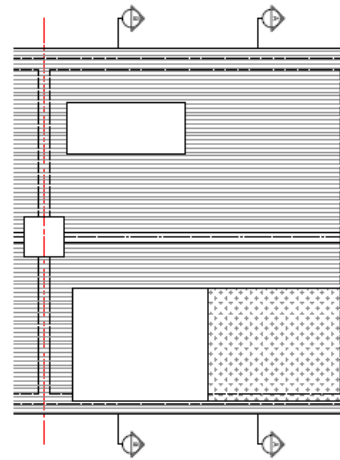
Scale bar (m) 1:100



Prop. Section AA scale 1:100



Prop. Section BB scale 1:100



Prop. Roof Plan scale 1:100

REV	DATE	NOTE	BY

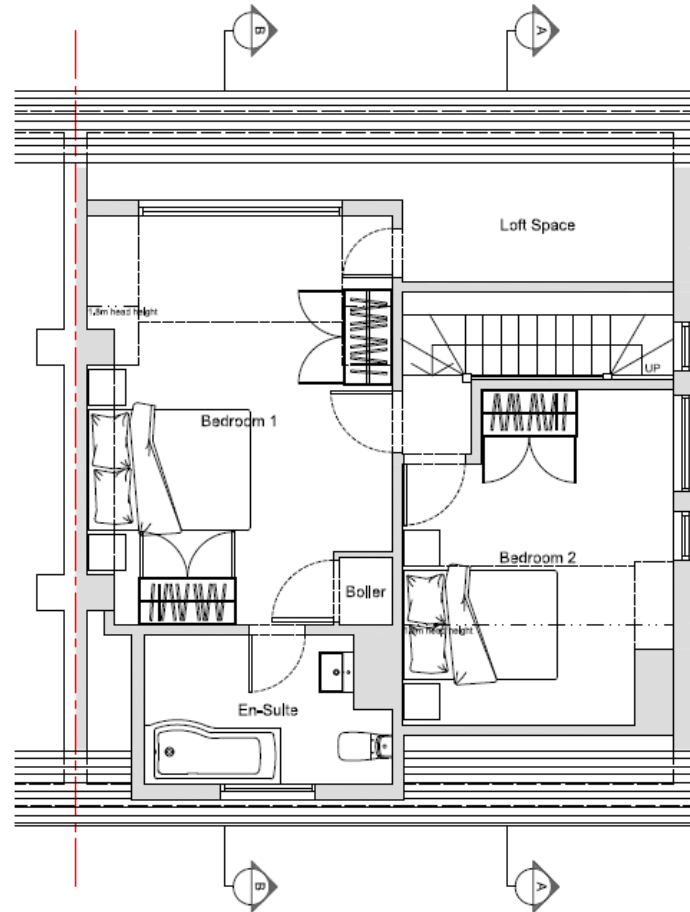
FOR PLANNING



**bb r**  
ARCHITECTS  
12 Redburn Road  
Rye  
Hertfordshire  
SG8 7JH  
Mobile: 01452 826000  
Mobile: 01763 201100  
Mobile: 01763 626667  
info@bbra.co.uk  
www.bbra.co.uk

CONTRACT  
3 Lincolin Lane  
Baldock  
Hertfordshire  
SG7 6PJ  
DRAWING TITLE  
Proposed Elevations and Section

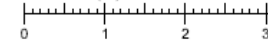
SCALE	DATE	DRAWING NUMBER	REVISION
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1:100	1998		



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Scale bar (m) 1:50



REV	DATE	NOTE	BY

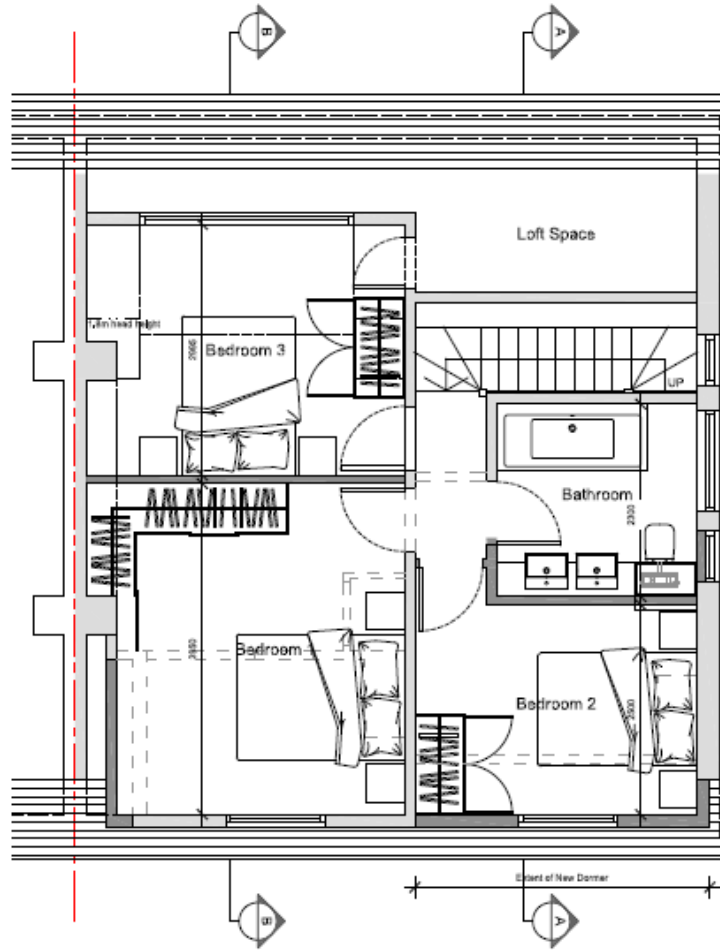
**FOR PLANNING**



**b b r**  
ARCHITECTS  
12 melbourn road  
royston  
hertfordshire  
sg8 7ta  
t: 01462 62800  
f: 01763 291000  
e: info@bbra.co.uk  
www.bbarchitects.co.uk

CONTRACT  
3 Limekiln Lane  
Baldock  
Hertfordshire  
SG7 6PJ  
DRAWING TITLE  
Existing First Floor Plan

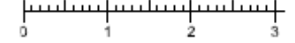
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DATE	08/23	PL03	-
DRAWN	1/20/2020		
JOB NUMBER	1996		CHECKED BY



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Scale bar (m) 1:50



REV	DATE	NOTE	BY

FOR PLANNING



12 Midburn Road  
 Watton  
 Hertfordshire  
 SG11 7JG  
 01464 21482  
 01763 294300  
 info@bbra.co.uk  
 www.bbra.co.uk

CONTRACT  
 3 Limekiln Lane  
 Baldock  
 Hertfordshire  
 SG7 6PJ  
 DRAWING TITLE  
 Proposed First Floor Plan

SCALE	DRAWING NUMBER	REVISION
1:50	PL11	
DATE: January 2020		
DRAWN: [signature]		
CHECKED BY: [signature]		
1996		

# Item 4

20/00374/LDCP

3 Limekiln Lane, Baldock, Hertfordshire,  
SG7 6PG



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