

# NORTH HERTFORDSHIRE DISTRICT COUNCIL

## DECISION SHEET

Meeting of the Planning Control Committee held in the Council Chamber, District Council Offices, Gernon Road, Letchworth Garden City, SG6 3JF on Tuesday, 3rd December, 2024 at 7.30 pm

### 1 APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors Ruth Brown, Elizabeth Dennis, Sadie Billing and Amy Allen.

Having given due notice Councillor Jon Clayden substituted for Councillor Brown, Councillor Val Bryant substituted for Councillor Billing and Councillor Sean Nolan substituted for Councillor Allen.

### 2 NOTIFICATION OF OTHER BUSINESS

There was no other business notified.

### 3 CHAIR'S ANNOUNCEMENTS

- (1) The Chair advised that, in accordance with Council Policy, the meeting would be recorded.
- (2) The Chair drew attention to the item on the agenda front pages regarding Declarations of Interest and reminded Members that, in line with the Code of Conduct, any Declarations of Interest needed to be declared immediately prior to the item in question.
- (3) The Chair clarified matters for the registered speakers.
- (4) The Chair advised that Section 4.8.23(a) of the Constitution applied to the meeting.

### 4 PUBLIC PARTICIPATION

The Chair confirmed that the registered speakers were in attendance.

### 5 24/01962/FP LAND ADJACENT TO RED BRICK COTTAGE, THE STREET, KELSHALL, ROYSTON, HERTFORDSHIRE, SG8 9SQ

**RESOLVED:** That application 24/01962/FP be **GRANTED** planning permission subject to the reasons and conditions set out in the report of the Development and Conservation Manager subject to an additional Condition 12.

#### “Condition 12

*Prior to the commencement of the works hereby granted a footpath diversion order shall have been applied for to the Local Planning Authority under the Town and County Planning Act 1990 Section 257 and a temporary diversion/stopping up order granted by the Hertfordshire County Council Public Rights of Way department. At no point shall the public footpath be blocked or access impeded until such time as both the above criteria are satisfied. Guidance on the application can be found at <https://www.north-herts.gov.uk/public-footpath-diversions> or by contacting the officer delegated on 01462 474431.*

*Reason: To ensure that the route of the public footpath remains open for use by members of the public at all times. To comply with Policy D1 of the North Herts.”*

6 **24/02173/FP ANDERSON HOUSE, FLORENCE STREET, HITCHIN, HERTFORDSHIRE, SG5 1RA**

**RESOLVED:** That application 24/02173/FP be **GRANTED** planning permission subject to subject to the reasons and conditions set out in the report of the Development and Conservation Manager subject to:

- (a) The receipt of formal comments from the NHS Herts and West Essex Integrated Care team within the statutory consultation period.
- (b) The Committee to delegate authority to the Development and Conservation Manager in consultation with the Chair of the Planning Committee to resolve any issue arising from the consultation response from the NHS.
- (c) Subject to the addition of Condition 12 (as outlined in the Supplementary Document) and the addition of Condition 13.

“Condition 12

*Prior to the commencement of the use hereby permitted full details of a resident nominations agreement for Andersons House to include the role of North Hertfordshire District Council as local housing authority, shall be submitted to and approved in writing by the Local Planning Authority. The development shall be implemented in perpetuity in accordance with the approved nominations scheme unless otherwise agreed in writing by the Local Planning Authority.*

*Reason: To ensure that the development meets a local housing need and to comply with paragraph 60, Section 5 of the National Planning Policy Framework. (2023).*

Condition 13:

*Prior to the commencement of the use hereby permitted details of an enhanced boundary treatment scheme along the southern boundary, to include a minimum fence height of 2 metres, shall be submitted to and approved in writing by the Local Planning Authority. The development shall be carried out in accordance with the approved scheme.*

*Reason: In the interests of the amenity of adjacent residents and to comply with Policy D3 of the North Herts Local Plan.”*

7 **PLANNING APPEALS**

The Development and Conservation Manager provided an update on Planning Appeals.