

WARE TOWN COUNCIL

To all members of the Planning Committee (Cllr's M. Standley, J Belsey, P. Ballam, C. Reed, S. Reed, R. Standley)

Your attendance is requested at a **Meeting of the PLANNING COMMITTEE to be held in Fletcher's Lea, Ware Priory, High Street, Ware, on Monday 14th May 2018 at 7.30pm** when the following business will be transacted:

This meeting is open to the Public and Press. The Council provides opportunity for members of the public to speak or ask questions at every meeting of the Committee on any item on the agenda.

AGENDA

1. To receive **Apologies** for Absence
2. To receive **Declarations of Interest**
3. To receive and approve the **Minutes** of the Meeting held 30th April 2018 (already circulated)
4. To consider current **Planning Applications** received from East Herts District Council as listed below and on the schedule (attached):-

DI/DI/L11492-56 / Doc Ref: 2146388863 - The Snug, 22 High Street, Ware SG12 9BY
Street Café Licence

3/18/0650/HH - 50 Crib Street, Ware SG12 9EZ

Freestanding shed - retrospective application

3/18/0751/HH - 30 Grove Road, Ware SG12 7HS

Single storey rear extension

3/18/0792/HH 9 Musley Hill, Ware SG12 7NA

Two storey rear extension

3/18/0853/HH Scotts Hill Cottage Walton Road, Ware SG12 9PH

Replacement garage

3/18/0871/HH 31A Milton Road, Ware SG12 0QA

Removal of conservatory. Proposed single storey front and rear extensions.

Insert 2no. rear ground floor velux windows.

3/18/0875/HH 18 Collett Road, Ware SG12 7LY

Single storey rear extension with 1no rooflight.

3/18/0903/HH 5 Century Road, Ware SG12 9DY

Erection of porch

3/18/0947/HH 2 Beech Close, Ware SG12 9NQ

First floor side extension and alterations to conservatory roof.

3/18/0955/HH - 52 Heath Drive, Ware SG12 0RJ

Removal of conservatory and detached garage. Single storey side and rear extensions, first floor and second floor side extensions. New ground floor bay window and pitched roof to front elevation. Enlarged first floor rear window opening. (Amendment to previous approval 3/17/1465/HH).

5. To receive and note the **Decision Notices** received from East Herts District Council as set out on the attached schedule (attached)
6. **Lee Valley Regional Park Development Framework** – to consider a request to the consultation (details attached, full document available from www.leevalleypark.org.uk/lvrpaconsultation or from the Town Council office) – deadline for response 30 May 2018

7. Any **Other Planning Matters** for information only
8. To note the **Date of the Next Meeting** – Monday 4th June 2018

Ware Priory,
High Street, Ware. SG12 9AL
www.waretowncouncil.gov.uk



Jill Rowlinson, Town Clerk. 8 May 2018

WARE TOWN COUNCIL

**PLANNING APPLICATIONS RECEIVED TO BE SUBMITTED TO THE DIRECTOR OF
PLANNING, E.H.D.C., AS AGREED AT A MEETING OF THE WARE
MONDAY 14th MAY 2018**

<u>T.C. No.</u>	<u>D.C. No.</u>	<u>Location</u>	<u>Proposal</u>
62/18	DI/DI/L11492-56 Doc Ref: 2146388863	The Snug, 22 High Street, Ware SG12 9BY	Street Café Licence
Expiry Date:			
Public Comments:			
Ware Town Council Comments:			
63/18	3/18/0650/HH	50 Crib Street, Ware SG12 9EZ	Freestanding shed - retrospective application
Expiry Date: 29 th May 2018			
Public Comments: None			
Ware Town Council Comments:			
64/18	3/18/0751/HH	30 Grove Road, Ware SG12 7HS	Single storey rear extension
Expiry Date: 24 th May 2018			
Public Comments: None			
Ware Town Council Comments:			
65/18	3/18/0792/HH	9 Musley Hill, Ware SG12 7NA	Two storey rear extension
Expiry Date: 18 th May 2018			
Public Comments: None.			
Ware Town Council Comments:			
66/18	3/18/0853/HH	Scotts Hill Cottage Walton Road, Ware SG12 9PH	Replacement garage
Expiry Date: 24 th May 2018			
Public Comments: None			
Ware Town Council Comments:			
67/18	3/18/0871/HH	31A Milton Road, Ware SG12 0QA	Removal of conservatory. Proposed single storey front and rear extensions. Insert 2no. rear ground floor velux windows.
Expiry Date: 16 th May 2018			
Public Comments: None			
Ware Town Council Comments:			

68/18	3/18/0875/HH	18 Collett Road, Ware SG12 7LY	Single storey rear extension with 1no rooflight.
Expiry Date: 16th May 2018			
Public Comments: None.			
Ware Town Council Comments:			
69/18	3/18/0903/HH	5 Century Road, Ware SG12 9DY	Erection of porch
Expiry Date: 18 th March 2018			
Public Comments: None.			
Ware Town Council Comments:			
70/18	3/18/0947/HH	2 Beech Close, Ware SG12 9NQ	First floor side extension and alterations to conservatory roof.
Expiry Date: 21 st May 2018			
Public Comments: None.			
Ware Town Council Comments:			
71/18	3/18/0955/HH	52 Heath Drive, Ware SG12 0RJ	Removal of conservatory and detached garage. Single storey side and rear extensions, first floor and second floor side extensions. New ground floor bay window and pitched roof to front elevation. Enlarged first floor rear window opening. (Amendment to previous approval 3/17/1465/HH).
Expiry Date: 21 st May 2018			
Public Comments:			
Ware Town Council Comments:			

WARE TOWN COUNCIL
SCHEDULE OF PLANNING DECISIONS ISSUED BY THE
DIRECTOR OF PLANNING, EAST HERTS DISTRICT COUNCIL

<u>PLANNING PERMISSIONS 14.5.18</u>			
3/18/0483/HH	5 Gladstone Road, Ware SG12 0AG	Single-storey side extension	

- * Town Council objected
- ** Town Council had no objections

Street café licence application form

Checklist – remember to send us:

- completed application form
- cheque for the relevant fee (£342 for new application, £171 for renewals)
- your current Public Liability Insurance Certificate of at least £10million
- a scale plan of the area
- a location plan.

<p>Applicant name: Snug Bars Limited</p> <p>Company name/address and postcode: Snug Bars Limited, 1 French Row, St Albans, AL3 5DU</p> <p>Telephone: N/A</p> <p>Email: N/A</p> <p>Agents details (if applicable): <i>David Inzani, Poppleston Allen - Solicitors acting for and on behalf of the applicant.</i></p> <p>Company name/address and postcode: Poppleston Allen Solicitors, The Stanley Building, 7 Pancras Square, London, N1C 4AG</p> <p>Telephone: 02038597752</p> <p>Email: d.inzani@popall.co.uk</p>
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<p>Name and address of the premises where it is proposed to place tables and chairs: The Snug, 22 High Street, Ware, Herts, SG12 9BY</p> <p>Telephone number: 01992 587674</p> <p>Please give the name of a contact person at the premises if different from above: Giles Fry</p>
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<p>Please tick as appropriate Do you occupy these premises as:</p> <p>Freeholder <input type="checkbox"/> Leaseholder <input type="checkbox"/> tenant <input checked="" type="checkbox"/> other <input type="checkbox"/></p> <p>To be completed by the freeholder or their authorised representative if applying for the first time. I/We give our consent to this application being made:</p> <p>Name: Tomoka Holman.</p> <p>Capacity: Licensing Manager</p> <p>Address: Gi Group Plc. 3 Monkspath Hall Rd, Solihull, B90 4SJ</p>
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Telephone Number: 0121 272 5006

Email address: licensing@ebsouppic.com

Signature or official stamp:



What is the nature of the business at these premises? (please be specific)
Licensed Premises – Public House

Location: To the Front of the Premises

Size of area (m), length 10,5m, width: 2,0m

How many tables and chairs do you propose to have at the site?

Number of tables: 10

Numbers of chairs: 34

Number of umbrellas: 0

Details of furniture (e.g. type, colour, material, size):

Chairs will be a variety of metal colours in black, grey and red.

Tables will be wooden topped with metal legs

Barriers with poles made of silver polished chrome with metallic cross beams and vented vinyl acrylic sheet canvas

Please see photos attached

Please indicate below the proposed days and times of operation for the tables and chairs:

Day	Mon	Tues	Wed	Thurs	Fri	Sat	Sun
Start	08:00	08:00	08:00	08:00	08:00	08:00	08:00
End	23:00	23:00	23:00	23:00	23:00	23:00	23:00

What date would you like the licence to start?
As soon as possible

Confirmation

By signing the box below you are confirming that you have sent copies of the application to the relevant consultees.

Your signature:



POPPELSTON ALLEN SOLICITORS ON BEHALF OF THE APPLICANT

Date: 3 May 2018

DATA PROTECTION ACT 1998

Information about you may be stored electronically or manually, and will only be processed in accordance with the Act. Certain information may be open to the public inspection or record. However, we may exchange information with others where necessary, for example, for the purposes of prevention or detection of crime or the collection of taxes, or where we are required to do so by law.

Please return the completed application form, together with your payment to:

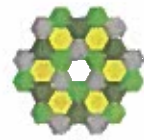
Highways Business Support Team,
Hertfordshire County Council,
First Floor (North West Block),
County Hall,
Pegs Lane,
Hertford,
SG13 8DN

1. Change of ownership
 2. Change of use
 3. Change of location
 4. Change of name
 5. Change of address
 6. Change of telephone number
 7. Change of fax number
 8. Change of e-mail address
 9. Change of website
 10. Change of contact person
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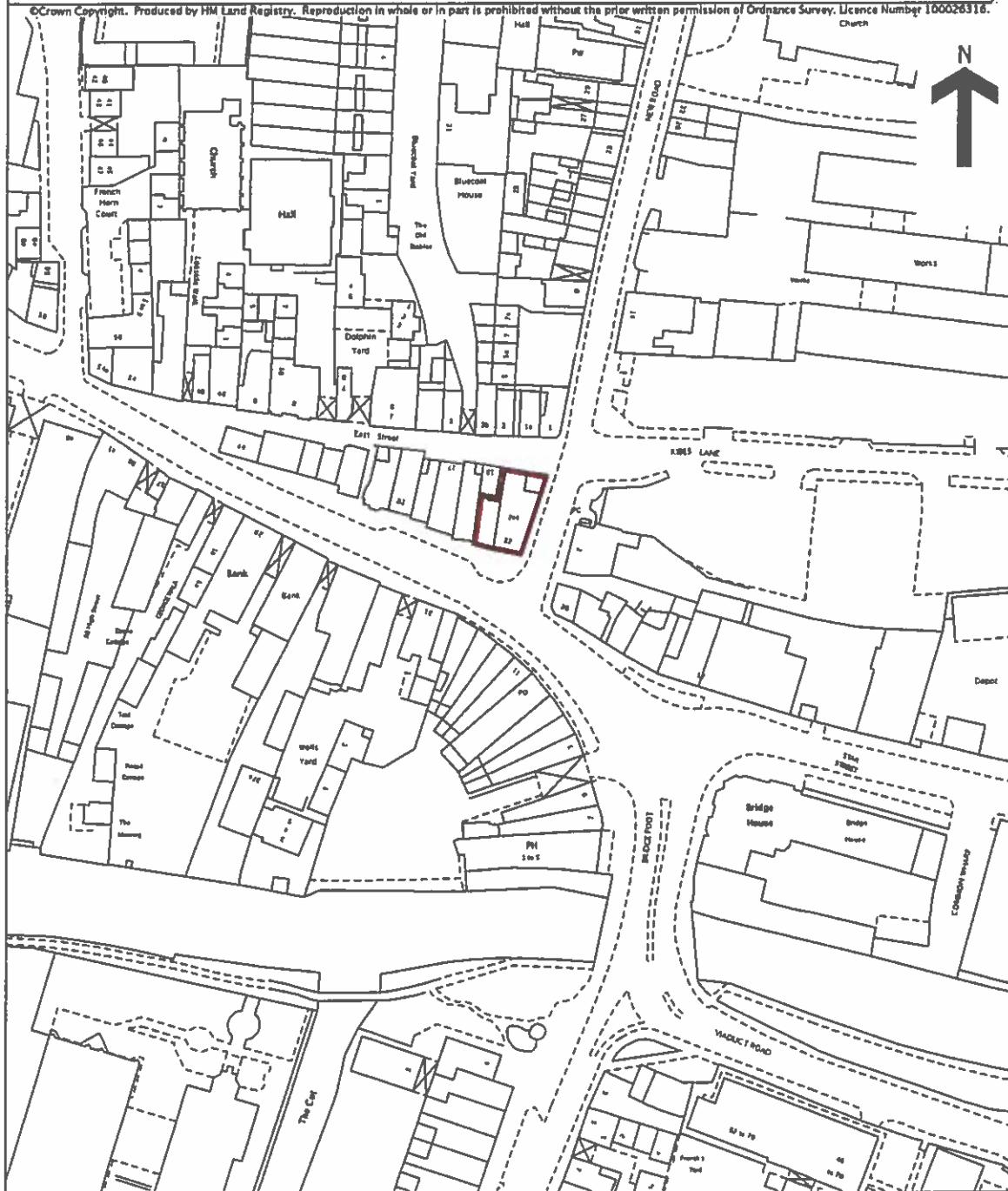
- TYPE PLACES**
- 1. HOUSE
 - 2. FLAT
 - 3. TOWN
 - 4. VILLAGE
 - 5. HAMLET
 - 6. RURAL SETTLEMENT
 - 7. URBAN SETTLEMENT
 - 8. SUBURBAN SETTLEMENT
 - 9. INDUSTRIAL SETTLEMENT
 - 10. COMMERCIAL SETTLEMENT
 - 11. RESORT SETTLEMENT
 - 12. TOURIST SETTLEMENT
 - 13. CAMP
 - 14. REFUGEE CAMP
 - 15. MILITARY CAMP
 - 16. PRISON
 - 17. ASYLUM
 - 18. HOSPITAL
 - 19. SCHOOL
 - 20. COLLEGE
 - 21. UNIVERSITY
 - 22. TECHNICAL SCHOOL
 - 23. VET. SCHOOL
 - 24. POLICE STATION
 - 25. FIRE STATION
 - 26. JAIL
 - 27. COURT HOUSE
 - 28. TOWN HALL
 - 29. CITY HALL
 - 30. MUNICIPAL OFFICE
 - 31. GOVERNMENT OFFICE
 - 32. BANK
 - 33. POST OFFICE
 - 34. TELEPHONE EXCHANGE
 - 35. RAILWAY STATION
 - 36. AIRPORT
 - 37. PORT
 - 38. FERRY TERMINAL
 - 39. MARINA
 - 40. YACHT CLUB
 - 41. BOAT YARD
 - 42. FISH MARKET
 - 43. BUTCHER
 - 44. BAKERY
 - 45. RESTAURANT
 - 46. PUB
 - 47. CAFE
 - 48. SHOP
 - 49. SUPERMARKET
 - 50. GAS STATION
 - 51. PETROL STATION
 - 52. CAR WASH
 - 53. MOTORWAY
 - 54. HIGHWAY
 - 55. ROAD
 - 56. BRIDGE
 - 57. TUNNEL
 - 58. CANAL
 - 59. RIVER
 - 60. LAKE
 - 61. POND
 - 62. STREAM
 - 63. FLOODPLAIN
 - 64. BEACH
 - 65. DUNE
 - 66. CLIFF
 - 67. MOUNTAIN
 - 68. HILL
 - 69. VALLEY
 - 70. PASS
 - 71. TUNNEL
 - 72. BRIDGE
 - 73. FERRY
 - 74. BOAT
 - 75. YACHT
 - 76. MOTORBOAT
 - 77. CANOE
 - 78. KAYAK
 - 79. SAILBOAT
 - 80. MOTORCAR
 - 81. BICYCLE
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HM Land Registry Current title plan

Title number **HD396185**
Ordnance Survey map reference **TL3514SE**
Scale **1:1250**
Administrative area **Hertfordshire : East Hertfordshire**



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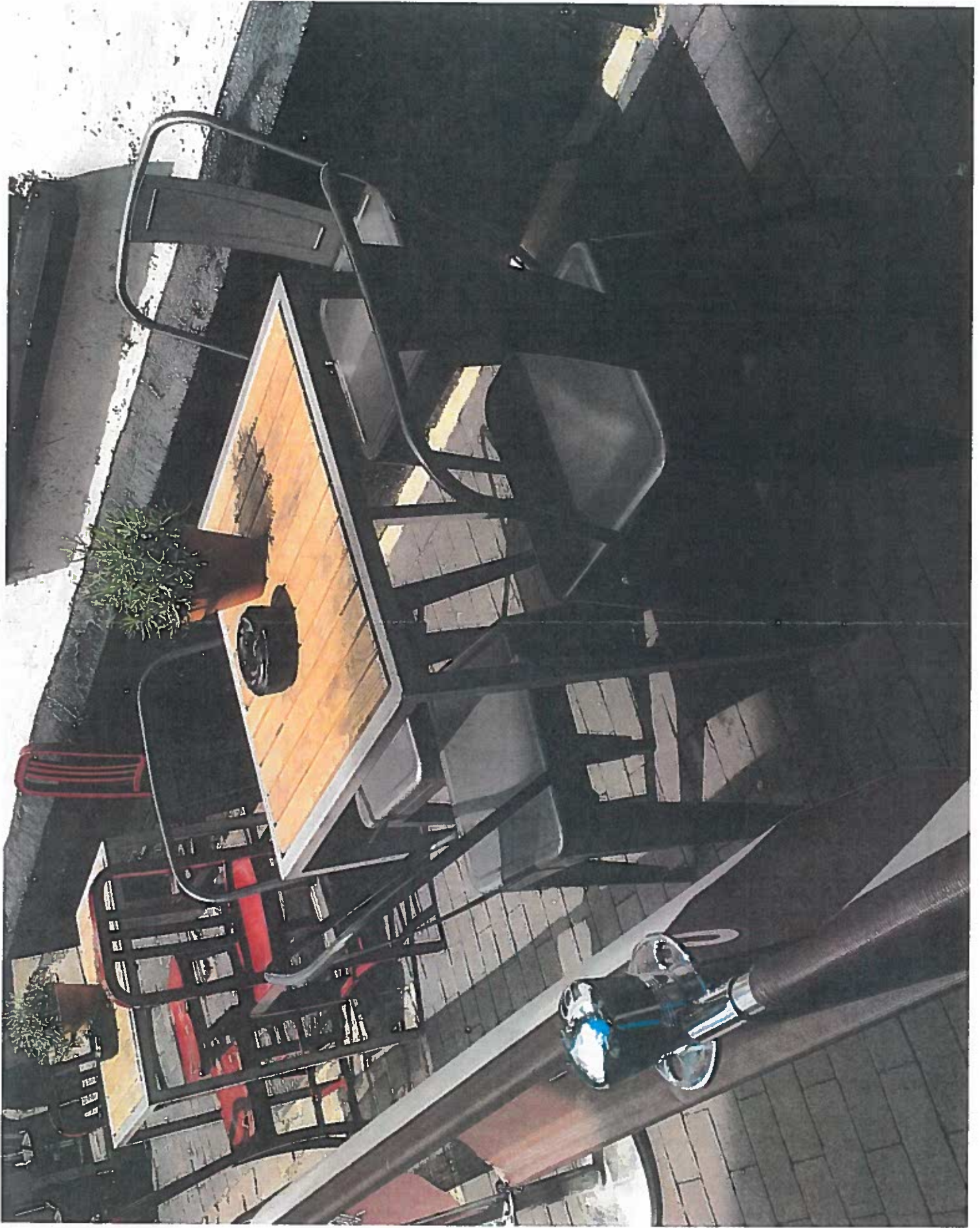


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Jill Rowlinson

From: Johnson, Lindsey <ljohnson@leevalleypark.org.uk>
Sent: 17 April 2018 16:27
Subject: LEE VALLEY REGIONAL PARK ACT 1966 SECTION 14 CONSULTATION

Dear Consultee

**LEE VALLEY REGIONAL PARK ACT 1966 SECTION 14
PARK DEVELOPMENT FRAMEWORK**

Consultation by the Lee Valley Regional Park Authority:

- 1. Lee Valley Regional Park Draft Strategic Planning Policies**
- 2. Draft Landscape Character Assessment and Landscape Strategy**
- 3. Draft Amended Proposals for the Regional Park from the River Lee Country Park to the Lee Navigation in Ware, Areas 6, 7 and 8**

PERIOD OF CONSULTATION - 18 April 2014 to 30 May 2018

As you may know the Regional Park Authority has various town planning powers which include powers to prepare proposals to guide the future development of the Regional Park. To date these policies and proposals are contained within a Park Plan which was adopted in 2000.

These are under review and we are consulting on a revised set of strategic policies including a new landscape strategy and more detailed proposals affecting the Regional Park north of the M25 motorway.

More detail on each of these documents is included below; all documents are available on our consultation web page via the following link:
www.leevalleypark.org.uk/lvrpaconsultation

Draft Strategic Planning Policies

As part of the PDF process the Park Authority is seeking to produce a new set of strategic policies. Once adopted these will replace the Strategic Policies included in Part One of the Park Plan (2000). It is intended that the Strategic Policies will

- provide a framework for future development and master planning within the Park
- guide the Authority's and riparian authorities' response to development proposals within and adjacent to the Park, and
- provide an up to date planning context for Area Proposals

The draft Strategic Policies draw upon a revised evidence base and an understanding of the key challenges and opportunities facing the Park. This consultation includes a draft Evidence Base Report, a Strategic Environmental Assessment (SEA) Scoping Report and a Habitats Regulations Assessment (HRA).

Draft Landscape Character Assessment and Landscape Strategy

The Authority has commissioned work to review and update the Regional Park's existing landscape strategy and bring it in line with revised guidance produced by Natural England in 2014. The Landscape Strategy will provide guidance for development and land management within the Park and assist the Authority in its response to strategic policy work, master planning and major applications.

Draft Amended Proposals Areas 6, 7 and 8

We are now consulting on a revised set of proposals for the northern sections of the Park; Areas 6, 7 and 8 which start with the River Lee Country Park in Waltham Abbey, and continue through to the northern most tip of the Park adjacent to the Lee Navigation in Ware, East Hertfordshire. This is a second round of consultation following the consultation in 2015. The proposal schedules include amendments in red text with strikethrough text indicating changes made following the earlier consultation. The accompanying Proposal maps have also been revised.

For the local planning authorities in whose boundaries the Regional Park lies the importance of these proposals is that, once adopted by the Authority, section 14(2) of the Park Act requires their inclusion in their Local Plans or Local Development Frameworks. Their inclusion does not however imply approval of the local planning authority although clearly it is hoped that by reason of this process there will not be fundamental objection to them.

It is anticipated that these strategies and proposals will be adopted by November 2018.

How to comment

Comments are welcome by email to planning@leevalleypark.org.uk

Or by post to PDF Consultation, Myddelton House, Bulls Cross, Enfield, Middlesex, EN2 9HG

The deadline for comments is the 30th May 2018

A set of all the above mentioned documents will be available to view at the following locations; please check opening times before visiting

Myddelton House Visitors Centre – Bulls Cross, Enfield, Middlesex EN2 9HG. Tel 03000 030 610
info@leevalleypark.org.uk

Lee Valley Park Farms - Stubbins Hall Lane, Waltham Abbey, Essex, EN9 2EF. Tel 01992 892 781
farms@leevalleypark.org.uk

Lee Valley White Water Centre - Station Road, Waltham Cross, Hertfordshire,, EN9 1AB. Tel 03000 030 616. Email: whitewater@vibrantpartnerships.co.uk

Pickett's Lock at the Lee Valley Athletic Centre - Lee Valley Leisure Complex, Meridian Way, Edmonton, London, N9 0AR Tel. 020 8344 7230 athletics@vibrantpartnerships.co.uk

Lee Valley Ice Centre - Lea Bridge Road, Leyton, London, E10 7QL. Tel 03000 030 624 ice@vibrantpartnerships.co.uk

DATA PROTECTION

You have been sent this email as your contact details are held on our consultation database. The Authority holds this database solely for the purpose of contacting people about any consultation exercises it carries out. The contact details are not passed on to any other organisation. If you should like to remove your contact details from our database for future consultation exercises, please let us know by return email at Planning@leevalleypark.org.uk

In line with the new General Data Protection Regulations (GDPR) the Authority will only use any responses to this consultation to inform the development of its policies and proposals in line with Section 14 of the Lee valley Regional Park Act 1966. Your contact details will not be shared with third parties.

Responses to this consultation, including names (and supporting evidence), will be made public and may be used by the Committee as evidence in the scrutiny process, and may be published, unless respondents specifically request confidentiality.

Respondents should be aware that confidentiality cannot always be guaranteed. For example, responses, including personal information, may be subject to publication or release in accordance with the access to information regimes (primarily the Freedom of Information Act 2000, the Data Protection Act 1998 and the Environmental Information Regulations 2004).

Stephen Wilkinson
Head of Planning and Strategic Partnerships

Lee Valley Regional Park Authority
Myddelton House, Bulls Cross, Enfield, Middlesex EN2 9HG
Tel: 01992 717711 Fax: 01992 709922
www.leevalleypark.org.uk



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