

NORTH HERTFORDSHIRE DISTRICT COUNCIL

SOUTHERN RURAL COMMITTEE
**(Cadwell, Codicote, Graveley & Wymondley, Hitchwood, Hoo, Kimpton,
Knebworth and Offa Wards)**

**Meeting held in the Council Offices, Gernon Road, Letchworth on
Thursday 17 November 2005 at 7.30pm**

MINUTES

PRESENT: *Councillors D.J Barnard (Chairman), D. J. Horrell, Sal Jarvis, David Miller, Karry Omer and F.R.B Wordsworth.*

IN ATTENDANCE: *Head of Financial Services, Senior Planning Officer, Planning Officer, Community Development Officer and Committee and Member Services Officer.*

98. APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors Mrs C.P.A. Strong, Alan Bardett and Tricia Gibbs.

99. MINUTES

RESOLVED: That the Minutes of the meeting held on the 6 October 2005 be approved as a true record of the proceedings and signed by the Chairman subject to the following amendment:

Minute number 8, Planning Application, number 05/00626/1 paragraph (d). That the wording of the additional condition should read:

'That no work on the development shall be carried out on Sundays, Bank and statutory holidays and work shall only be carried out between 8 – 12 noon on Saturdays, due to the proximity of the site to St. Martins church and nearby dwellings.'

100. NOTIFICATION OF OTHER BUSINESS

No items were presented for consideration by the Committee.

101. DECLARATION OF INTERESTS

No declarations of interest were made at the meeting.

102. PUBLIC PARTICIPATION

Mr Mark Barker had given due notice that he wished to speak at the meeting on behalf of the Great Ashby Community Group about the access to Great Ashby District Park off Serpentine Close. Mr Barker also presented a petition to the Committee regarding this matter from the local residents of the area. More than 160 individuals had signed the petition calling for consideration to be given to providing access to the district park off Great Ashby Way rather than via Serpentine Close on the grounds of safety.

Mr Barker advised the Committee that there were inadequate parking facilities and an inadequate approach to the park that caused problems for the residents. He also stated that there was concern that the access to the park was extremely dangerous as vehicles sped into the park and that without barriers, there was a possibility of serious injury.

The Chairman of the Southern Rural Area Committee thanked Mr Barker for his presentation and with the agreement of the Committee, advised him that the petition

would be forwarded to the North Hertfordshire Highways Partnership - Joint Member Panel for investigation.

RESOLVED:

- (1) That the formal receipt of the petition be confirmed;
- (2) That the petition be forwarded to the North Hertfordshire Highways Partnership – Joint Member Panel.

RECOMMENDED TO THE NORTH HERTFORDSHIRE HIGHWAYS PARTNERHIP – JOINT MEMBER PANEL:

- (1) That the North Hertfordshire District Manager be requested to investigate the road safety issues raised;
- (2) That the North Hertfordshire District Manager review the proposed alternative access to Great Ashby District park as proposed in the petition;
- (3) That after investigation of recommendations (1) and (2) above, the North Hertfordshire District Manager be requested to present a report to the next meeting of the Joint Member Panel to be held on 30 January 2006.

103. SERVICE and FINANCIAL PLANNING – SAVINGS and GROWTH 2006/2007 & 2010/2011

The Head of Financial Services presented a report of the Strategic Director of Financial and Regulatory Services that advised the Committee about a list of savings and growth items submitted by officers for 2006/07 that were presented for consultation to Council Members at the Budget Workshops held on 31st October and 2nd November and then forwarded to Cabinet on the 15th November.

The Committee were asked to give their views on the provisional savings and growth items as part of the consultation process on Service and Financial Planning for 2006/07 onwards.

The following documents were appended to the report:

- Appendix 1 – Savings – HCC Subsidies
- Appendix 2 – Budget forecast over the next 5 years
- Appendix 3 – Savings – Service options
- Appendix 4 – Savings – income increase options
- Appendix 5 – Growth – Revenue options
- Appendix 6 – Growth – Capital options.

RESOLVED:

- (1) That the report be noted;
- (2) That the views of Cabinet as reported by the Head of Financial Services on changes to the lists provided and the prioritisation of items within the two categories, Statutory & Government led and Strategic Priority, be endorsed.

REASON FOR DECISIONS: To ensure that all Members were consulted on the proposed growth bids and afforded the opportunity to comment before Cabinet sets the draft budget in December 2005.

104. PLANNING APPLICATIONS

The Committee heard an oral representation regarding the following item:

Land at Meadow Croft, Mangrove Road, Cockernhoe
Mrs Gallager spoke as the applicant.

RESOLVED: To determine the applications as set out in the report of the Head of Planning & Building Control, as indicated in the following schedule:

The Schedule

Reference Number	Description of Development and location	Decision
05/01295/ 1	<p>Wymondley Nursing Home, Stevenage Road, Little Wymondley, SG4 7HT</p> <p>Two storey and single storey front extension to provide 15 replacement bedrooms with en-suite facilities, 2 day rooms, nurse stations, communal bathrooms and WC's and staff rest room with locker room, storage, staff rest room and 2 WC's in roofspace. Three dormer windows to side (west) elevation. (Renewal of application no. 00/01019/1 granted 19.10.00).</p>	<p style="text-align: center;">Granted</p> <p style="text-align: center;">(as per report)</p>
05/01340/ 1	<p>The Old Bakery, Law Hall Lane, Whitwell, SG4</p> <p>Removal of Condition 4 (restriction of use of building as annexe to The Old Bakery) of planning permission no 05/00431/1 granted 06.05.05</p>	<p style="text-align: center;">Withdrawn from the Agenda</p>
05/01453/ 1	<p>Land at Meadow Croft, Mangrove Road, Cockernhoe, LU2 8QD</p> <p>Outline application: One dwelling with detached double garage (design, external appearance and landscaping reserved).</p>	<p style="text-align: center;">Referred to Licensing & Appeals committee</p> <p style="text-align: center;">(see (a) below)</p>

- (a) **RESOLVED:** That in relation to Planning Application reference 05/01453/1, the planning application be **REFERRED TO THE LICENSING AND APPEALS COMMITTEE** for determination as the Committee were minded to grant planning permission contrary to Green Belt provisions in the Hertfordshire County Structure Plan Review 1991 – 2011 and the North Hertfordshire District Local Plan No. 2 with Alterations. The Committee considered that the application complied with Policy 3 (iv) (Settlements within the Green Belt) of the North Hertfordshire District Local Plan No. 2 with Alterations and was a perfect example of a plot where a home could be built for the children of the village.

105. PLANNING APPEALS

The Area Planning Officer reported that the following Planning Appeals had been lodged since the meeting of the Committee on 6 October 2005.

Appellant:	Wilbury Estates Ltd
Reference Number:	05/00350/1
Address:	Gosmore Hill Wood, Preston Road, Gosmore
Description:	Use of overnight sleeping accommodation for private recreational use to holiday letting purposes.
Procedure:	TBA
Appellant:	Wilbury Estates Ltd
Reference Number:	05/00349/1PUD
Address:	Gosmore Hill wood, Preston road, Gosmore

Description: Lawful Development Certificate: Use of overnight sleeping accommodation for private recreational use to holiday letting purposes.

Procedure: TBA

Appellant: Mr R Kelly

Reference Number: 05/00339/1

Address: Bridge Farm (land opposite Westland Farm), School Lane, Offley

Description: Use of land for the temporary stationing of mobile home for worker in association with pheasant rearing and breeding for a period of 3 years.

Procedure: Hearing

Appellant: Mr and Mrs Dixon

Reference Number: 05/01207/1

Address: Land r/o Elm Cottage, Chequers Lane, Preston

Description: Outline application: 4 Bedroom dwelling with detached garage (siting, design and external appearance reserved).

Procedure: Written Representations

Appellant: Mr Geddes

Reference Number: 05/00831/1

Address: 72A, High Street, Kimpton

Description: Erection of two 3 bedroom semi-detached dwellings with integral single garages and two associated car parking spaces with turning spaces following demolition of existing bungalow.

Procedure: Written Representations

The Area Planning Officer reported that one appeal had been determined since the last meeting of the Committee on 6 October 2005.

Appellant: Miss L Jeffries

Reference Number: 05/00382/1

Address: Land adj to 3, Railway Cottages, Little Wymondley

Description: Erection of two bed dwelling and attached single garage

Decision: Allowed

Committee/Delegated: Committee

Comments: Refusal against Officer Recommendation.

106. SOUTHERN RURAL CHAMPION NEWS

The Community Development Officer (CDO) for the Southern Rural Area Committee introduced a report of the Strategic Director of Customer Services that advised the Committee of the activities and schemes with which the CDO had been involved since the previous meeting of the Committee on 6 October 2005.

The CDO also brought to the attention of the Committee some important community based activities that would take place over the next few months and updated the Committee on progress on Southern Rural Area Visioning since the three year work programme was approved in November 2004.

The CDO particularly mentioned:

- At 2.1.2 of the report, that Councillor D.Horrell be thanked for his help with the Kimpton Youth Club Steering Group;
- At 2.3 of the report, that all the applications for the Parish Plan Funding had been sent out;
- At 2.4 of the report, that the Bushey Motorbike Project was proving to be successful and showing good results;

- That the CDO had made contact with the new Parish Clerk at Codicote to provide ongoing support;
- That comments made by Councillor Sal Jarvis that networking events should start later and focus more on the break for have chat times be passed back to the relevant officers.

RESOLVED:

- (1) That the report of the Community Development Officer (CDO) for the Southern Rural Area be noted;
- (2) That the actions taken by the CDO for the southern Rural Area be endorsed;
- (3) That the CDO for the Southern Rural Area be thanked for his continued support and hard work.

REASON FOR DECISION: To ensure that the Committee was kept informed about the work of the Community Development Officer for Southern Rural Area.

107. SOUTHERN RURAL COMMITTEE DEVELOPMENT & AREA VISIONING BUDGETS 2005/6

The Community Development Officer (CDO) for the Southern Rural Area Committee introduced a report of the Strategic Director of Customer Services that advised the Committee of the current expenditure and balances of the Southern Rural Area Committee delegated budgets. The CDO also brought to the Committee's attention details of requests received for Area Committee Development Discretionary Grant Funding made by community groups and local organisations.

The CDO advised the Committee that a full Visioning report would be brought to the next meeting of Southern Rural Area Committee on 22 December 2005 and reminded the Committee that any unallocated money would be lost.

The following document was appended to the report:
Appendix A – Spreadsheet of Committee Delegated Budgets 2005/6.

RESOLVED: That the budgetary expenditure, balances and carry forwards from the Ward Development Budgets and the allocated Visioning Budgets be noted.

REASON FOR DECISION: To ensure that Members were aware of the awarding of financial assistance to voluntary and community organisations, schemes and initiatives.

The meeting closed at 8.50pm

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Chairman