

## REDBOURN PARISH COUNCIL

**Minutes of Planning Committee held on Tuesday, 13<sup>th</sup> March 2018 at 7.30pm, in the Conference Room, Redbourn Parish Centre, The Park, Redbourn AL3 7LR**

**PRESENT:** Cllrs I Caldwell (Chair) T Finnigan, D Bigham and C O'Donovan

**IN ATTENDANCE:** Chris Kenny - Deputy Clerk (DC)  
Resident supporting application 5/2018/0432

### **1 APOLOGIES OF ABSENCE**

Apologies were received from Cllr Mitchell (prior engagement) Cllr Hickmott (prior meeting), V Mead (prior meeting) and Cllr Gray (family commitment)

### **2. MINUTES OF THE PREVIOUS MEETING**

It was proposed, seconded and resolved that:

***The minutes of the Planning Committee meeting held on 16<sup>th</sup> January 2018 were approved as a true record of the meeting.***

It was proposed, seconded and resolved that:

***The minutes of the Planning Committee meeting held on 13<sup>th</sup> February 2018 were approved as a true record of the meeting.***

### **3 NOTIFICATION OF OTHER BUSINESS**

None notified

#### **3.1 Other business for Consideration by the Meeting**

Planning meeting calendar for 2018/19 – Deputy Clerk  
Lawes Trust application – Cllr Caldwell

### **4. DECLARATIONS OF INTEREST**

Cllr Mead declared a personal, non-prejudicial interest as she is a member of SADC Planning Development Control Committee North and would consider any application at that meeting afresh.

### **5. OPEN SESSION FOR THE PUBLIC**

None

### **6. PLANNING APPLICATIONS**

**5/2018/0273** - Demolition of existing single storey side extension and erection of attached two bedroom dwelling with new vehicular access at 6 Ben Austins, Redbourn, Hertfordshire, AL3 7DP

**RPC comment:** Objection based on Policy 69 in relation to street scene as it creates the effect of terraced housing where all others are semi-detached. Also Policy 40 is contravened as this states there should be provision for 2 parking spaces for a 3-bedroomed house and the plans only show 1 space.

**5/2018/0293** - Single storey front extension, side chimney, replacement front window and front rooflight at 25 West Common, Redbourn, AL3 7DY

**RPC comment:** No objection although materials used should reflect that of the original building and must comply with conservation policies. It is noted that the land to the front of the property is owned by Redbourn Parish Council and any damage caused must be rectified in consultation with the Parish Council.

**5/2018/0340** - Single storey rear extension, rear bi-folding doors and raised rear patio at 17 Crouch Hall Lane, Redbourn, AL3 7EQ

**RPC comment:** No objection

**5/2018/0330** - Listed Building Consent - Insertion of roof insulation and replacement of damaged roof tiles at Millstream Barn, St Albans Road, Redbourn, Hertfordshire, AL3 7AA

**RPC comment:** No objection as long as the application complies with conservation policies.

**5/2018/0272** - Installation of decking between platform and summer house and construction of shed at Beesnest Cottage, North Common, Redbourn, Hertfordshire, AL3 7DB

**RPC comment:** Object on the basis that the plans are inadequate to make a reasoned decision. Since the meeting, please note that SADC have stated the plans are invalid.

**5/2018/0147** - Listed Building consent - Construction of shed at Beesnest Cottage, North Common, Redbourn, Hertfordshire, AL3 7DB

**RPC comment:** Object on the basis that the plans are inadequate to make a reasoned decision. Since the meeting, please note that SADC have stated the plans are invalid.

**5/2018/0140** - Listed Building consent - Repair platform, internal alterations to summerhouse and installation of decking between platform and summer house at Beesnest Cottage, North Common, Redbourn, Hertfordshire, AL3 7DB

**RPC comment:** Object on the basis that the plans are inadequate to make a reasoned decision. Since the meeting, please note that SADC have stated the plans are invalid.

**5/2018/0407** - Single storey front, part two storey, part first floor side extension and sunpipe to rear elevation at 4 Beech Hyde Cottages, Hogg End Lane, St Albans, Hertfordshire, AL3 6RF

**RPC comment:** No objections

**5/2018/0432** - Single storey rear extension with rooflights and alterations to openings at Hardynges, 9 Silk Mill Road, Redbourn, Hertfordshire, AL3 7GE

**RPC comment:** No objections

## **7. TREE WORKS**

None notified

## **8. PLANNING (DEVELOPMENT CONTROL) COMMITTEE NORTH**

The Plans North meeting due to be held on Monday, 18<sup>th</sup> March 2018. There are no items relating to Redbourn on the agenda.

## **9. REPORTS FROM SADC PLANNING AND BUILDING CONTROL**

None notified

### **10.1 APPLICATIONS APPROVED**

**5/2017/3423** - Single storey side extension with front canopy, replacement bay windows, installation of vertical flue pipe, rooflight and sun tunnels, alterations to openings, landscaping works, demolition of existing garage and chimney and removal of swimming pool at 20 Aysgarth Road, Redbourn, Hertfordshire, AL3 7PJ

**SADC comment:** DC3 Conditional permission

**RPC comment:** No objection

**5/2018/0007** - Single storey rear extension with rooflights and partial garage conversion at 11 Down Edge Redbourn Hertfordshire AL3 7JP

**SADC comment:** DC3 conditional permission

**RPC comment:** No objection

**5/2017/3322** - Listed Building consent - Installation of a ground mounted gas meter box at The Old Barn, Rear of 80 High Street, Redbourn, Hertfordshire, AL3 7LN

**SADC comment:** DC10 Listed Building Conditional Consent

**RPC comment:** No objection

**5/2018/0088** - Single storey rear extension, alterations to openings and patio (amendment to planning permission 5/2016/3419 dated 23/01/2017) at 9 Crouch Hall Lane Redbourn Hertfordshire AL3 7EQ

**SADC comment:** DC3 Conditional Permission

**RPC comment:** No comment

### **10.2 APPLICATIONS REFUSED**

None notified

### **10.3 CERTIFICATE OF LAWFULNESS**

**5/2018/0213** - Certificate of Lawfulness (proposed) - To move the garden fence to the boundary line so that the strip of land that sits between the garden fence and the boundary line of the property will fall within the garden at 7 Holts Meadow, Redbourn, Hertfordshire, AL3 7BW

**5/2018/0354** - Certificate of Lawfulness (proposed) - Loft conversion with hip to gable roof extension and rear facing dormer at 9 Mansdale Road, Redbourn, Hertfordshire, AL3 7DL

### **10.4 DISCHARGE OF CONDITIONS (Approved and Proposed)**

None notified

### **10.5 APPLICATIONS WITHDRAWN**

None notified

### **10.6 INVALID APPLICATIONS**

**5/2017/3631** - Ancillary garage building at The Barn, Nicholls Farm, Lybury Lane, Redbourn, Hertfordshire, AL3 7JH

### **10.7 APPEALS**

None notified

**10.8 PRIOR APPROVAL APPLICATIONS (FOR INFORMATION ONLY)**

None notified

**11 CORRESPONDENCE**

None notified

**12 FOR INFORMATION ONLY**

None notified

**13 MATTERS TO REPORT**

The meeting briefly discussed the proposals that Lawes Trust have submitted for land owned by Rothamstead. The proposals were noted but it is Redbourn Parish Council policy not to build on green belt.

The Deputy Clerk presented the dates for planning meetings for 2018/19. Planning meetings are held a week before SADC Plans North meetings so due to the way those meetings fall along with bank holidays, we would not have a meeting in December and then not until end of January. DC proposed that we change the day we meet just for January, and meet on 2<sup>nd</sup> January. This will be a provisional date dependent on the number of applications received as if there aren't any, we will not hold the meeting. This was agreed.

**14. DATE, TIME AND PLACE OF NEXT MEETING**

The date of the next meeting is 17<sup>th</sup> April 2018, 7.30pm in Conference Room, Parish Centre.

The meeting closed at 8.38pm

Signed: ..... Date: .....