

REDBOURN PARISH COUNCIL

Minutes of Planning Committee held on Tuesday, 23rd October 2018 at 7.30pm, in the Conference Room, Redbourn Parish Centre, The Park, Redbourn AL3 7LR

PRESENT: Cllrs T Finnigan, D Bigham and C O'Donovan

IN ATTENDANCE: Chris Kenny – Clerk

ELECTION OF CHAIR FOR THIS MEETING

In the absence of the Chair and Vice Chair it proposed, seconded and resolved that:

Cllr Finnigan chair the planning meeting on 23rd October in the absence of the Chair and Vice Chair of planning

1 APOLOGIES OF ABSENCE

Apologies were received from Cllr I Caldwell (health), D Mitchell (family), I Hickmott (hols), V Mead (prior meeting) and R Gray (family)

2. MINUTES OF THE PREVIOUS MEETING

It was proposed, seconded and resolved that:

The minutes of the Planning Committee meeting held on 25th September 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

None notified

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

5/2018/2452 - Side canopy porch and rear garden gazebo at 11 Lybury Lane Redbourn Hertfordshire AL3 7DE

RPC comment: No objection

5/2018/2464 - Single storey front, side and rear and two storey front and side extensions, side and rear rooflights and alterations to rear raised patio at 10 Crecy Gardens, Redbourn, Hertfordshire, AL3 7BQ

RPC comment: No objection

5/2018/2468 - Single storey front and rear and two storey side extensions, loft conversion with rear dormer window, front canopy, rooflights, rendering and alterations to openings following demolition of existing extensions and garage at 26 Bettespole Meadows, Redbourn, Hertfordshire, AL3 7EW

RPC comment: No objection

5/2018/2392 - Single storey front and part single, part two storey side and rear extensions, loft conversion to habitable accommodation with rear dormer and front rooflights at 3 Nicholls Close, Redbourn, Hertfordshire, AL3 7HZ

RPC comment: Objection based on Policy 69 (i) context and also feel it is overdevelopment of the plot.

5/2018/2516 - Two storey side extension, alterations to openings and replacement front canopy at 38 Tassell Hall, Redbourn, Hertfordshire, AL3 7JE

RPC comment: No objection

7. TREE WORKS

TP/2018/0491 CA - 3 x Beech Trees - Fell. 1 x Beech Tree - Broken limb to be removed at St Marys Church, Hemel Hempstead Road, Redbourn, Hertfordshire, AL3 7DU

RPC comment: none made

8. PLANNING (DEVELOPMENT CONTROL) COMMITTEE NORTH

The Plans North meeting due to be held on Monday, 29th October 2018. 49 East Common has been called in.

9. REPORTS FROM SADC PLANNING AND BUILDING CONTROL

None notified

10.1 APPLICATIONS APPROVED

5/2018/1937 - Alteration of roof to crown roof form with rear dormer window and front rooflights to facilitate loft conversion to habitable accommodation at Peartree House, 1 Draper Court, Crown Street, Redbourn, Hertfordshire, AL3 7HN

SADC Comment: DC3 conditional permission

RPC Comment: No objection

5/2018/1888 - Variation of Condition 4 (The building hereby permitted shall not be used at any time other than for purposes ancillary to the residential use of the main dwelling and no subdivision of the existing site will take place without a further permission being granted by the Local Planning Authority) to reserve two parking spaces for the use of 14-16 Church End of planning permission 5/2017/0882 dated 26/07/2017 for Demolition of existing garage and erection of a granny annexe with garage for ancillary use at 14-16 Church End Redbourn Hertfordshire AL3 7DU

SADC comment: DC3 Conditional Permission

RPC comment: Insufficient plans to indicate whether two separate dwellings would be sustainable.

5/2018/2005 - Rear conservatory at Ivy Cottage 46 Harpenden Lane Redbourn
Hertfordshire AL3 7PB
SADC comment: DC3 conditional permission
RPC comment: No objection

10.2 APPLICATIONS REFUSED

None notified

10.3 CERTIFICATE OF LAWFULNESS

5/2018/2522 - Certificate of Lawfulness (proposed) - Single storey rear extension, enlarged window on north elevation, garage conversion to habitable room and alteration of garage door to window at 19 Silk Mill Road, Redbourn, Hertfordshire, AL3 7GE

10.4 DISCHARGE OF CONDITIONS (Approved and Proposed)

None notified

10.5 APPLICATIONS WITHDRAWN

None notified

10.6 INVALID APPLICATIONS

None notified

10.7 APPEALS

None notified

10.8 PRIOR APPROVAL APPLICATIONS (FOR INFORMATION ONLY)

None notified

11 CORRESPONDENCE

The Clerk had received correspondence from residents of The Heath, North Common regarding replacement gates they are planning to install. SADC had recommended that they consult with the Parish Council before submitting their application. Cllrs looked at the proposal and in principle, did not have any objection to the plans providing they complied with conservation and listed building policies.

Cllr Finnigan had received an email from SADC enforcement giving an update on the current situation at Tullochside. It advised that the site owner was in breach of the number of caravans allowed by 3 and that the building currently being erected needs planning permissions. The owner is now going to apply for planning permission.

12 FOR INFORMATION ONLY

None notified

13 MATTERS TO REPORT

None notified

14. DATE, TIME AND PLACE OF NEXT MEETING

The date of the next meeting is 20th November 2018, 7.30pm in Conference Room, Parish Centre.

The meeting closed at 8.27pm

Signed: Date: