

REDBOURN PARISH COUNCIL

Redbourn Parish Centre, The Park,
Redbourn, Hertfordshire, AL3 7LR
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22nd December 2018

Councillors I Caldwell (chair), R Gray (Vice Chair) D Mitchell, V Mead, C O'Donovan, T Finnigan, D Bigham and I Hickmott

You are hereby summoned to attend a meeting of the Planning Committee on **Tuesday, 2nd January 2019, 7.30pm, Conference Room, Parish Centre**

A handwritten signature in black ink that reads "Chris Kenny".

CHRIS KENNY
Clerk to the Council

A G E N D A

1. APOLOGIES FOR ABSENCE

To receive apologies for absence

2. MINUTES OF THE PREVIOUS MEETING

3. NOTIFICATION OF OTHER BUSINESS

3.1 Planning and Tree work Applications received after publication of the Agenda

Members of the Public wishing to know details of late planning and tree work applications to be considered at this meeting should contact the Parish Clerk before 12.00 noon on the day of the meeting.

3.2 Other urgent business for consideration at the meeting

Members are invited to notify the Chairman of other urgent business that they wish to be discussed at the end of business. In so doing, the Members concerned must state the special circumstances that they consider justify the matter being raised.

4. DECLARATIONS OF INTEREST

Members are reminded to make any declarations of disclosable pecuniary and/or personal interests that they may have in relation to items on the Agenda. You should declare at this part of the meeting or when it becomes apparent your interest by stating:

A the item you have the interest in

- B whether it is a disclosable pecuniary interest and the nature of the interest, whereupon you will not participate in the discussion or vote on that matter, unless dispensation has been requested and granted
- C Whether it is a personal interest and the nature of the interest

Members are also reminded of their obligation to report any amendment to their Register of Interests to the Clerk as soon as it becomes apparent.

Cllr Mead – Member of Plans North in capacity of District Councillor.

5. OPEN SESSION FOR THE PUBLIC

6. PLANNING APPLICATIONS

5/2018/2921 - First floor side and single storey side and rear extension, front porch and conversion of garage at 12 Long Cutt, Redbourn, Hertfordshire, AL3 7EZ

5/2018/2944 - Two storey side and single storey rear extensions following demolition of existing rear projection to create an additional three-bedroom dwelling, new bin store, vehicle crossovers and associated landscaping and parking at 20 Tassell Hall, Redbourn, Hertfordshire, AL3 7JD

5/2018/2749 - Listed Building consent - Single storey rear extension (resubmission following withdrawal of 5/2018/1817) at 44 Church End, Redbourn, Hertfordshire, AL3 7DU

5/2018/2933 - Raising of ridge height to incorporate first floor with side dormer windows and alteration to openings at 30 Harpenden Lane, Redbourn, Hertfordshire, AL3 7PB

5/2018/3007 - New front porch, part first floor, part two storey side and single storey rear extensions, side and rear rooflights and pitched roof to garage (amendment to planning permission 5/2018/3007) at 9 Blackhorse Lane, Redbourn, Hertfordshire, AL3 7EP

5/2018/2991 - Certificate of Lawfulness (proposed) - Loft conversion with hip to gable roof extension and rear dormer window at 21 Flamsteadbury Lane, Redbourn, Hertfordshire, AL3 7DH

5/2018/3042 - Part single, part first floor rear extensions, loft conversion with rear dormer window, rooflights, timber lean to on side elevation and alterations to openings (resubmission following refusal of 5/2018/1426) at 5 Long Cutt, Redbourn, Hertfordshire, AL3 7EX

5/2018/2848 - Installation of new driveway gates at The Heath, North Common, Redbourn, Hertfordshire, AL3 7BZ

5/2018/2854 - Listed Building consent - Installation of driveway gates at The Heath, North Common, Redbourn, Hertfordshire, AL3 7BZ

5/2018/2933 - Raising of ridge height to incorporate first floor with side dormer windows and alteration to openings at 30 Harpenden Lane, Redbourn, Hertfordshire, AL3 7PB

5/2018/3115 - Single storey rear extension, enlarged side window, garage conversion and alteration to garage door at 19 Silk Mill Road, Redbourn, Hertfordshire, AL3 7GE

5/2018/2990 - Creation of two, four-bedroom dwellings with new vehicle crossover and associated landscaping at Land R/O 38 & 40 Tassell Hall, Redbourn, Hertfordshire

5/2018/3075 - Alterations to roof to form crown roof with rear dormer window and front rooflights to create habitable loft accommodation and new side window (amendment to planning permission 5/2018/1937 dated 27/09/2018) at Peartree House, 1 Draper Court, Crown Street, Redbourn, Hertfordshire, AL3 7HN

5/2018/2848 - Installation of new driveway gates at The Heath, North Common, Redbourn, AL3 7BZ, Hertfordshire

5/2018/2854 - Listed Building consent - Installation of driveway gates at The Heath, North Common, Redbourn, Hertfordshire, AL3 7BZ

5/2018/3137 - Certificate of Lawfulness (proposed) - Loft conversion, single storey side and rear extensions and front porch at 5 Aubrey Lane, Redbourn, Hertfordshire, AL3 7AN

5/2018/2966 - Part single, part two storey rear and single storey side extension at The Cottage, Whitehill Wood, Dunstable Road, Redbourn, Hertfordshire, AL3 8EY

7. TREE APPLICATIONS

None notified

8. PLANNING (DEVELOPMENT CONTROL) COMMITTEE NORTH

The next meeting of Plans North due to be held on Monday 7th January 2019

9. REPORTS FROM SADC PLANNING AND BUILDING CONTROL

None notified

10.1 APPLICATIONS APPROVED

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

SADC comment: DC3 conditional permission

RPC comment: No objection

5/2018/1345 - Certificate of Lawfulness (proposed) - Temporary use of Land North of Aubrey Park Hotel for the erection of no-permanent tipis; movable tents, outdoor activities associated with the hotel; and temporary overspill car parking which cumulatively will not exceed 28 days per calendar year. at Land North of Aubrey Park Hotel, Hemel Hempstead Road, Redbourn, Hertfordshire

SADC comment: Certificate of Lawfulness Approved

RPC comment: no comment made

5/2018/2377 - Conversion of detached garage to garden room and office including raising of roof and addition of side dormer windows at The Lodge 53 East Common Redbourn Hertfordshire AL3 7NQ

SADC comment: DC4 Refusal

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 window and front rooflights at 3 Nicholls Close, Redbourn, Hertfordshire, AL3 7HZ

SADC comment: DC3 conditional permission

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

5/2018/2398 - Part single, part two storey rear extension with juliette balcony, roof lantern, new openings and rendering following demolition of existing rear outbuildings at 83 Hemel Hempstead Road, Redbourn, Hertfordshire, AL3 7NN

SADC comment: DC3 conditional permission
RPC comment: No comment made

5/2018/2671 - Front porch extension at 105 Hilltop, Redbourn, Hertfordshire, AL3 7NZ

SADC comment: DC3 conditional permission
RPC comment: No objection

10.2 APPLICATIONS REFUSED

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

SADC comment: Certificate of Lawfulness Refused

10.3 CERTIFICATE OF LAWFULNESS

None notified

10.4 DISCHARGE OF CONDITIONS

None notified

10.5 APPLICATIONS WITHDRAWN

5/2018/2904 - Change of use from Class B2 (general industrial) to Class C3 (residential), retention of swimming pool and associated landscaping and decking and ancillary barn for garage and office following demolition of previous industrial building (retrospective) at The Barn, Nicholls Farm, Lybury Lane, Hertfordshire, Redbourn, AL3 7JH

10.6 INVALID APPLICATION

None notified

10.7 APPEALS

None notified

10.8 PRIOR APPROVAL APPLICATIONS (FOR INFORMATION ONLY)

None notified

11 CORRESPONDENCE

None notified

12 HIGH STREET WORKING PARTY

13 FOR INFORMATION ONLY

None notified

14 MATTERS TO REPORT

For discussion only

15 DATE, TIME AND PLACE OF NEXT MEETING

Tuesday, 29th January 2018 at 7.30pm, Conference Room, Parish Centre