

## REDBOURN PARISH COUNCIL

**Minutes of a meeting of the Planning Committee** held on Monday 30 January 2012, at 7.00 pm, in the Council Chamber, Redbourn Parish Centre, The Park, Redbourn, AL3 7LR.

**PRESENT:** Cllrs D Mitchell (Chair) and D Fenton.

**IN ATTENDANCE:** Mrs P Allcroft (Administrative Assistant)

**APOLOGIES FOR ABSENCE:** Cllrs R Gray (holiday), C O'Donovan (holiday), Mrs V Windle (previous engagement), and Mrs M Maynard (unwell).

***As the meeting was inquorate all decisions will be ratified at the next Full Council to be held on Thursday 16 February 2012.***

### 1. NOTIFICATION OF OTHER BUSINESS

**1.1 Planning and Treework Applications:** The following applications were received after publication of the agenda, and the Chairman agreed that they could be considered under Item 5:

- **5/12/0175 at 1 The Meadow, Pondsmeade, Redbourn:** Rear Conservatory (Item 5.2)
- **5/12/0094 at Greenacres, 100 Dunstable Road, Redbourn:** Detached garage (retrospective) (resubmission following refusal of 5/2011/1781) (Item 5.3)
- **5/12/0016 at 2 Aysgarth Road, Redbourn:** Extension to roof to provide habitable first floor accommodation, single storey side and rear extension following demolition of garage and alterations to openings (Item 5.4)

**1.2.1 Other urgent business for consideration at the meeting:** The Chairman agreed that the following items could be discussed at the end of the meeting under Items 11 and 12:

- Training on Planning by HAPTC and CPRE (Item 11.1)
- Luton Airport (Item 11.2)
- Response to STADALC (Item 11.3)
- Response to letters concerning planning issues (Item 11.4)
- Schedule for attending Plans North Meeting, e-mailed proposal from Cllr Windle (Item 12.2)

**2. DECLARATIONS OF INTEREST:** The Clerk declared an interest in the Certificate of Lawfulness regarding 3 The Park, Redbourn, Herts AL3 7LR (Item 5.6).

**3. OPEN SESSION FOR THE PUBLIC:** No members of the public were present.

**4. MINUTES OF THE PREVIOUS MEETINGS** held **Monday 9 January 2012** had been circulated and approved by e-mail, and **the Chairman duly signed them as a correct record of the meeting.**

### 5. PLANNING APPLICATIONS

**5.1 5/2011/3071 at 5 Bylands House, 96 Dunstable Road, Redbourn, AL3 7QB:** Replacement of existing window with french doors.

**No objections.**

**5.2 5/12/0175 at 1 The Meadow, Pondsmeade, Redbourn:** Rear Conservatory

**No objections.**

**5.3 5/12/0094 at Greenacres, 100 Dunstable Road, Redbourn:** Detached garage (retrospective) (resubmission following refusal of 5/2011/1781).

**No objections.**

- 5.4 5/12/0016 at 2 Aysgarth Road, Redbourn:** Extension to roof to provide habitable first floor accommodation, single storey side and rear extension following demolition of garage and alterations to openings.

**No objections.**

- 5.5 5/2011/3164 at 13 Long Cott, Redbourn, AL3 7EZ:** Certificate of Lawfulness (proposed) - garden store (resubmission following refusal of 5/2011/2935).

**Noted.**

- 5.6 5/2011/2563 at 3 The Park Redbourn AL3 7LR:** Certificate of Lawfulness (existing) - Existing conservatory roof changed to pitched tiled roof.

**Noted.**

- 6. TREEWORCS –** None notified.

- 7. PLANS NORTH –** The next meeting will be held on Monday 6 February 2012.

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

Members noted the following reports from Plans North:

### **8.1 Applications Approved**

- 8.1.1 5/2011/2426 at 59 Snatchup Redbourn AL3 7HF:** Garage conversion with dummy pitch roof over porch and garage. *Decision: DC3 Conditional Permission Decision Date: 06/01/2012. RPC recommended.*
- 8.1.2 5/2011/2561 at 20 Ben Austins Redbourn AL3 7DR:** First floor side and rear extension and pitched roof to existing porch and garage (resubmission following refusal of 5/2011/0977). *Decision: DC3 Conditional Permission Decision Date: 05/01/2012. RPC had no objections.*
- 8.1.3 5/2011/2879 at 17a East Common, Redbourn, AL3 7ND:** First floor rear extension and alterations to openings. *Decision: DC3 Conditional Permission Decision Date: 17/01/2012. RPC recommended approval.*

### **8.2 Applications Refused**

- 8.2.1 5/2011/2529 at Harpenden Rugby Football Club, Redbourn Lane, Hatching Green, Harpenden, AL5 2BA:** Use of eight parking spaces for Class B1 (car valeting services) and installation of portable cabin and canopy (part retrospective). *Decision: DC4 Refusal Decision Date: 09/01/2012.*

- 8.3 Certificate of Lawfulness:** No decisions reported.

### **8.4 Discharge of Conditions**

- 8.4.1 5/2011/2966 at 16 Crouch Hall Lane Redbourn AL3 7EQ:** Discharge of Condition 16 (on-site parking) and part discharge of conditions 10 (tree protection) and 12 (hard and soft landscaping) of planning permission 5/2008/0920 for part two and single storey rear and side extensions and single storey front extension, front double garage and conversion of bungalow into two storey dwelling. *Decision: Discharge of Condition - Approved Decision Date: 11/01/2012.*

- 8.5 Invalid Application –** None notified.

- 8.6 Appeals –** None notified.

- 9. PLANNING LOG:** The log had been updated and circulated to members on Friday 27 January 2012.

**10. CORRESPONDENCE**

**10.1 Planning Controls on Flags:** Noted.

**10.2 IT Requirements to view Planning Applications – May 2011:** Members present noted they had responded to the document last year, and had put into place the hardware and software required and cost to Redbourn Parish Council, and were now looking for money from the District Council to subsidise this expenditure.

**11. ANY OTHER BUSINESS**

The Chairman agreed that the following could be discussed:

**11.1 Training on Planning by HAPTC and CPRE:** The Clerk had circulated information received from HAPTC and CPRE about training for planning. It was agreed that members of the planning committee should attend, and Cllrs Fenton and Mitchell agreed to book themselves on to one of them.

**11.2 Luton Airport:** Cllr Mitchell had spoken to GL Hearn, the company handling the consultation, and also Steve Heapey, planning officer at Luton Council, about having a consultation event in Redbourn. However, despite his best efforts, he had been unable to persuade them to do so as they said Redbourn was close to other venues ie Flamstead and Harpenden. There may be a meeting at SADC for District and Parish Councillors. The argument regarding more jobs in the area as a result of expansion of airport traffic was noted.

**11.3 STADALC – Rural Vision Plan:** Cllrs Fenton and Mitchell had attended the STADALC, at which Cllr Theresa Heritage had requested information from different parishes for the Rural Vision Plan. Cllr Fenton confirmed that he had sent a response concerning the fundamental issues relating to Redbourn. It was agreed that a copy should be attached to minutes.

**11.4 Responses to St Albans District Council (Planning):** Cllr Mitchel confirmed that he had responded to 2 letters attached to the Full Council pack which related to planning. One was to Laurence Moore (regarding the Parish Council’s view on the planning website), and one to Linda Batham (regarding the IT specification and confirmation of amount of expenditure). It was agreed that a copy should be attached to minutes.

**12. DATE, TIME AND PLACE OF NEXT MEETING:**

**12.1 Consideration of Meeting Schedule:** It was agreed to adopt the proposed schedule of meetings.

**12.2 Schedule for attending Plans North Meeting:** Cllr Windle had suggested that a rota for attendance at Plans North should be adopted, but members present thought this would be difficult to organize in advance as availability and content were unpredictable.

**12.3 Date of Next Meeting:** Monday 27 February 2012, at 7.00 pm at the Parish Centre.

The meeting closed at 8.00 pm.

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