

ST STEPHEN PARISH COUNCIL

In the District of St.Albans, County of Hertfordshire



**MINUTES OF A MEETING OF THE *PLANNING COMMITTEE* (3)
HELD AT THE PARISH CENTRE, STATION ROAD,
BRICKET WOOD, ST. ALBANS, HERTS
ON 3 SEPTEMBER 2015 AT 7.30 pm**

Present: Cllr Freeman (Chairman), Cllr Bell, Cllr Brannen, Cllr Doyle, Cllr Pryce & Cllr Whittaker

In attendance: Mrs Carol Hardy (Clerk) & one member of the public

1. APOLOGIES FOR ABSENCE

Cllr Kerry.

2. DECLARATION OF INTERESTS

None.

3. APPROVAL OF THE MINUTES OF THE MEETING OF 30 JULY 2015

RESOLVED: Proposed: Cllr Bell Seconded: Cllr Brannen **Motion Carried**
That the minutes be accepted as a true record.
Votes in favour: unanimous

4. NOTIFICATION OF OTHER BUSINESS

Cllr Pryce wished to discuss land at Park Street Baptist Church. Cllr Bell wished to discuss the deadline for Traveller and Gypsy consultation.

5. PUBLIC PARTICIPATION

The meeting was closed whilst a member of the public requested an update on the felling of the trees along School Lane. The meeting was reopened and the Clerk stated that the tree debris that had been disposed of in the ditches had been reported to HCC as fly tipping. The Chairman stated that as this subject went beyond the remit of the planning committee and was of public importance, it should be placed on the next Main Council agenda for discussion.

6. TO CONSIDER AND COMMENT UPON THE PLANNING APPLICATIONS

6.1 Major Applications

Land r/o 298 Watford Road Chiswell Green

Cllr Bell did not raise any objections to this application, but suggested that a pedestrian access was provided to link Forge End with Long Fallow. It was agreed that Members would not like to see the development privately gated.

RESOLVED: *Proposed: Cllr Bell Seconded: Cllr Freeman Motion Carried*
That no objections are raised. Ask that consideration is given to a footpath to link Forge End with Long Fallow and that this is not a private gated community. If the development is approved, that Section 106/CIL funding is allocated directly to St Stephen Parish Council to benefit the community and improve leisure facilities within the parish.

6.2 To consider and agree comments on the planning applications listed

RESOLVED: *Proposed: Cllr Pryce Seconded: Cllr Whittaker Motion Carried*
That the planning comments on the list '3 September 2015' are approved
Votes in favour: unanimous

7. APPEALS

7.1 To consider and agree comments on the appeals listed

Members noted the appeals.

8. TREE WORK

Members noted the tree work applications and asked the Clerk to allocate tree applications to individual Members for comment. Cllr Pryce volunteered to provide comments on the two applications on the current list.

9. REPORTS

9.1 Enforcement Updates

Cllr Brannen reported that Winslo House, 200 Radlett Road was advertising a 1400 sq ft industrial unit for let. He went on to say that the site was within the Green Belt and planning permission did not exist for an industrial unit. Opposite one of the advertising signs, Butterfoal Stud in Smug Oak Lane had also installed two additional blue containers adjacent to the two others that do not have planning permission. This site is also within the Green Belt. The Clerk was asked to report both breaches of planning permission to the SADC Enforcement Officer.

9.2 Current Consultations

None.

9.3 Strategic Rail Freight Interchange

Cllr Pryce reiterated the need for everyone to sign the Don't sell the Green Belt to Helioslough online petition. He went on to say that as at 23 September, 8000 signatures were recorded but a further 2000 were required..

9.4 Draft Strategic Local Plan (SLP) - Report of the 2014 Consultation

Cllr Brannen was given a hard copy of the document.

10. OTHER BUSINESS

Land at Park Street Baptist Church

Cllr Pryce reported that David Prince of the Baptist Church was keen to discuss options for the site along with representatives of Bloor Homes. The Clerk agreed to arrange a meeting once details were forwarded on.

Gypsy, Traveller and Travelling Show People Accommodation Needs Report

Cllr Bell reported that the SADC Spatial Planning and Design Team Leader had asked for comments from the parish council to feed back into the report to the Planning Policy Committee who were due to meet on 15 September.

Members agreed that the following comments should be sent before the deadline and that they would be agreed at the next Planning Committee meeting in October.

Accommodation needs have been discussed many times by St Stephen Parish Council. Our comments remain consistent.

St Stephen Parish Council are housing a disproportionate number of Gypsy, Traveller and Travelling Show People. There are four sites within our parish, three of which have either applied for or been granted permission to expand. There have been several breaches of planning, with unauthorised buildings, additional static and mobile homes, with no action taken. These flagrant breaches of permission have an adverse effect on the community, particularly those who live close by and who are powerless to do anything other than try and sell their homes and move on. The recent extension to the site at Woodview Lodge in Bricket Wood has resulted in the site becoming very visible in Lye Lane, detrimental to the once lovely area. We do not wish to see any further extensions to sites within this parish and neither do we wish to see any new sites. It has not gone unnoticed that Harpenden do not appear to have any Traveller sites and this must surely be rectified.

The meeting closed at 9.15 pm.

These minutes are to be considered as draft until they have been approved by the committee.