

## St Stephen Parish Council 13 October 2016 Planning List

The comments reproduced here are draft comments subject to discussion and amendment by the Planning Committee at their meeting on 13 October 2016

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**Member:** DK                      **Application No:** 5/2016/12                      **Issued:** 12/9 email

**Address:** 98 Mount Pleasant Lane Bricket Wood

**Proposal:** Demolition of existing garage and erection of one, three bedroom dwelling

**Comments:** *Approved*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MF                      **Application No:** 5/2016/1950                      **Issued:** 1/9 email

**Address:** New farmhouse and flat 3 Houndswood Farm Harper Lane Radlett

**Proposal:** Subdivision of existing dwelling to create one, self-contained, one bedroom flat (retrospective)

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MF                      **Application No:** 5/2016/2095                      **Issued:** 12/9 email

**Address:** Harper Lodge Farm Harper Lane Radlett

**Proposal:** New barn for storage of hay and straw and use as indoor exercise arena

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** EW                      **Application No:** 5/2016/2302                      **Issued:** 7/9 email

**Address:** 10 Branch Road Park Street

**Proposal:** Conversion of dwelling into two maisonettes, creation of car port, alterations to openings and external staircase

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** DB                      **Application No:** 5/2016/2495                      **Issued:** 25/8 email

**Address:** Building Research Establishment Bucknalls Lane Garston

**Proposal:** Construction of a replacement building for research and development purposes and the creation of additional car parking following demolition of seven existing buildings

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** BP                      **Application No:** 5/2016/2528      **Issued:** 2/9 email

**Address:** 2 Mayflower Road Park Street

**Proposal:** Erection of one, detached two bedroom bungalow (resubmission following withdrawal of 5/2016/2020)

**Comments:** *We have concerns regarding this application. Comments to follow.*  
[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MD                      **Application No:** 5/2016/2547      **Issued:** 7/9 email

**Address:** Cuckmans Farm 67 Ragged Hall Lane Chiswell Green

**Proposal:** Construction of pool house

**Comments:** *Although the footprint for building has been reduced, this remains a large new building within the Green Belt. Such a building will affect the openness of the Green Belt and is inappropriate development where no special circumstances apply. For the reasons given we ask that this application is **REFUSED**.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** BP                      **Application No:** 5/2016/2565      **Issued:** 31/8 email

**Address:** 63 Oakwood Road Bricket Wood

**Proposal:** Change of use from Class C3 (dwellings) to Class DI (medical centre), alterations to openings, rear access ramp with railings and provision of additional parking

**Comments:** *Comments to follow*  
[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MF                      **Application No:** 5/2016/2602      **Issued:** 25/8 email

**Address:** 16 Radlett Road Frogmore

**Proposal:** Demolition of existing dwelling and buildings and erection of three detached dwellings with associated landscaping, parking and new access (amendment to planning permission 5/2015/3187)

**Comments:** *No objections*  
[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MD                      **Application No:** 5/2016/2614      **Issued:** 10/10 email

**Address:** 90 Stanley Avenue Chiswell Green

**Proposal:** Hipped to gabled roof extension and rear dormer window

**Comments:** *We have concerns regarding the design of the extension but no objections*  
[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MF                      **Application No:** 5/2016/2629                      **Issued:** 1/9 email

**Address:** Little Munden Farm School Lane Bricket Wood

**Proposal:** Change of use from agricultural machinery store and workshop to B8 (storage and distribution) with ancillary office - retrospective

**Comments:** *The infrastructure is inappropriate to allow this development to go ahead. School Lane is a narrow single track road with passing places. Commercial vehicles towing large trailers are an unsuitable vehicles for this lane. Cars are being forced to reverse in School Lane around blind bends to allow these vehicles access. The traffic survey that was undertaken and mentioned in application 5/2016/0545 is flawed as the survey was counted **beyond** the entrance to Little Munden Farm, therefore did not count any vehicle that entered the farm track only those that drove past it to the survey point. The use of School Lane for such heavy vehicles on such a regular basis is widening and ruining this rural lane and is spoiling the enjoyment of it for users. For the safety of the users we ask that this application is **REFUSED**.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** BP                      **Application No:** 5/2016/2635                      **Issued:** 5/9 email

**Address:** 43 Mount Drive Park Street

**Proposal:** Certificate of Lawfulness (proposed) Single storey front and side extension

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** DB                      **Application No:** 5/2016/2639                      **Issued:** 31/8 email

**Address:** 17 South Riding Bricket Wood

**Proposal:** Construction of two, four bedroom dwellings with associated landscaping and parking works following demolition of existing dwelling (resubmission following refusal of 5/2015/1950)

**Comments:** *This application does not address the objections that were raised to 5/2015/1950. This remains a massive overdevelopment of a restricted plot that will completely dwarf the bungalow at no. 19 and will cause considerable over shadowing and a huge loss of light. The development is wholly out of keeping with the street scene and we ask that the application is **REFUSED**. Should this scheme be granted, we ask for Section 106 funding to be allocated to St Stephen Parish Council to improve/provide leisure, amenity and refreshment facilities within the parish.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** JB                      **Application No:** 5/2016/2650                      **Issued:** 5/9 email

**Address:** 40 Sunnydell Chiswell Green

**Proposal:** Two storey side extension and single storey rear extension

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MF                      **Application No:** 5/2016/2654      **Issued:** 2/9 email

**Address:** 161 Watling Street Park Street

**Proposal:** Roof alterations to create new hipped roof incorporating loft conversion with front and rear dormer windows

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MD                      **Application No:** 5/2016/2673      **Issued:** 31/8 email

**Address:** Land adjacent 1A Barry Close Chiswell Green

**Proposal:** Detached bungalow

**Comments:** *No objections to this application but with the following comments. There is a need for bungalows but this is a restricted plot. We recommend that the suggested off street parking detailed within the application is relocated to the living room end of the property where there appears to be a larger area for parking.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** BP                      **Application No:** 5/2016/2681      **Issued:** 12/9 email

**Address:** 4 Birchwood Way Park Street

**Proposal:** Garage conversion and removal of garage door and replacement windows to create habitable room.

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** DB                      **Application No:** 5/2016/2695      **Issued:** 12/9 email

**Address:** 3A Reedham Close Bricket Wood

**Proposal:** Single storey side extension

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MF                      **Application No:** 5/2016/2711      **Issued:** 7/9 email

**Address:** Tudor Lodge Verdure Close Garston

**Proposal:** Demolition of existing conservatory. Single storey rear, first floor side and front extensions. Raising part of the ridge of the roof. Front and rear dormers and roof lights. Garage conversion.

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MF                      **Application No:** 5/2016/2743                      **Issued:** 19/9 email

**Address:** Woodbine Cottage School Lane Bricket Wood

**Proposal:** Certificate of Lawfulness (proposed) – Construction of single storey oak framed garage with a tiled roof and large feather edge weather boarding, building on four courses of single skinned brickwork

**Comments:** *No objections but this is within the Conservation area.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** EW                      **Application No:** 5/2016/2758                      **Issued:** 11/10 email

**Address:** 2 Seaman Close Park Street

**Proposal:** Single storey side extension including new entrance, single storey rear extension with roof lights, loft conversion with rear dormer and roof lights, new cladding on front elevation, alterations to openings and removal of chimney

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MF                      **Application No:** 5/2016/2771                      **Issued:** 14/9 email

**Address:** 11 Mount Pleasant Lane Bricket Wood

**Proposal:** Addition of canopy to front elevation and associated wall and gate to front boundary

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MD                      **Application No:** 5/2016/2776                      **Issued:** 22/9 email

**Address:** Whytecoat North Orbital Road Chiswell Green

**Proposal:** Demolition of existing dwelling and construction of three detached dwellings with associated landscaping, parking and access

**Comments:** *Objections to this application. Although changes have been made, the development remains unsympathetic with the area and is an over development. There are concerns that the tree roots could be damaged which will change the landscape of the area. For the reasons given we ask that this application is **REFUSED**.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** EW                      **Application No:** 5/2016/2783                      **Issued:** 15/9 email

**Address:** 6A Handley Page Way Old Parkbury Lane Colney Street

**Proposal:** Insertion of two new windows to first floor elevation

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MF                      **Application No:** 5/2016/2815                      **Issued:** 16/9 email

**Address:** 3 Moran Close Bricket Wood

**Proposal:** New conservatory with thermostatic roof lights following removal of existing conservatory

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** BP                      **Application No:** 5/2016/2832                      **Issued:** 20/9 email

**Address:** 17 Hawfield Gardens Park Street

**Proposal:** Single storey side and rear extension and alterations to openings (resubmission following refusal of 5/2016/1893)

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MF                      **Application No:** 5/2016/2849                      **Issued:** 28/9 email

**Address:** 1 Branch Road Park Street

**Proposal:** Conversion of existing two dwellings into three self-contained units including alterations to openings, new lean to roof to existing side entrance lobby and new side roof lights to existing roof (resubmission following withdrawal of 5/2016/2283)

**Comments:** *The existing roof on this property is unsafe and a danger. There are concerns that such a development, whilst making this property safe, would provide insufficient parking in an already heavily congested area.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** JB                      **Application No:** 5/2016/2853                      **Issued:** 22/9 email

**Address:** 177 Watford Road Chiswell Green

**Proposal:** Half hip to gable loft conversion with extension to existing rear dormer, front roof light and new front porch canopy

**Comments:** *No objection*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** DB                      **Application No:** 5/2016/2857                      **Issued:** 10/10 email

**Address:** Building Research Establishment Bucknalls Lane Garston

**Proposal:** Reserved matters application (details of access, appearance, landscaping, layout and scale) for the demolition of existing buildings and construction of 100 new dwellings with associated landscaping and infrastructure following outline planning permission

**Comments:** *We raised objections to the residential development of this site which remain unchanged. We ask again that road improvements to the Mount Pleasant Lane/M1 junction be made to allow the increased traffic from this development that will be joining an already congested road, to exit Bricket Wood without a long delay.*

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**Member:** DB                      **Application No:** 5/2016/2878      **Issued:** 28/9 email

**Address:** 27 Jordans Way Bricket Wood

**Proposal:** Single storey side extension with new dormer window and roof lights, alterations to openings and new hard paved parking area to the front

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** ALL                      **Application No:** 5/2016/2880      **Issued:** 10/10 email

**Address:** Proposed Rail Freight Public Open Space and Community Forest

**Proposal:** Discharge of Condition 31.1 (countryside management plan) of outline planning 5/2009/0708 allowed at appeal dated 14/7/2014 for the development of Strategic Rail Freight Interchange comprising intermodal area, distribution building Class B8 use and other related floor space for Class B1/B2 use up to 331,665sqm with a maximum height of 20 metres together with associated road, rail and other infrastructure works including parking for 1602 cars and 617 lorries with earth mounding, tree planting and a new Park Street/Frogmore relief road. Includes additional landscape and other works on further sites to provide public access to open land and community forest

**Comments:** *Objections. Comments to follow.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** ALL                      **Application No:** 5/2016/2881      **Issued:** 10/10 email

**Address:** Proposed Rail Freight Public Open Space and Community Forest Sites

**Proposal:** Discharge of Condition 19 (area 2 ponds) and 20 (translocation of acid grassland) of outline planning permission 5/2009/0708 allowed at appeal dated 14/7/2014 for the development of a Strategic Rail Freight Interchange comprising intermodal area

**Comments:** *Objections. Comments to follow.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** BP                      **Application No:** 5/2016/2914      **Issued:** 10/10 email

**Address:** 1 Moor Mill Cottages Smug Oak Lane Bricket Wood

**Proposal:** Certificate of Lawfulness (proposed) – Erection of outbuilding incidental to use of main dwelling house

**Comments:** *Objections to this development which will affect the openness of the Green Belt. For the reasons given we ask that this application is REFUSED.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** BP                      **Application No:** 5/2016/2915      **Issued:** 10/10 email

**Address:** 2 Moor Mill Cottages Smug Oak Lane Bricket Wood

**Proposal:** Certificate of Lawfulness (proposed) – Erection of outbuilding incidental to use of main dwelling house

**Comments:** *Objections to this development which will affect the openness of the Green Belt. For the reasons given we ask that this application is REFUSED.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** MD                      **Application No:** 5/2016/2936      **Issued:** 10/10 email

**Address:** 17 The Croft Chiswell Green

**Proposal:** New porch, new side garage, two storey side extension, part single part two storey rear extension with roof lights following removal of existing garage and outbuildings, alteration to roof to create crown roof with glazed panel and alterations to openings

**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** ALL                      **Application No:** 5/2016/2962      **Issued:** 11/10 email

**Address:** Proposed Rail Freight Public Open Space and Community Forest

**Proposal:** Discharge of Condition 17 (drainage) of outline planning 5/2009/0708 allowed at appeal dated 14/7/2014 for the development of Strategic Rail Freight Interchange comprising intermodal area, distribution building Class B8 use and other related floor space for Class B1/B2 use up to 331,665sqm with a maximum height of 20 metres together with associated road, rail and other infrastructure works including parking for 1602 cars and 617 lorries with earth mounding, tree planting and a new Park Street/Frogmore relief road. Includes additional landscape and other works on further sites to provide public access to open land and community forest

**Comments:** *Objections. Comments to follow.*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)



**Member:** ALL                      **Application No:** 5/2016/2963                      **Issued:** 11/10 email

**Address:** Proposed Rail Freight Public Open Space and Community Forest  
**Proposal:** Discharge of Condition 25.1 (noise) of outline planning 5/2009/0708 allowed at appeal dated 14/7/2014 for the development of Strategic Rail Freight Interchange comprising intermodal area, distribution building Class B8 use and other related floor space for Class B1/B2 use up to 331,665sqm with a maximum height of 20 metres together with associated road, rail and other infrastructure works including parking for 1602 cars and 617 lorries with earth mounding, tree planting and a new Park Street/Frogmore relief road. Includes additional landscape and other works on further sites to provide public access to open land and community forest

**Comments:** *Objections. Comments to follow.*  
[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** ALL                      **Application No:** 5/2016/2964                      **Issued:** 11/10 email

**Address:** Proposed Rail Freight Public Open Space and Community Forest  
**Proposal:** Approval of Reserved Matters (Infrastructure) of outline planning 5/2009/0708 allowed at appeal dated 14/7/2014 for the development of Strategic Rail Freight Interchange comprising intermodal area, distribution building Class B8 use and other related floor space for Class B1/B2 use up to 331,665sqm with a maximum height of 20 metres together with associated road, rail and other infrastructure works including parking for 1602 cars and 617 lorries with earth mounding, tree planting and a new Park Street/Frogmore relief road. Includes additional landscape and other works on further sites to provide public access to open land and community forest

**Comments:** *Objections. Comments to follow.*  
[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** BP                      **Application No:** 5/2016/2985                      **Issued:** 11/10 email

**Address:** 16 Wood End Park Street  
**Proposal:** Garage conversion  
**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

**Member:** DB                      **Application No:** 5/2016/2992                      **Issued:** 10/10 email

**Address:** 7 Short Lane Bricket Wood  
**Proposal:** Single storey side extension and garage conversion  
**Comments:** *No objections*

[http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG\\_NAME=gfplanningsearch&Param=lg.Planning&ref\\_no=5/2016/](http://planning.stalbans.gov.uk/Planning/lg/dialog.page?org.apache.shale.dialog.DIALOG_NAME=gfplanningsearch&Param=lg.Planning&ref_no=5/2016/)

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## PRIOR NOTIFICATIONS

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**Address:** None  
**Proposal:**

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## APPEAL NOTIFICATIONS

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**Application:** None  
**Address:**

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## APPEAL DECISIONS

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**Application:** APP/B1930/W/16/3147977  
**Address:** 98 Oakwood Road Bricket Wood  
**Decision:** Appeal Dismissed

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## APPLICATIONS FOR TREE WORK

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**Member:** DB      **Application:** TP/2016/0372 CA      **Issued:** 5/9 email  
**Address:** The Old Fox With His Teeth Drawn School Lane Bricket Wood  
**Proposal:** 1 large Willow - fell  
**Reason:** None - *Approved*

**Member:** BP      **Application:** TP/2016/0394/TPO 1097      **Issued:** 19/9 email  
**Address:** 202b Park Street Lane Park Street  
**Proposal:** Fell dead Silver Birch next to driveway. Reduce Laurels along the boundary to reinstate hedge  
**Reason:** Dead.  
**Comments:** Cherry tree already felled with approval of SADC

**Member:** DK      **Application:** TP/2016/0400 TPO1008      **Issued:** 19/9 email  
**Address:** 19 Hyburn Close Bricket Wood  
**Proposal:** Reduce height of Oak T5 in front garden 2m below previous reduction points and reduce sides 0.5m more than previous reduction points.  
**Reason:** To allow more light into the house and garden  
**Comments:** *This is an unacceptable reason to carry out tree work when the tree was in place before the house. We ask that this application is **REFUSED.***

**Member:** DK                    **Application:** TP/2016/0401 TPO108      **Issued:** 19/9 email  
**Address:** 21 Hyburn Close Bricket Wood  
**Proposal:** Reduce crown of Oak T8 in rear garden by 30%  
**Reason:** To allow more light into gardens.  
**Comments:** *This is an unacceptable reason to carry out tree work when the tree was in place before the house. We ask that this application is **REFUSED.***

**Member:** DB                    **Application:** TP/2016/0411 TPO1258      **Issued:** 19/9 email  
**Address:** 5 Halifax Close Bricket Wood  
**Proposal:** Reduce height of Oaks T4 & T5 and reduce side facing 6 Bucknalls Drive by 30%  
**Reason:** To allow more light into garden  
**Comments:** *This is an unacceptable reason to carry out tree work when the tree was in place before the house. We ask that this application is **REFUSED.***

**Member:** DB                    **Application:** TP/2016/0412 TPO1076      **Issued:** 26/9 email  
**Address:** 30 Bucknalls Drive Bricket Wood  
**Proposal:** T2 Oak – fell to ground level for safety reasons  
**Reason:** Tree has severe decay at base and major die back within the crown  
**Comments:** No comment

**Member:** MF                    **Application:** TP/2016/0433 TPO 1143      **Issued:** 10/10 email  
**Address:** 3 Hamlet Close Bricket Wood  
**Proposal:** Cut back lower tier of Ash tree crown to clear house roof  
**Reason:**  
**Comments:** No comment.

**Member:** EW                    **Application:** TP/2016/0448/ TPO1149      **Issued:** 11/10 email  
**Address:** 4 Ash Copse Bricket Wood  
**Proposal:** T21 – Fell Oak  
**Reason:** Poor condition and close proximity to property  
**Comments:** No comment

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## TREE WORK DECISIONS

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**Address:** Old Fox With His Teeth Drawn School Lane Bricket Wood  
**Application:** TP/2016/0372  
**Decision:** Approved

**Address:** 202b Park Street Lane Park Street  
**Application:** TP/2016/0394  
**Decision:** Approved

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## DECISIONS

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### BRICKET WOOD

**Address:** Land at Lye Lane 5/2016/0716  
**Decision:** DC4 Refusal

**Address:** 98 Mount Pleasant Lane 5/2016/1261  
**Decision:** DC3 Conditional Permission

**Address:** 45 Mount Pleasant Lane 5/2016/1735  
**Decision:** DC3 Conditional Permission

**Address:** 5 Hamlet Close 5/2016/1839  
**Decision:** DC3 Conditional Permission

**Address:** Summerlea Chequers Lane Garston 5/2016/2116  
**Decision:** DC4 Refusal

**Address:** 141 Mount Pleasant Lane 5/2016/2071  
**Decision:** DC3 Conditional Permission

**Address:** 8 Black Boy Wood 5/2016/2267  
**Decision:** DC3 Conditional Permission

**Address:** 15 Old Watford Road 5/2016/2508  
**Decision:** DC4 Refusal

**Address:** 3A Reedham Close 5/2016/2695  
**Decision:** DC3 Conditional Permission

### PARK STREET

**Address:** 33 How Wood 5/2016/1310  
**Decision:** DC3 Conditional Permission

**Address:** 3 Mount Drive 5/2016/1714  
**Decision:** DC3 Conditional Permission

**Address:** 32 Mount Drive 5/2016/1742  
**Decision:** DC3 Conditional Permission

**Address:** 1 Moor Mill Cottages Smug Oak Lane 5/2016/2046  
**Decision:** DC3 Conditional Permission

<b>Address:</b>	2 Moor Mill Cottages Smug Oak Lane	5/2016/2047
<b>Decision:</b>	DC3 Conditional Permission	
<b>Address:</b>	93 Orchard Drive	5/2016/2111
<b>Decision:</b>	DC3 Conditional Permission	
<b>Address:</b>	5 Grovelands	5/2016/2274
<b>Decision:</b>	DC3 Conditional Permission	
<b>Address:</b>	1 Branch Road	5/2016/2283
<b>Decision:</b>	Withdrawn	
<b>Address:</b>	2 Cardinal Place Mount Drive	5/2016/2296
<b>Decision:</b>	DC3 Conditional Permission	
<b>Address:</b>	23 Page Place Frogmore	5/2016/2463
<b>Decision:</b>	DC3 Conditional Permission	
<b>Address:</b>	43 Mount Drive Park Street	5/2016/2635
<b>Decision:</b>	Withdrawn	

#### **CHISWELL GREEN**

<b>Address:</b>	21 & 23 Driftwood Avenue	5/2016/1008
<b>Decision:</b>	DC3 Conditional Permission	
<b>Address:</b>	Whytecote North Orbital Road	5/2016/1836
<b>Decision:</b>	DC4 Refusal	
<b>Address:</b>	8 Laburnum Grove	5/2016/2261
<b>Decision:</b>	DC3 Conditional Permission	
<b>Address:</b>	34 South Close	5/2016/2293
<b>Decision:</b>	DC3 Conditional Permission	
<b>Address:</b>	194 Watford Road	5/2016/2326
<b>Decision:</b>	DC4 Refusal	
<b>Address:</b>	17 The Croft	5/2016/2478
<b>Decision:</b>	DC3 Conditional Permission	
<b>Address:</b>	31 Driftwood Avenue	5/2016/2530
<b>Decision:</b>	Withdrawn	