

## St Stephen Parish Council 2018 Planning List

The comments reproduced here are draft comments subject to discussion and amendment by the Planning Committee at their meeting on 28<sup>th</sup> June 2018

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Planning ref: 5/2018/0560      Member: JB      Issued 26/5  
Location: Searches Farm Searches Lane St Albans Hertfordshire Wd5 0Sb  
Proposal: Variation of Condition 5 (demolition) to extend the period for demolition to before first occupation to planning permission 5/2018/0086 dated 11/04/2018 which varied Condition 4 (boundary treatments) of planning permission 5/2015/1841 dated 24/08/2015

**No objection**

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Planning ref: 5/2018/1167      Member: EW      Issued 26/5  
Location: 5 Woodlands Park Street St Albans Hertfordshire AL2 2AD  
Proposal: Single storey rear extension with lantern light to replace existing conservatory and additional rooflights to front, side and rear elevations

**Concerns have been raised by neighbours re the height of the extension. Concerns relate to the 'Section (view from the garden)' drawing which seems to show the extension roof higher than the main dwelling roof. However if this is not the case in the 'Proposed west side elevation' drawing. If the extension roof is as per the 'Proposed west side elevation' drawing then there are no objections.**

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Planning ref: 5/2018/1267      Member: JB      Issued 26/5  
Location: 545a Watford Road Chiswell Green St Albans Hertfordshire AL2 3DU  
Proposal: Infil of front porch canopy

**No objection**

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Planning ref: 5/2018/1268      Member: EW      Issued 26/5  
Location: Kingsley Green Harper Lane Shenley Hertfordshire Radlett WD7 9HQ  
Proposal :Discharge of Conditions 5 (hard and soft landscape details) and 6 (planting plans) of planning permission 5/2017/2511 dated 08/11/2017 for Single storey extensions with access ramps and associated retaining walls and fencing, and enclosed drop off area with new access

**No objection**

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Planning ref: 5/2018/1358      Member: DB      Issued 03/6  
Location: 99-103 Oakwood Road Bricket Wood Hertfordshire AL2 3QB  
Proposal: Single storey rear extension

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Planning ref: 5/2018/1357      Member: JB      Issued 03/6  
Location: 25 Laburnum Grove Chiswell Green St Albans Hertfordshire AL2 3HQ  
Proposal: Demolition of existing double garage and construction of two bedroom detached dwelling with associated access (resubmission following refusal of 5/2017/3051)

**Objection: The siting and design of this house gives the impression of being squeezed in between the adjacent houses. This results in a rather cramped appearance between those properties and is therefore out of keeping with the rest of the street scene in Laburnum Grove . For this reason we ask for this application to be refused.**

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Planning ref: 5/2018/1406      Member: DB      Issued 07/06  
Location: Orchard End School Lane Bricket Wood Hertfordshire AL2 3XS  
Proposal: Single storey rear extension, front canopy, alterations to utility room roof, alterations to openings, demolition of existing garage and carport and construction of replacement garage

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Planning ref: 5/2018/1365      Member: BP      Issued 07/06  
Location: 110 Park Street Lane Park Street St Albans Hertfordshire AI2 2Jg  
Proposal: Demolition of existing dwelling and construction of two, four bedroom semi detached dwellings with associated parking, landscaping and new vehicle crossover

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Planning ref: 5/2018/1257      Member: DB      Issued 08/06  
Location: 101 Old Watford Road Bricket Wood Hertfordshire AI2 3Un  
Proposal: Subdivision of one, three bedroom dwelling in to three, two bedroom flats following single storey rear extension with skylights, addition of front and rear dormer windows, front rooflight and alterations to openings

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Planning ref: 5/2018/1386      Member: EW      Issued 08/06  
Location: 21 Seaman Close Park Street St Albans Hertfordshire AL2 2NX  
Proposal: Single storey rear extension and new porch with pitched roof to front  
**No objection**

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Planning ref: 5/2018/1368      Member: JB      Issued 12/06  
Location: 1 Anvil Place Watford Road Chiswell Green St Albans Hertfordshire AI2 3By  
Proposal: Single storey rear extension with rooflights following demolition of conservatory  
**No objection**

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Planning ref: 5/2018/1223      Member: EW      Issued 14/06  
Location: 7 Wood End Park Street St Albans Hertfordshire AI2 2Ru  
Proposal: Conversion of garage to habitable room

**No objections**

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Planning ref: 5/2018/1470      Member: BP      Issued 15/06  
Location: 12 Grovebury Gardens Park Street St Albans Hertfordshire AI2 2Qe  
Proposal: Insertion of windows on side elevation, alteration to openings on rear elevation, formation of hardstanding and new dropped kerb

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Planning ref: 5/2018/1429      Member: EW      Issued 17/06  
Location: 1 How Wood Park Street St Albans Hertfordshire AI2 2Qy  
Proposal: New summer house, front and side boundary walls following removal of existing (resubmission following refusal dated 15/05/2018)

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Planning ref: 5/2018/1461      Member: BP      Issued 17/06  
Location: 164 Park Street Lane Park Street St Albans Hertfordshire AI2 2Au  
Proposal: Subdivision of plot and construction of two five bed detached dwellings with vehicle crossover and associated landscaping following demolition of existing

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Planning ref: 5/2018/0879      Member: DB      Issued 17/06  
Location: Land Adj Bricket Wood Station Station Road Bricket Wood Hertfordshire  
Proposal: Outline application (access, layout, scale sought) - Demolition of existing building and construction of four detached dwellings with new vehicle access

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Planning ref: 5/2018/1438      Member: DB      Issued 17/06  
Location: 12 Brackendene Bricket Wood Hertfordshire AL2 3SX  
Proposal: Single storey front, part single, part two storey rear extensions, alteration of roof to crown roof incorporating loft conversion with two rear rooflight and solar panels (resubmission following withdrawal of 5/2018/0540 dated 14/05/2018)  
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**PRIOR NOTIFICATION APPLICATIONS**  
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**Address:** 31 Hammers Gate St Albans Chiswell Green AL2 3DZ **Application No:** 5/2018/1477  
**Proposal:** Prior Notification - Single storey rear extension 5m in depth x 4m in height x 3m in height to the eaves  
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**Address:** 12 Oliver Close St Albans Park Street AL2 2NA **Application No:** 5/2018/1539  
**Proposal:** Single storey rear extension 4.3m in depth x 3.6m in height to the eaves x 2.7m in height  
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**CERTIFICATE OF LAWFULNESS APPLICATIONS**  
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**Application:** 5/2018/1252  
**Address:** 41 Spooners Drive St Albans Hertfordshire AL2 2HX  
**Proposal:** Certificate of Lawfulness (proposed) - Loft conversion with rear facing dormer and two front rooflights and side facing window  
**No objection**

**Application:** 5/2018/1455  
**Address:** 19 Radlett Road Frogmore St Albans Hertfordshire AL2 2JX  
**Proposal:** Certificate of Lawfulness (proposed) - Loft conversion with rear dormer

**Application:**  
**Address:**  
**Proposal:**

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**APPEAL NOTIFICATIONS**

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**Application:**  
**Address:**  
**Reply by:**

**Application:**  
**Address:**  
**Reply by:**

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**APPEAL DECISIONS**

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**Application:**  
**Address:**  
**Decision:**

**Application:**  
**Address:**  
**Decision:**

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**APPLICATIONS FOR TREE WORK**

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<b>Member:</b>	<b>Application:</b>	<b>Issued:</b>
<b>Address:</b>		
<b>Proposal:</b>		
<b>Reason:</b>		

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**TREE WORK DECISIONS**

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**Address:**  
**Application:**  
**Decision:**

**Address:**  
**Application:**  
**Decision:**

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**DECISIONS**

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**BRICKET WOOD**

- **5/2017/3158** Demolition of existing bungalow and construction of three detached houses at 100 Mount Pleasant Lane Bricket Wood Hertfordshire AL2 3XD  
**Withdrawn**
- **5/2018/1025** Discharge of Conditions 15 (archaeological works) of planning permission 5/2017/1550 dated 13/04/2018 for Demolition of existing buildings and construction of 100 dwellings with associated access from The Kestrels, landscaping, parking and infrastructure at Building Research Establishment Bucknalls Lane Garston Hertfordshire WD25 9XX
- **Discharge of condition approved**  
**5/2018/0735** Certificate of Lawfulness (proposed) - Two additional window openings in kitchen and bedroom, some doors adapted to windows at Victorian Terrace Building Research Establishment Bucknalls Lane Hertfordshire Garston  
**Withdrawn**
- **5/2018/0839** Variation of Condition 2 (approved plans) to enlarge rear extension at ground level and alterations to garage to planning permission 5/2017/0552 dated 02/05/2017 for Two storey rear extension, removal of two chimneys, new gable end chimney, new garage and store following removal of existing at Pump Cottage School Lane Bricket Wood Hertfordshire AL2 3XU  
**DC3 Conditional Permission**
- **5/2018/1028** Discharge of Conditions 12 (highways management plan), 13 (construction management plan), 14 (green residential plan) & 28 (sustainability statement) of planning permission 5/2017/1550 dated 13/04/2018 for Demolition of existing buildings and construction of 100 dwellings with associated access from The Kestrels, landscaping, parking and infrastructure at Building Research Establishment Bucknalls Lane Garston WD25 9XX  
**Discharge of condition - approved**
- **5/2018/1029**  
Discharge of Conditions 3 (samples of materials), 4 (sample panels), 29 (cycle & refuse storage) & 31 (external balustrades) of planning permission 5/2017/1550 dated 13/04/2018 for Demolition of existing buildings and construction of 100 dwellings with associated access from The Kestrels, landscaping, parking and infrastructure at Building Research Establishment Bucknalls Lane Garston Hertfordshire WD25 9XX  
**Discharge of condition - partial**
- **5/2018/1281**  
Prior Notification - Single storey rear extension 3.83m in height x 4.5m in depth with 2.96m height to eaves at 26 Woodside Road Bricket Wood Hertfordshire AL2 3QL  
**NCS Prior approval not required**

## **PARK STREET**

**Address:** Proposed Rail freight site Land at Harper Lane **5/2017/3502**

**Decision:** Invalid Application

- **5/2018/0705** Discharge of Condition 12 (finished floor levels) of planning permission 5/2016/2528 dated 23/11/2016 for Erection of one, detached two bedroom bungalow at Land Adj 2 Mayflower Road Park Street St Albans Hertfordshire  
**Discharge of condition approved**
- **5/2018/0709** Listed Building consent - External lock to allow card reader access to barn conversion, replacement of fixtures and fittings in hotel bedrooms and bathrooms and painting of internal bedroom walls at Moor Mill Premier Inn Smug Oak Lane Bricket Wood Hertfordshire AL2 3PN  
**Listed Building refusal**
- **5/2018/0351** Subdivision of existing dwelling into one, one bedroom flat and one, three

bedroom maisonette, alterations to openings and replacement windows at 27  
How Wood Park Street St Albans Hertfordshire AL2 2QY

**DC3 Conditional Permission**

- **5/2018/0480** Demolition of garage and construction of two storey side and single storey front extension at 81 Orchard Drive Park Street Hertfordshire AL2 2QH

**DC3 Conditional Permission**

- **5/2018/0751** Demolition of existing bungalow and construction of three, four bedroom terraced dwellings with associated parking at 47 Mayflower Road St Albans AL2 2QN

**DC4 refusal**

- **5/2018/0850** Part single, part two storey rear extensions, bay window and dormer windows to front, replacement roofs to garage and side extension, external alterations, alterations to openings and roof lanterns following demolition of existing (amendment to planning permission 5/2017/3555 dated 06/02/2018) at 159 Watling Street Park Street St Albans Hertfordshire AL2 2NZ

**DC3 Conditional Permission**

- **5/2018/0695** New vehicle crossover at 21 Radlett Road Frogmore St Albans Hertfordshire AL2 2JX

**Withdrawn**

- **5/2018/1000** Two storey side and rear extension with front and rear dormer windows and side rooflights, rooflight to existing rear extension and alterations to openings at 7 Orchard Drive Park Street St Albans Hertfordshire AL2 2HQ

**DC4 Refusal**

- **5/2018/1136** at 21 How Wood St Albans Hertfordshire AL2 2QY

**Invalid application**

- **5/2018/1061** Two storey side and rear extension, raising of ridge height and alterations to roof to incorporate loft conversion with one rear dormer window and juliette balcony to rear, four rooflights, alterations to openings and rear raised patio following demolition of existing garage and outbuildings (resubmission following refusal of 5/2018/0160) at 4 Mayflower Road Park Street Hertfordshire AL2 2QR

**DC3 Conditional Condition**

- **5/2018/**

**CHISWELL GREEN**

- **5/2018/0478** Single storey rear extension, first floor side and two storey extensions, front porch extension to loft to extend loft space to create habitable area, rear dormer window, rooflights to side elevation and alterations to openings, garage conversion at 180 Watford Road St Albans Hertfordshire AL2 3EB

**DC3 Conditional Permission**

- **5/2018/0706** Front dormer window (retrospective) at 31 Driftwood Avenue St Albans Hertfordshire AL2 3DE

**DC4 refusal**

- **5/2018/0947** Certificate of Lawfulness (proposed) - Loft conversion at 26 Laburnum Grove Chiswell Green St Albans Hertfordshire AL2 3HQ

**Certificate of Lawfulness Approved**

- **5/2018/1057** Certificate of Lawfulness (proposed) - Loft conversion with two rear dormer windows and three rooflights to front at 6 Forge End St Albans AL2 3EQ

**Certificate of Lawfulness Approved**

- **5/2018/0835** Loft conversion with front and rear dormer windows and single storey rear extension with rooflights following demolition of existing rear extension, garage and greenhouse at 17 Ragged Hall Lane Chiswell Green St Albans Hertfordshire AL2 3LB

**DC3 Conditional Permission**

- **5/2018/**

<http://www.stalbans.gov.uk/planning>

**includes:**

- [Planning and Tree Works Applications and Decisions - w/e 15th June 2018 \(PDF - 329 kb\)](#)
- [Prior Approval Applications - w/e 15th June 2018 \(PDF - 61 kb\)](#)
- [Planning and Tree Works Applications and Decisions - w/e 8th June 2018 \(PDF - 264 kb\)](#)
- [Prior Approval Applications - w/e 8th June 2018 \(PDF - 64 kb\)](#)
- [Planning and Tree Works Applications and Decisions - w/e 1st June 2018 \(PDF - 267 kb\)](#)
- [Prior Approval Applications - w/e 1st June 2018 \(PDF - 62 kb\)](#)
- [Planning and Tree Works Applications and Decisions - w/e 25th May 2018 \(PDF - 296 kb\)](#)
- [Prior Approval Applications - w/e 25th May 2018 \(PDF - 62 kb\)](#)