**Bovingdon Parish Council**

Minutes of the Planning Committee meeting

held at

The Memorial Hall, High Street, Bovingdon

on Monday 3 September 2018 starting at 6.00 p.m.

**Present:**

Councillor Graham Barrett (Chairman)

Councillor Julia Marshall

Councillor Ben Richardson

Councillor Adrian Watney

Councillor Pauline Wright

**Also present:**

Borough Councillor Stewart Riddick

Mike Kember, Parish Clerk

**Representatives from the Village**:

7 residents

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| **1.** | **Apologies for absence** |  |
|  | There were apologies for absence received from Councillors Alison Gunn and Dave Stent. |  |
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| **2.** | **Declaration of Interests linked to any of the items** |  |
|  | There were no Declarations of Interest. |  |
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| **3.** | **Minutes of the Planning Committee meeting held on 8 August 2018** |  |
|  | It was agreed by those present at the meeting, that the minutes of the meetings held on 8 August 2018 were a true representation of the meeting and were signed by Councillor Barrett. |  |
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| **4.** | **Matters arising from the Minutes of the Planning Committee meeting held on 8 August 2018** |  |
|  | There were no matters arising. |  |
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| **5.** | **To consider the Parish Council's response to the following Planning Applications** |  |
|  | **‘The Committee considered forms and drawings for applications relating to the parish of Bovingdon which had been received from Dacorum Borough Council up to the date of the meeting and it was RESOLVED that Dacorum Borough Council is informed of the Council’s comments and observations, if any, as follows. The Council also trusts that due regard will be taken of any objection which may be received from neighbours in the vicinity.’** |  |
| **5.1** | **4/01863/18/FUL - 1 Austins Mead - Demolition of existing garage and construction of two storey extension as a separate dwelling** |  |
|  | Object – over development of site in congested residential area. Lack of amenity area. Unsuitable parking arrangements – no access and would be difficult as on a tight bend. |  |
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| **5.2** | **4/01575/18/FHA - 48 Dinmore - First floor side extension and associated works** |  |
|  | Support application. |  |
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| **5.3** | **4/01988/18/TEL – Junction of Newhouse Road and opp. 2A Hawkins Way - 1 DSLAM equipment cabinet** |  |
|  | Noted. |  |
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| **5.4** | **4/01975/18/FHA - Two Bays, Long Lane - Construction of side and rear extension to provide 2 storey accommodation and separate garage** |  |
|  | Support application. |  |
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| **5.5** | **4/01095/18/FUL - 50 - 53 Chesham Road - Demolition of existing bungalow and construction of 2 new semi-detached dwellings and 7 terraced dwellings with new access road to terraces (Amended Scheme)** |  |
|  | Application was considered at the meeting of DBC Development Management Committee held on 16 August 2018 and refused. |  |
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| **5.6** | **4/01952/18/FHA - Wishbone Cottage, 1 Bell Green - Construction of single storey side extension. Front bay window and insertion of two velux roof lights** |  |
|  | Support application. |  |
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| **5.7** | **4/01907/18/FHA - 67 High Street - Demolition of existing conservatory and erection of single storey rear extension with wood burner / flue** |  |
|  | Support application. |  |
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| **5.8** | **4/01703/18/FHA - 8 Bryfield Cottages, Flaunden Lane - Loft conversion including rear dormer window and four roof lights to front elevation; single-storey rear extension replacing existing attached outbuilding** |  |
|  | Object – out of keeping with character of surrounding properties. Over bearing rear dormer and over development of site. |  |
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| **5.9** | **4/01812/18/FUL - Long Lane Farm, Long Lane - Retention of an oak framed barn to replace existing building** |  |
|  | Object – the building should be built in accordance with the original approval given against Planning Application No. 4/02911/16/FUL. This application seeks to rectify the current unsatisfactory situation, where the barn is being built too close to the boundary on the NW elevation. It is too high and over-bearing given its proximity to neighbouring properties. |  |
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| **5.10** | **4/01599/18/FUL – Shantock Cottage, Shantock Lane – Change in use of site to comprise a mix use fish breeding enterprise and residential premise with the construction of one polytunnel and shallow ponds and retention of 1 drainage pond, 1 polytunnel, 2 shallow ponds, existing shed and stable building** |  |
|  | Object – proposed change of use is inappropriate in the Green Belt. The objections raised at our Planning Committee meeting held on 18 July 2018 still stand. |  |
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| **6.** | **To note the outcome of planning applications considered by Dacorum Borough Council:-** |  |
| **6.1** | 4/00052/18/ROC - Long Acre, Long Lane - Variation of Condition 16 (Approved Plans) attached to Planning Permission 4/02504/14/FUL (Proposed demolition of commercial buildings and construction of four detached dwelling houses) – GRANT (BPC – Support) |  |
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| **6.2** | 4/00439/18/DRC - Symonsdown, Vicarage Lane - Removal of Condition 7 (Contamination) attached to Planning Permission 4/00022/17/FUL (Demolition of  existing bungalow and construction of two 5-bed dwellings) – GRANT – For information only |  |
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| **6.3** | 4/01659/18/HPA - Dormers Lodge, Flaunden Lane - Single storey rear extension measuring 8m deep with a maximum height of 4m and a maximum eaves height of 2.66m – Prior approval not required (BPC – No comment) |  |
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| **6.4** | 4/01305/18/FHA - 19 Hyde Meadows - Demolition of outbuildings, porch and chimney. Construction of two storey side extension, single storey rear extension, loft conversion and new porch to front – GRANT (BPC – Support) |  |
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| **6.5** | 4/01382/18/ADV - McDonald's Restaurant, 3 Stoney Lane - Existing sign to be installed on new 8.5m pole – GRANT (BPC – Object) |  |
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| **6.6** | 4/03095/17/ROC - Land at Runways Farm, Upper Bourne End Lane - Removal of Condition 1 (6 month temporary Planning Permission) and variation of Condition 3 (to allow car-control drifting) of Planning Permission 4/03082/16/ROC. Removal of Condition 1 (two-year temporary Planning Permission) of Planning Inspectorate decision (APP/A1910/C/14/223612) appeal of Planning Application 4/00435/14/ENA (Motorcycle /motor vehicle activities and associated storage/parking) – REFUSE (BPC – Object) |  |
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| **6.7** | 4/01494/18/HPA - 67 High Street - Single-storey rear extension measuring 3.33M deep with a maximum height of 3.80M and a maximum eaves height of 2.4M – WITHDRAWN – (BPC – Support) |  |
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| **6.8** | 4/01622/18/FHA - 6 Yew Tree Drive - Demolition of conservatory and construction of two storey rear extension – GRANT (BPC – Support) |  |
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| **7.** | **To note dates for Appeals / Forthcoming Inquiries / Forthcoming Hearings – all previously reported to the Planning Committee:** |  |
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| **7.1** | **Appeals Lodged:** |  |
| **7.1.1** | 4/02926/17/FUL – Greymantle, Hempstead Road – Construction of 2 semi-detached dwellings and demolition of existing garage and create site access |  |
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| **7.2** | **Appeals Dismissed:** |  |
|  | None |  |
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| **7.3** | **Appeals Allowed:** |  |
|  | None |  |
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| **8.** | **Forthcoming Inquiries** |  |
|  | None notified |  |
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| **9.** | **Any other business** |  |
|  | None. |  |
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| **10.** | **Date of next meeting** |  |
|  | Wednesday 26 September 2018 at 6.30 p.m. in the Memorial Hall, High Street, Bovingdon | All to note |
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|  | Meeting ended 7.20 p.m. |  |
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