

Bovingdon Parish Council

Memorial Hall
High Street
Bovingdon
Hertfordshire
HP3 0HJ

Tel: 01442 833036

Email: office@bovingdonparishcouncil.gov.uk

PARISH OF BOVINGDON

NOTICE OF MEETING OF PLANNING COMMITTEE

Dear Councillor,

I hereby give you notice that the next meeting of the **PLANNING COMMITTEE** of the above-named Parish will be held in **THE MEMORIAL HALL, HIGH STREET, BOVINGDON** on **MONDAY 17th February 2025 starting at 6.30 P.M.**

All members of the Committee are hereby summoned to attend for the purpose of considering and resolving upon the business to be transacted at the meeting as set out hereunder.

Dated this day 12th February 2025

Gemma Coventry
Clerk to the Council

To:
Councillor Graham Barrett
Councillor Nic Leon
Councillor Phillip Walker
Councillor Hugh Schneiders
Councillor David Stent
Councillor Pauline Wright

Business to be transacted as on attached sheet

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TO ALL MEMBERS OF THE PLANNING COMMITTEE

You are hereby summoned to the Meeting of the Planning Committee to be held in The Memorial Hall, High Street, Bovingdon on Monday, 27th January 2025 starting at 6.30 p.m. to transact the business set out in the attached agenda:

AGENDA

1. Apologies for Absence
2. Declaration of Interests linked to any of the items
3. Minutes of the Planning Committee meeting held on 27th January 2025
4. Matters arising from the Minutes of the Planning Committee meeting held on 27th January 2025
5. To consider the Parish Council's response to the following Planning Applications:
 - 5.1 **25/00097/LDP** - Woodcote, Hempstead Road - Construction of a single storey side extension and construction of 2x outbuildings for ancillary use.
 - 5.2 **24/02433/FUL** - Bovingdon Kebab And Pizza 8 High Street - Single Storey Rear Extension to takeaway, to extend and improve the existing kitchen area of the takeaway
 - 5.3 **25/00169/LDP** - 19 Claverton Close - Proposed Outbuilding The proposed outbuilding is designed to provide a functional and versatile space, accommodating a gym and an office/play area. Positioned at the rear of the property, the structure is intended to enhance the usability of the outdoor space while adhering to permitted development regulations. The outbuilding will measure 8.5 metres in width by 3 metres in depth, offering sufficient space for its intended purposes while maintaining an appropriate scale in relation to the property. Key features of the proposal include: Roof Height: The maximum roof height is limited to 2.5 metres, ensuring compliance with permitted development guidelines. Materials: To meet Building Regulations and ensure fire safety, the outbuilding will be constructed using high-quality, fire resistant, and non-combustible materials such as brick and blockwork. This is particularly important as the structure is positioned within 2 metres of the property boundary. Replacement of Existing Structure: The new outbuilding replaces a previous structure that had significantly deteriorated due to issues such as damp, mould, and structural rot. This replacement ensures a safe, durable, and visually improved solution for the space.

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Intended Use: The outbuilding is intended solely for purposes incidental to the enjoyment of the main dwelling, aligning with the requirements of permitted development regulations. Location: The outbuilding is situated to optimise the use of the garden area while minimising the impact on neighbouring properties. This proposal ensures the new outbuilding is a practical, compliant, and visually appealing addition to the property, addressing the shortcomings of the previous structure and providing a high-quality, purpose-built solution.

- 5.4 **25/00195/LDE** - The New Forge Maple Farm Shantock Lane - To confirm that planning permission 21/04467/FUL has been implemented and remains extant
- 5.5 **25/00181/FHA** - 19 Claverton Close - Single storey side extension.
- 5.6 **25/00196/LBC** - 86 High Street - External works including: re-roofing, removal of modern impermeable paint to walls and application of lime render.
- 5.7 **25/00194/FUL** - Bovingdon Brickworks Ltd Leyhill Road - Replacement of crushed brick surfacing with Bitumen Planings
- 5.8 **25/00221/NMA** - Greymantle, Hempstead Road - Non material amendment to planning permission 22/00882/FHA.
- 5.9 **24/01909/LBC** - Whelpley Ash Farm Chesham Road - Proposed conversion of existing curtilage listed detached barn into a two-bedroom dwelling including lifting of the roof, alterations and refurbishment works.
- 5.10 **24/01908/FUL** - Whelpley Ash Farm Chesham Road - : Proposed conversion of existing curtilage listed detached barn into a two bedroom dwelling including lifting of the roof, alterations and refurbishment works.

6. To note the outcome of planning applications considered by Dacorum Borough Council:

- 6.1 **24/02750/LDE** - Rainhill Spring , Stoney Lane - Use of the land for mixed equestrian and agricultural purposes and siting of caravan as a permanent structure. – **DBC Refused - (BPC Object)**
- 6.2 **24/02343/FHA** - Hill House, Hempstead Road - Demolition of existing attached shed, single storey rear extension and disused stack and construction of new double storey, rear, infill extension – **DBC Refused**
- 6.3 **25/00124/TPO** - 63 Green Lane - Works to tree – **DBC Grant (BPC No comment)**

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7. To note dates for Appeals / Forthcoming Inquiries / Forthcoming Hearings – all previously reported to the Planning Committee:
 - 7.1 Appeals Lodged:
 - 7.1.2 APP/A1910/D/23/3327021 – Greymantle, Hempstead Road - Construction of two outbuildings - Local Planning Authority Ref: 23/00736/FHA
 - 7.1.3 APP/A1910/W/24/3354130 - End Oak Water Lane - Demolition of existing dwellings and stable/storage buildings and redevelopment with three detached dwellings: 24/00787/FUL
 - 7.1.4 APP/A1910/D/24/3357369 - Cherry Tree Cottage Long Lane Bovingdon - Construction of additional storey to 7.9 metres.
 - 7.2 Appeals Dismissed:
 - 7.2.1 APP/A1910/C/23/3315084 - Land at Berry Farm, Upper Bourne End Lane
 - 7.3 Appeals Allowed:

None
8. Forthcoming Inquiries
None notified
9. Licensing
None
10. Any other urgent business
11. Date of next meeting: – Monday, 3rd March 2025 starting at 6.00 p.m. - to be held in the Memorial Hall, High Street, Bovingdon.