

## Abbots Langley Parish Council

Council Offices  
Langley Road  
Abbots Langley  
Herts  
WD5 0EJ

15<sup>th</sup> May 2014

To Members of the Planning and Highways Committee

Councillors: Jean Bowman, Derryck Croker, Gloria Keaveny, Angela Laval, David Major (Chairman), Owen Roe (Vice-Chairman).

The next meeting of the Planning and Highways Committee will be held at the above address on Wednesday 21<sup>st</sup> May 2014 at 7:30 pm when your presence is summoned for the purpose of transacting the business outlined below.

The press and public are welcome to attend the meeting.

Tim Perkins  
Clerk to the Council

### AGENDA

1. **Apologies for Absence**  
To receive and accept apologies for absence.
2. **Declarations of Interest**  
To receive declarations of interest in items on the agenda.
3. **Public Participation**  
To note if any members of the public have requested to speak at this meeting, in accordance with the Parish Council's Public Speaking Arrangements.
4. **Election of Vice Chairman**  
To elect a Vice Chairman of this committee for the year 2014-2015.
5. **To confirm the Minutes of the Meetings held on**  
19<sup>th</sup> March, 9<sup>th</sup> and 30<sup>th</sup> April 2014.
6. **Planning Decisions from Three Rivers District Council**  
To receive a report of recent decisions as listed in Appendix A1.
7. **Planning Applications as received from Three Rivers District Council**  
To comment on current planning applications as listed in Appendix B1 as well as planning applications with consultation deadline before the next meeting, as notified to members prior to the meeting.
8. **Three Rivers District Council - Planning Committee**  
To receive a report on the meeting held on 14<sup>th</sup> May 2014.
9. **Back to the Front Notice Board**  
To consider the request from Abbots Langley Local Historical Society to provide a notice board on which to display information on the fallen men from the Parish who died as a result of the Great War (2014 - 2018).

**10. Highways and Transport Matters**

To note the following temporary road closures within the Parish:

- i. St Albans Lane, Bedmond from its junction with Bedmond Lane south westwards to its junction with Sergehill Lane and Sergehill Lane, Bedmond from its junction with St Albans Lane north eastwards and south eastwards to its junction with Whitehouse Lane. The lengths of roads will each be closed between 10.00 am and 2.00 pm on Sunday 8<sup>th</sup> June 2014, when signs are in place, to ensure public safety and prevent accidents for the duration of the St Albans Half Marathon.
- ii. Langley Lane from its junction with the College Road/Tibbs Hill Road roundabout south eastwards to its junction with the Abbey Drive/South Way roundabout. The section of road will be closed for approximately 7 days sometime during the period 26<sup>th</sup> May and 26<sup>th</sup> November 2014, when signs are in place, for highways maintenance works.

**11. Correspondence**

To note the reply from the Licensing Officer at Three Rivers District Council with regard to the Committee's comments submitted on the application for the supply of alcohol at the Co-Operative, Abbotswood Park, Leavesden.

## Abbots Langley Parish Council

### Planning applications decided by Three Rivers District Council Reported on 21<sup>st</sup> May 2014

#### Appendix A1

1. 14/0270/FUL ALPC meeting 19/03/2014  
Fir Croft Lauderdale Road Hunton Bridge Kings Langley Hertfordshire WD4 8QB - Demolition of existing garage and side extensions and construction of single storey side extension and new front porch for BMA Practice.  
**ALPC Comment:** No objection but members regret the loss of the garage.  
**TRDC Decision:** Approved
2. 14/0389/FUL ALPC meeting 19/03/2014  
Thistle Lodge Bedmond Road Abbots Langley Hertfordshire WD5 0QB - Construction of detached garage to front of dwelling and loft conversion including front and rear dormers for Mrs Louise Bhatti.  
**ALPC Comment:** Members object to this fragmented and cumulative planning development within the green belt.  
**TRDC Decision:** Approved
3. 14/0400/FUL ALPC meeting 19/03/2014  
17 High Street Bedmond Abbots Langley Hertfordshire WD5 0QP - Conversion of existing garage to habitable accommodation and construction of first floor side and rear extension and two storey rear extension for Mr Paul Crawley.  
**ALPC Comment:** No objection.  
**TRDC Decision:** Refused  
**Reason:** The development, by reason of its siting, size, scale and design, would result in a form of development that would have a detrimental impact on the openness of the Metropolitan Green Belt and would result in a prominent feature within the setting. No very special circumstances exist to outweigh the harm to the openness of the Metropolitan Green Belt. This is contrary to Policies CP1 and CP11 of the Core Strategy (adopted October 2011), Policy DM2 of the Development Management Policies LDD (adopted July 2013) and Supplementary Planning Guidance Extensions to Dwellings in the Green Belt (adopted April 2004).
4. 14/0417/FUL ALPC meeting 09/04/2014  
85 Breakspeare Road Abbots Langley Hertfordshire WD5 0ER - Two storey and first floor rear extensions and single storey rear extension for Miss Colleen Andrews.  
**ALPC Comment:** Members object to this application with regard to the two storey element, possible obstruction of light to the neighbouring properties and access/boundary issues. The Parish Council requests that this application is referred to Committee for their consideration unless Officers are minded to refuse the application.  
**TRDC Decision:** Withdrawn
5. 14/0356/FUL ALPC meeting 09/04/2014  
47 Gallows Hill Abbots Langley Kings Langley Hertfordshire WD4 8PG - Single storey rear/side extension for Mr Williams.  
**ALPC Comment:** No objections.  
**TRDC Decision:** Approved

Abbots Langley Parish Council

6. 14/0467/RSP ALPC meeting 09/04/2014  
16 Dowding Way Leavesden Watford Hertfordshire WD25 7GA - Retrospective application: Conversion of existing garage to habitable accommodation for Mr James St Clair.  
ALPC Comment: No objections.  
TRDC Decision: Approved
7. 14/0420/FUL ALPC meeting 09/04/2014  
Development Site At Junction With Langley Lane And Aerodrome Way South Way Abbots Langley Hertfordshire - Installation of new shop front, including new auto sliding door & ATM, installation of new louvre to plant room to rear elevation and 2 satellite dishes to roof (Co-Op Supermarket) for Co-operative Group.  
ALPC Comment: No objections.  
TRDC Decision: Approved
8. 14/0465/ADV ALPC meeting 09/04/2014  
Leavesden Pharmacy 14 College Road Abbots Langley Hertfordshire WD5 0BT - Advertisement Consent: Installation of externally illuminated fascia sign for Leavesden Pharmacy.  
ALPC Comment: No objections.  
TRDC Decision: Approved
9. 14/0464/FUL ALPC meeting 09/04/2014  
Leavesden Pharmacy 14 College Road Abbots Langley Hertfordshire WD5 0BT - Installation of a new shopfront with automatic sliding doors and electric shutter, installation of a new externally illuminated sign fascia for Leavesden Pharmacy.  
ALPC Comment: No objections.  
TRDC Decision: Approved
10. 14/0524/PDN ALPC meeting 09/04/2014  
Railway Bridge at Harthall Lane Kings Langley Hertfordshire - Permitted Development Notice: Application for Prior Approval under Part 11 of the Town and Country Planning (Permitted Development) Order 1995. Installation of collision protection beams to rail bridge for Network Rail.  
ALPC Comment: Noted.  
TRDC Decision: Approved
11. 14/0318/FUL ALPC meeting 09/04/2014  
6 Long Elms Close Abbots Langley Hertfordshire WD5 0PB - First floor front dormer window for Miss Lorna O'Neill.  
ALPC Comment: No objections.  
TRDC Decision: Approved
12. 14/0526/FUL ALPC meeting 09/04/2014  
89 Kindersley Way Abbots Langley Hertfordshire WD5 0DG - Two storey and single storey rear extension to include basement extension, first floor side bay window projection and raised terrace to rear for Mr R Coulson.  
ALPC Comment: No objections.  
TRDC Decision: Approved

Abbots Langley Parish Council

13. 14/0650/FUL

ALPC meeting 30/04/2014

26 The Shires High Elms Lane Garston Hertfordshire WD25 0JL - Erection of rear conservatory for Mr And Mrs McDermott.

ALPC Comment: No objections.

TRDC Decision: Approved

## Abbots Langley Parish Council

### Planning applications to be considered on 21<sup>st</sup> May 2014

#### Appendix B1

1. **14/0702/FUL** Valid date: 23/04/2014  
Garage Block r/o Austin Villas Woodside Road Watford WD25 0GD - Demolition of existing garage block and construction of a pair of semi detached three bedroom dwellings with associated parking and landscaping for Audrey Balderstone.
  
2. **14/0687/FUL** Valid date: 22/04/2014  
St Michaels Roman Catholic School High Elms Lane Abbots Langley Watford Hertfordshire WD25 0SS - Installation of a canopy structure over existing patio for use as an external dining hall for students for St Michael's Catholic High School.
  
3. **14/0685/FUL** Valid date: 22/04/2014  
4 Cecil Lodge Cottages Bedmond Road Abbots Langley Hertfordshire WD5 0QB - Demolition of existing conservatory and construction of single storey rear extension for Mr Hasan Ali.
  
4. **14/0811/FUL** Valid date: 24/04/2014  
80 Trowley Rise Abbots Langley Hertfordshire WD5 0LW - Demolition of existing conservatory and construction of two storey rear extension and single storey side and rear extensions for Mr David Chapple.
  
5. **14/0831/FUL** Valid date: 25/04/2014  
13 The Garth Abbots Langley Hertfordshire WD5 0JJ - Demolition of existing single storey side extension and construction of two storey side extension for Mr Martin Brown.
  
6. **14/0756/ADV** Valid date: 25/04/2014  
Abbotswood Park Leavesden Aerodrome Aerodrome Way Leavesden Hertfordshire - Advertisement Consent: Erection of non-illuminated totem sign for Miss Susie Hartas.
  
7. **14/0680/CLED** Valid date: 28/04/2014  
The Flat High Herts Riding School Bedmond Road Pimlico Herts HP3 8SJ Hertfordshire HP3 8SJ - Certificate of Lawfulness Existing Use: Residential (C3) use of flat above stables for Mrs Pauline Coldridge.
  
8. **14/0629/FUL** Valid date: 16/04/2014  
Kings View Farm Toms Lane Kings Langley Hertfordshire WD4 8NH - Renewal of planning permission 11/0975/FUL: Demolition of various outbuildings and The Bar House (residential dwelling) and erection of a four bed dwelling with rooflights to the front and rear elevations. Conversion of part of barn/garage to habitable accommodation with alterations to fenestration detail and floor levels. Internal alterations to The Cottage with single storey rear extension linking the dwelling to the barn/garage. Two single storey rear extensions to the main dwelling known as

## Abbots Langley Parish Council

The Farmhouse and a single storey detached garage and internal alterations with the removal of a large area hardstanding (used for parking). Resiting of vehicular access and associated landscaping for Mr L Ugglia.

9. 14/0670/FUL Valid date: 28/04/2014  
36 Mutchetts Close Garston Watford Hertfordshire WD25 9TS - Single storey front and side extension for Mr P Tattman.
10. 14/0744/FUL Valid date: 28/04/2014  
147 Abbots Road Abbots Langley Hertfordshire WD5 0BJ - Demolition of existing attached garage and construction of two storey side extension, single storey side and rear extension and extension to raised patio to rear for Mr & Mrs Cousins.
11. 14/0737/FUL Valid date: 30/04/2014  
Verulam Nursery Harthall Lane Kings Langley Hemel Hempstead Hertfordshire HP3 8SE - Demolition of existing dwelling and outbuildings and construction of replacement dwelling with associated hardstanding and landscaping for Mr G Depiano.
12. 14/0780/FUL Valid date: 29/04/2014  
3 Numbers Farm Egg Farm Lane Kings Langley Hertfordshire WD4 8LS - First floor side extension. for Mr & Mrs M Lewis.
13. 14/0845/FUL Valid date: 01/05/2014  
30 Gallows Hill Lane Abbots Langley Hertfordshire WD5 0DA - Demolition of existing conservatory, single storey rear extension and first floor side extension for Mr R Baldwin.
14. 14/0838/FUL Valid date: 12/05/2014  
45 Upper Highway Kings Langley Hertfordshire WD4 8PP - Two storey rear extension and raised decking to rear for Mr & Mrs Bartram.