

CROXLEY GREEN PARISH COUNCIL

MINUTES OF A MEETING OF THE
PLANNING AND DEVELOPMENT COMMITTEE
HELD IN THE COUNCIL CHAMBER
ON WEDNESDAY 19 SEPTEMBER 2007 at 8.00 PM

Present: Cllr Wynne-Jones - In the Chair Minute Taker – Helena Flynn
In attendance Cllr Norman.
Cllrs Bains, Hollands, Saxon and Seabourne.
Voting Members 6

PD662/07 Apologies for Absence

None

PD663/07 Declarations of Interest

None

PD664/07 Representations from the Public

There were no public present.

PD665/07 Planning Applications

In the following applications “NGFO” means No Grounds For Objection.

Application No: 07/1470/FUL
Address: 8 Nuttfield Close Croxley Green Hertfordshire
Application: Loft conversion with roof alterations and rear dormer window.
CGPC DECISION NGFO

Application No: 07/1584/CLPD
Address: 40 Links Way Croxley Green Hertfordshire
Application: Certificate of Lawfulness Proposed Use: Loft conversion with hip to gable roof and front rooflight and flank window
CGPC DECISION Noted.

Application No: 07/1644/FUL
Address: 55 Baldwins Lane Croxley Green Hertfordshire
Application: Change of Use from A1 (retail) to A2 (financial and professional)
CGPC DECISION NGFO However it is with concern that this may set a precedent in that permission was sought on a retail basis then to be changed to an office basis.

Application No: 07/1697/FUL
Address: 48 Dover Way Croxley Green Hertfordshire
Application: Single storey side and rear extension
CGPC DECISION NGFO

Application No: 07/1703/FUL
Address: 40 Links Way Croxley Green Hertfordshire
Application: Loft conversion with rear dormer window and single storey rear extension
CGPC DECISION Noted

Application No: 07/1706/CLPD
Address: 71 New Road Croxley Green Hertfordshire
Application: Certificate of Lawfulness Proposed Use: Single storey rear extension

CGPC DECISION NGFO

Application No: 07/1707/FUL
Address: 5 Byewaters Croxley Green Hertfordshire
Application: Two storey side extension
CGPC DECISION NGFO

Application No: 07/1721/FUL
Address: 18 Winton Crescent Croxley Green Hertfordshire
Application: Single storey front porch extension
CGPC DECISION NGFO

Application No: 07/1731/FUL
Address: 5 Malvern Way Croxley Green Hertfordshire
Application: New pitched tiled roof to existing rear extension and alterations
CGPC DECISION NGFO

Application No: 07/1759/CLPD
Address: 3 Uplands Croxley Green Hertfordshire
Application: Certificate of Lawfulness Proposed Development: Part conversion of garage into habitable accommodation and Increase in roof height
CGPC DECISION Noted

PD666/07 Recent Decisions by Three Rivers District Council

Application No: 07/1310/FUL
Address: 1 Oakleigh Drive Croxley Green Hertfordshire
Application: Conversion of garage to habitable accommodation
CGPC DECISION OBJECT: the fenestration is considered not to be in keeping with the street scene thus detrimental the character of the surrounding area.
TRDC DECISION Approved

Application No: 07/1340/FUL
Address: Croxley Guild Of Sport And Social Club The Green Croxley Green
Application: Erection of new replacement Clubhouse and relocation of existing storage facility
CGPC DECISION No comments made as meeting did not take place
TRDC DECISION Approved

Application No: 07/1414/FUL
Address: 31 Links Way Croxley Green
Application: Single Storey front extension and enlargement of front dormer window
CGPC DECISION NGFO
TRDC DECISION Approved

Application No: 07/1479/CLPD
Address: 46 Repton Way
Application: Certificate of lawfulness proposed development; Single storey rear extension
CGPC DECISION No comments made as not aware of this application
TRDC DECISION Approved

Reference No: 07/1493/FUL
Address: 116 Links Way Croxley Green
Application: Single storey rear extension
CGPC DECISION No comments made as meeting did not take place
TRDC DECISION Approved

REFUSED

Reference No: 07/1436/FUL
Address: 232 Watford Road Croxley Green Hertfordshire
Application: Two storey front and side extension
CGPC DECISION No comments made as meeting did not take place
TRDC DECISION **Refused:**
1. The proposed front extension, by reason of its flat roof, excessive bulk and prominent sitting would be unduly obtrusive and detract established pattern of development in the street scene and the character of the locality contrary to Policy GEN3 and the Design guidelines set out in the Appendix 2 of the Three Rivers Local Plan 1996-2011.

Application No: 07/1492/CAC
Address: Applegarth Parrotts Close Croxley Green
Application: Conservation Area Consent: Demolition of existing dwelling
CGPC DECISION NGFO
TRDC DECISION **Refused:**
1. In the absence of an acceptable redevelopment scheme for the site the demolition of the existing build would lead to a vacant site with no permitted use or buildings, which would be detrimental to the character and appearance of the Conservation area. The proposed would therefore be contrary to Policy C6 of the Three River Local Plan 1996-2011.

PD667/07 Appeals Against Planning Decisions

There were no Appeals to report.

PD668/07 Highways

The Chairman introduced this item and referred to the Highways integrated works schedule
The information was noted.

PD669/07 Closure

There being no further business the Chairman closed the meeting at 8.30 pm.