



MINUTES OF A MEETING OF THE
PLANNING AND DEVELOPMENT COMMITTEE
 HELD IN THE COUNCIL CHAMBER
 ON THURSDAY 5 DECEMBER 2019 at 8.00 PM

Present: Cllr Mitchell - In the Chair Ryan Bennett – Clerk to the Council

Cllr Hobbs, Jacob, Taylor and Walker

Voting Members: 6

In Attendance: Cllrs Gallagher, Vassiliou and Wallington

Members of the Public: 0

PD3484/19 Apologies for Absence

Apologies were received from Cllr Birch.

PD3485/19 Declarations of Interest

Members were invited to declare interests as appropriate during the course of the meeting.

PD3486/19 Representations from the Public

No representations were made.

PD3487/19 Highways and Road Safety

Utility works at the junction of The Green and Old Barn Lane prevented access to Old Barn Lane and could have impacted emergency vehicles gaining access. The Clerk advised that he had informed Herts County Council.

PD3488/19 Minutes

The Minutes to be considered were those of the 7 & 21 November 2019.

Resolved:

- That the Minutes of the meetings held on Thursday 7 & 21 November 2019 be approved and signed by the Chairman.

PD3489/19 Matters Arising

A Cllr advised that during the Code of Conduct Training, TRDC Planning had asked for more details to be provided when CGPC Planning & Development Committee request a planning application is called into TRDC Committee.

PD3490/19 Planning Applications

In the following applications "NGFO" means No Grounds For Objection:

[New roof to existing rear extension, single storey rear infill extension, external render to exterior and basement extension with four new rooflights](#)

Planning Application

24 Sycamore Road Croxley Green WD3 3TD

Ref. No: 19/2098/FUL | Received: Wed 30 Oct 2019 | Validated: Mon 04 Nov 2019 | Status: Pending Consideration

Croxley Green Parish Council Decision: Committee have no objection to the plan, but would like it mentioned that the plans did not show the changes on the basement and ground floor render.

Variation of Condition 4 (Drainage Strategy) of planning permission 18/2040/FUL: Changes to drainage strategy

Planning Application

Croxley Danes School Baldwins Lane Croxley Green Hertfordshire

Ref. No: 19/2164/FUL | Received: Mon 11 Nov 2019 | Validated: Wed 20 Nov 2019 | Status: Pending Consideration

Croxley Green Parish Council Decision: Additional Information required. Deferred to next P&D Meeting 19 December.

Single storey front extension and alterations to part front elevation wall including new render

Planning Application

93 Durrants Drive Croxley Green Rickmansworth Hertfordshire WD3 3NY

Ref. No: 19/2212/FUL | Received: Mon 18 Nov 2019 | Validated: Wed 20 Nov 2019 | Status: Pending Consideration

Croxley Green Parish Council Decision: NGFO

Demolition of existing conservatory and construction of a single storey rear extension and associated internal alterations

Planning Application

37 Valley Walk Croxley Green WD3 3TQ

Ref. No: 19/2259/FUL | Received: Mon 25 Nov 2019 | Validated: Mon 25 Nov 2019 | Status: Pending Consideration

Croxley Green Parish Council Decision: No mention of the porch in the existing application. Committee did not fully consider the application as no reference to the porch. CGPC request that the porch is added to plans for further consideration.

Demolition of existing workshops and construction of a two-storey building containing 4 residential units (Use Class C3), alterations to vehicular access, associated car and bicycle parking, refuse and recycling storage, landscaping and associated works

Planning Application

Greystone Works The Green Croxley Green WD3 3AN

Ref. No: 19/2213/FUL | Received: Tue 19 Nov 2019 | Validated: Fri 22 Nov 2019 | Status: Pending Consideration

Croxley Green Parish Council Decision: Committee is concerned over height and potential loss of privacy to nearby properties and notes that it is in the conservation area

Single storey rear extension

Planning Application

36 Norwich Way Croxley Green WD3 3SP

Ref. No: 19/2280/FUL | Received: Tue 26 Nov 2019 | Validated: Tue 26 Nov 2019 | Status: Pending Consideration

Croxley Green Parish Council Decision: NGFO but the Committee noted the concerns from St Ives

Ground and first floor rear extensions

Planning Application

235 New Road Croxley Green WD3 3HE

Ref. No: 19/2282/FUL | Received: Wed 27 Nov 2019 | Validated: Wed 27 Nov 2019 | Status: Pending Consideration

Croxley Green Parish Council Decision: NGFO

Demolition of existing conservatory and erection of single-storey side extension with rooflights

Planning Application

113 Frankland Road Croxley Green WD3 3AS

Ref. No: 19/2311/FUL | Received: Fri 29 Nov 2019 | Validated: Wed 04 Dec 2019 | Status: Pending Consideration

Croxley Green Parish Council Decision: NGFO

Approved

Application: Change of use from retail use (Use Class A1) to a children's day nursery (Use Class D1) including extensions and alterations to the existing building, with associated parking and play area

Address: Winton House 2 Winton Approach Croxley Green WD3 3TL

Application No: 19/1740/FUL

CGPC Decision CGPC draws the Planning Officers attention to our previous comments submitted on 18/07/2019 and 16/08/2019 re 19/1215/FUL

Comments re 19/1215/FUL – Application was Withdrawn
Croxley Green Parish Council do not object to the planning application, but would like to comment on the limited amount of outdoor play space and the lack of toilets for children on the plan.

In light of further information, it was reviewed again Croxley Green Parish Council object to the change of use from Retail (Class A1) to Children's Day Nursery (Class D1) for the following reasons:

It is a valuable local asset that provides a unique service to the residents and businesses of Croxley Green.

It is the only plumbing supplier in Croxley Green and employs 11 people.

TRDC Decision Approved

Application: Certificate of Lawfulness Existing Development: Erection of outbuilding

Address: 7 Harvey Road Croxley Green WD3 3BN

Application No: 19/1919/CLED

CGPC Decision NGFO

TRDC Decision Approved

Application: First floor side and rear extension

Address: 68 Winton Drive Croxley Green Rickmansworth Hertfordshire WD3 3RA

Application No: 19/1907/FUL

CGPC Decision NGFO

TRDC Decision Approved

Application: First floor side and rear extension and side and rear rooflights

Address: 1 Hedges Way Croxley Green WD3 3FA

Application No: 19/1950/FUL

CGPC Decision NGFO

TRDC Decision Approved

Application: Proposed single storey rear extension and rebuilding of existing side extension
Address: 88 Baldwins Lane Croxley Green WD3 3LP
Application No: 19/1895/FUL
CGPC Decision NGFO
TRDC Decision Approved

Refused

None Advised

Withdrawn

Application: Proposed first floor front extension to No 85 Barton Way. Raising of main roof by 500mm to No 85 & 83 Barton Way
Address: 85 Barton Way Croxley Green WD3 3PB
Application No: 19/1939/FUL
CGPC Decision NGFO
TRDC Decision Withdrawn

PD3492/19 Appeals Against Planning Decisions

No appeals had been received.

PD3493/19 Update on Recent Objections

There were no recent objections.

PD3494/19 P&D Budget 2020/21

Members made no changes to the Budget which was supplied with the Agenda.

Resolved:

- That the P&D Budget for 2019/20, a total of £8,900, is put forward to Council for approval.

PD3495/19 Change of 2nd Monthly P&D Meeting Day

Each month 2 Planning & Development Meetings are held on the 1st and 3rd Thursday. Frequently, the TRDC Planning Meeting clashes with the meeting scheduled for the 3rd Thursday of each month and if a P&D Committee Member is required to attend, this could result in the P&D Meeting not being quorate.

Resolved:

- That the 2nd P&D Meeting is moved from the 3rd Thursday to the 3rd Tuesday of each month.

PD3496/19 Closure

There being no further business, the Chairman closed the meeting at 9.19 pm