

CROXLEY GREEN PARISH COUNCIL

MINUTES OF A MEETING OF THE
PLANNING AND DEVELOPMENT COMMITTEE
HELD IN THE COUNCIL CHAMBER
ON WEDNESDAY 5 MARCH at 8.00 PM

Present: Cllr Bains - In the Chair David Allison – Clerk to the Council

Cllrs Hollands and Saxon
Voting Members 3
Not Present: Cllr Seabourne
There were no members of public present

PD774/08 Apologies for Absence

Apologies were received from Cllrs Bennett, Brand and Wynne-Jones.

PD775/08 Declarations of Interest

The Chairman recommended that Members make any declarations of interest throughout the meeting as necessary.

PD776/08 Representations from the Public

There were no representations from members of the public.

PD777/08 Minutes

It was proposed by Cllr Saxon and seconded by Cllr Hollands that the Minutes of the meetings held on 6 February and 20 February 2008 be approved as correct. The proposal was agreed and the Chairman signed the minutes.

PD778/08 Matters Arising

Under Minute PD757/08, (item PD737/08 – Puffin Crossing, Watford Road) the Clerk advised that he had now emailed Cllr Drury and that a reminder had also been sent to Hertfordshire Highways.

PD779/08 Planning Applications

- Application No:** 08/0114/FUL
Address: 32 Dickinson Square Croxley Green Hertfordshire
Application: Raising of roof level of existing rear extension and insertion of new double doors and window
CGPC Decision: NGFO
- Application No:** 08/0264/FUL
Address: 17 Winchester Way Croxley Green Hertfordshire
Application: Two storey front extension and two storey and single storey rear extension with raised rooflight
CGPC Decision: NGFO
- Application No:** 08/0297/CLPD
Address: 116 Frankland Road Croxley Green Hertfordshire
Application: Certificate of Lawfulness Proposed Development: Single storey rear extension
CGPC Decision: Noted

Application No: 08/0301/FUL
Address: Applegarth Parrotts Close Croxley Green
Application: Demolition of existing dwelling and erection of two, two storey detached dwellings and detached garages, and associated parking and landscaping
CGPC Decision: NGFO

Application No: 08/0304/FUL
Address: Greystone Works The Green Croxley Green
Application: Erection of two detached storage buildings
CGPC Decision: NGFO

Application No: 08/0316/FUL
Address: 3 Fuller Way Croxley Green Hertfordshire
Application: Two storey and single storey front extension
CGPC Decision: NGFO

Application No: 08/0317/FUL
Address: 54 Claremont Crescent Croxley Green Hertfordshire
Application: Two storey side and rear extension and single storey rear extension
CGPC Decision: NGFO

Application No: 08/0321/CAC
Address: Applegarth Parrotts Close Croxley Green
Application: Conservation Area Consent: Demolition of existing detached dwelling and garage
CGPC Decision: NGFO

Application No: 08/0342/FUL
Address: 135 Winton Drive Croxley Green Hertfordshire
Application: Hip to gable roof extension to create loft conversion with dormer window and rooflight to front elevation, dormer to rear elevation with Juliette balcony and side window
CGPC Decision: Object:
 1 The hip to gable roof is too prominent and creates an imbalance between the pair of semi detached houses and is therefore not in keeping with the street scene;
 2 The loft conversion proposal creates the effect of a three storey dwelling;
 3 The Juliette balcony is intrusive to adjacent neighbouring properties

Application No: 08/0416/FUL
Address: 6 Hazelwood Road Croxley Green Hertfordshire
Application: Single storey front, side and rear extension and demolition of existing garage and erection of single storey detached garage to rear
CGPC Decision: NGFO

PD780/08 Recent Decisions by Three rivers District Council
APPROVED

Reference No: 07/2204/FUL
Address: Petit Roque 5A New Road Croxley Green
Application: Demolition of all existing buildings and erection of new offices for class B1 Business Use

CGPC DECISION Object – The Parish Council supports the Upper New Road Residents Association and objects on the grounds that the proposed development would be visually intrusive, properties surrounding the proposed development would be overlooked and it is out of keeping with the local Conservation Area. Also, the lack of parking on the site as well as the lack of turning space on the site would lead to an increase in the already existing parking problems and congestion in New Road. Access and egress to the site would compromise the safety of road users and pedestrians contrary to Policy T7 of the Three Rivers District Council Local Plan 1996-2011. If the Planning Officer is minded to approve this application, then the Parish Council request that this application is referred to the Development Control Committee.

TRDC DECISION Approved

Reference No: 07/2205/CAC

Address: Petit Roque 5A New Road Croxley Green

Application: Conservation Area Consent: Demolition of outbuildings within curtilage of site

CGPC DECISION Object on the grounds that no viable application has been submitted

TRDC DECISION Approved

Reference No: 07/2413/FUL

Address: 40 Watford Road Croxley Green Hertfordshire

Application: Part retrospective application: Single storey detached garage and application for planning permission for alterations to vehicular access and highway on Watford Road and Bateman Road

CGPC DECISION NGFO

TRDC DECISION Approved

Reference No: 07/2535/FUL

Address: Claremont House Hatters Lane Watford

Application: Extension of existing office building, comprising a single storey front infill extension, two storey side and rear infill extension and three storey side and rear infill extension, accommodating extended office space at ground, first and second floor levels and a roof terrace at second floor level

CGPC DECISION NGFO

TRDC DECISION Approved

Reference No: 07/2561/FUL

Address: 125 Frankland Road Croxley Green Hertfordshire

Application: Loft conversion with two rooflights to front elevation and dormer window to rear elevation and new gable extension

CGPC DECISION NGFO

TRDC DECISION Approved

Reference No: 08/0003/CLPD

Address: 144 Links Way Croxley Green RICKMANSWORTH

Application: Certificate of Lawfulness Proposed Development: hip to gable conversion, loft conversion with two rooflights to front elevation and dormer window to rear elevation

CGPC DECISION Noted
TRDC DECISION Approved

Reference No: 08/0009/RSP
Address: 41 Basildon Close Croxley Green Hertfordshire
Application: Part retrospective application: Conversion of garage into habitable accommodation, infill front porch and retention of shed to rear garden

CGPC DECISION NGFO
TRDC DECISION Approved

Reference No: 08/0014/CLPD
Address: 59 Links Way Croxley Green Hertfordshire
Application: Certificate of Lawfulness Proposed Development: Raise in roof level from hip to gable to form loft conversion with two rooflights to front elevation and two dormer windows to rear elevation

CGPC DECISION Noted
TRDC DECISION Approved

Reference No: 08/0025/FUL
Address: 3 Uplands Croxley Green Hertfordshire
Application: Part retrospective: Retention of existing rear conservatory, part conversion of garage into habitable accommodation and increase in roof height

CGPC DECISION NGFO
TRDC DECISION Approved

Reference No: 08/0036/FUL
Address: 63 Frankland Road Croxley Green Hertfordshire
Application: Single storey rear and side extensions

CGPC DECISION NGFO
TRDC DECISION Approved

Reference No: 08/0044/FUL
Address: 18 Kenilworth Drive Croxley Green Hertfordshire
Application: Rear conservatory

CGPC DECISION NGFO
TRDC DECISION Approved

Reference No: 08/0045/FUL
Address: 12 Kenilworth Drive Croxley Green Hertfordshire
Application: Single storey side extension

CGPC DECISION NGFO
TRDC DECISION Approved

Reference No: 08/0052/FUL
Address: 3 Girton Way Croxley Green Hertfordshire
Application: Single storey rear extension

CGPC DECISION NGFO

TRDC DECISION Approved

Reference No: 08/0062/FUL

Address: 76 Malvern Way Croxley Green Hertfordshire

Application: Two storey front extension, demolition of existing conservatory and erection of single storey rear extension

CGPC DECISION NGFO

TRDC DECISION Approved

Reference No: 08/0124/FUL

Address: 14 Rochester Way Croxley Green Hertfordshire

Application: Single storey rear extension, single storey front extension, conversion of garage into habitable room and single storey front porch extension

CGPC DECISION NGFO

TRDC DECISION Approved

REFUSED

None

PD781/08 Appeals Against Planning Decisions

There were no appeals.

PD782/08 The Three Rivers (Prohibition of Stopping and Waiting) No 2 Order 2008

Members reviewed the proposal and had no objections.

PD783/08 Highways

The Clerk advised that a Highways Programme of Works had been received that morning which was circulated to Members at the meeting. Members reviewed the update but pointed out that on the Highways Extra Programme of Works, a number of roads in Croxley Green were referred to, but were shown under the heading of Rickmansworth. The Clerk was asked to draw this matter to the attention of Highways to see whether this can be corrected for the future.

PD784/08 Closure

There being no further business, the Chairman closed the meeting at 8.33pm.