



DRAFT Minutes Planning Committee

Date 15/04/2024
Time 19:30 - 21:30
Location The Radlett Centre, 1 Aldenham Avenue, Radlett WD7 8HL
Meeting Room 2
Chair Cllr S Khawaja
Attendees Cllrs E Samuelson, S Ali & C Woolf
Officer S Heighton (Admin – OS & Planning)
There were also 3 members of public present

1 Apologies for absence

Minutes:

Apologies were received from Cllr S Benjamin.

2 Declarations of interest on any item on the Agenda

Minutes:

None.

3 To confirm the Minutes and appendices of the meeting held on Tuesday 2nd April

Minutes:

The minutes of the meeting were confirmed and signed by Cllr S Khawaja as a true record of that meeting.

4 To adjourn the meeting for members of the public to address the Committee (if any) in accordance with Standing Order 1 d

Minutes:

Cllr S Khawaja suspended standing order so that members of the public present could address the Committee. One member raised concerns about agenda item 5.a, Farm Cottage, The Green, Letchmore Heath. Members of the Committee asked questions for clarification before the members of public were thanked for their attendance and standing orders were then resumed.

5 Planning Applications

5.a 24/0399/FUL - Farm Cottage , The Green, Letchmore Heath, Watford – Proposal: Change of use of residential

dwelling to Monks' accommodation (retrospective application)

Minutes:

Object -

a) There is no material benefit to change the use-class to a 'sui generis' Monks accommodation.

5.b 24/0380/VOC - Kendal Hall Farm , Watling Street, Radlett – Proposal: Application for variation of condition 8 (plans) to allow for layout alterations to House 3 to include additional floorspace at first floor level following grant of planning permission 17/1382/FUL (Part retrospective)

Minutes:

Object -

This 'part retrospective' application, means that condition 5 of the approval from application 17/1382/FUL on 12th September 2017 has been breached, if the approved design has not been adhered to.

Condition 05. Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any Order revising, revoking and re-enacting that Order with or without modification), **there shall be no enlargement or extension of the dwelling(s) hereby permitted, including any additions or alterations to the roof**, without the prior written approval of the Local Planning Authority.

5.c 24/0416/FUL - Blackbirds Farm, Blackbirds Lane, Aldenham, Watford – Proposal: Erection of outbuilding to be used for cattle housing

Minutes:

No Objection - pending approval of the structure of this type on Green Belt land.

5.d 24/0454/HSE - 4A The Ridgeway, Radlett – Proposal: Construction of side dormer and alterations to fenestration to include Juliet balcony to rear

Minutes:

Object –

a) Hertsmere Borough Council does not normally allow dormers to the side elevation.

b) There are concerns of overlooking into neighbouring properties with the Juliet balcony.

- 5.e 24/0433/HSE - 39 The Ridgeway, Radlett – Proposal: Construction of an additional storey above existing ground floor dwelling to form a 2 storey 6 bed dwelling, including partial conversion of existing garage to habitable space and associated landscaping works to front of site**

Minutes:

Object

a)APC objects to the loss of yet another chalet bungalow, to be replaced with a 6 bed property.

- 6 For information: Planning Applications of the following type: - Certificate of Lawful Development (Existing) CLE, Certificate of Lawful Development (Proposed) CLP and Listed Building Consent LBC.**

Minutes:

This was noted.

- 6.a 24/0367/CLE - 39 Watford Road, Radlett – Proposal: Construction of outbuilding to rear of garden. Certificate of Lawful Development (Existing)**

- 7 Planning decisions by Hertsmere Borough Council**

Minutes:

These were noted.

- 7.a 24/0162/HSE - 17 Beech Avenue, Radlett – HBC decision was Grant Permission – APC comment was No Objection**

- 7.b 23/1755/VOC - 57 Aldenham Avenue, Radlett – HBC decision was Refuse Permission – APC comment was Object**

- 7.c 23/1680/HSE - 13 Battlers Green Drive, Radlett – HBC decision was Grant Permission – APC comment was Object**

- 7.d 24/0112/HSE - 59 Loom Lane, Radlett – HBC decision was Grant Permission – APC comment was No Objection**

- 8 Date of next meeting Tuesday 7th May 2024**

Minutes:

There being no further business the meeting finished at 8.55pm

Chairman.....Date.....

