



BERKHAMSTED TOWN COUNCIL

Tel: 01442 800146
Email: deputyclerk@berkhamstedtowncouncil.gov.uk
Website: www.berkhamstedtowncouncil.gov.uk

2nd Floor, Civic Centre
161 High Street, Berkhamsted
Herts HP4 3HD

MINUTES

TOWN PLANNING COMMITTEE MEETING

Monday 9th January 2023 at 7.30 pm

Council Chamber, Civic Centre, Berkhamsted

MEMBERS PRESENT:

Councillors: G. Stevens – Chair
A. Armytage
G. Corry
P. Fisher
J. Jones
P. de Hoest

ALSO PRESENT:

Officers: J. Harley – Deputy Town Clerk (minutes)
Members of Public: 3

TP 01/23

To receive Apologies for Absence

Apologies were **received** and **approved** from Cllr P White (work commitment).

TP 02/23

Declarations of Interest

- i. Cllr G Stevens declared a personal interest in the following applications: 22/03244/FHA as the neighbour was known to him and 22/03671/FHA, 22/03781/FHA and 22/03674/LDP as the applicants were known to him.
Cllr P. de Hoest declared a personal interest in applications 22/03671/FHA and 22/03781/FHA as the applicants were known to him.
- ii. No written requests for dispensations for declarable interests were received; and
- iii. No requests for dispensation were granted.

TP 03/23

To receive Minutes of the Previous Meeting held on 19th December 2022. The Minutes of the previous meeting held on 19th December 2022 (previously circulated) were **received** and **approved** by the Committee as a correct record and, as such, could be duly signed by the Chair.

TP 04/23

Chair's Communications

1. Road Traffic Orders

The following Road Traffic Orders were **noted** by the Committee:

- i) THE HERTFORDSHIRE (TEMPORARY CLOSING AND TEMPORARY WAITING RESTRICTIONS IN VARIOUS ROADS IN TRING, HEMEL HEMPSTEAD, BERKHAMSTED, CHIPPERFIELD AND KINGS LANGLEY) ORDER 2023

2. Tree Preservation Orders

None had been received.

3. Licensing Applications

None had been received.

TP 05/23 Public Participation

TP 06/23 Multi Storey Car Park Update

Flash flooding had resulted in pools inside and outside of the car park and within the lift shaft. It was requested that Dacorum and Hertfordshire be formally written to and requested to investigate the drain on the bend to St John's Well Lane.

Action: **Deputy Town Clerk**

TP 07/23 To consider, for Resolution, forms and drawings for planning applications relating to the Town of Berkhamsted received from Dacorum Borough Council.

Details of all planning applications and appeals can be found on Dacorum Borough Council's website:

<https://planning.dacorum.gov.uk/publicaccess/>

<i>DBC Ref</i>	<i>Proposal</i>	<i>Location</i>	<i>Case Officer</i>
22/03244/FHA	<p>AMENDED/ADDITIONAL INFORMATION</p> <p>Replacement roof / increased roof pitch to accommodate a second floor</p> <p>Standing Orders were suspended to enable members of the public to speak.</p> <p>The applicant spoke for the application. Following the Committee's previous objection, they had commissioned a shading analysis, which showed very minimal shading in the winter equinox only, on the neighbour's solar panels. Further, the proposed increase to the pitch roof was in keeping with the neighbouring properties in Ivy House Lane.</p> <p>Standing Orders were reinstated.</p> <p>No Objection</p> <p>To the revised information regarding shading of the solar panels. It was noted that the neighbour has submitted a further objection, but that there would be no grounds to sustain an objection.</p>	Deerhurst Lodge Ivy House Lane	NQ
22/03671/FHA	<p>Single storey rear extension and garage conversion</p> <p>No Objection</p>	14 Chiltern Park Avenue	IBD
22/03672/FHA	<p>Retention of rear dormer window</p> <p>It was noted that the dormer was built larger than consent and an amendment to reduce the</p>	Mayfly Cottage, 3 Canal Court	JG

	<p>size of the dormer has been negotiated with the Borough and Conservation and Design.</p> <p>No Objection</p>		
22/03673/FHA	<p>Amendments to rear dormer</p> <p>It was noted that the dormer was built larger than consent and an amendment to reduce the size of the dormer has been negotiated with the Borough and Conservation and Design.</p> <p>No Objection</p>	7 Canal Court	RF
22/03690/FHA	<p>Proposed two storey side extension</p> <p>Objection</p> <p>The Committee agreed with the comments made by Conservation and Design and objected on grounds of overlooking to the neighbouring cottage in Highfield Road.</p> <p>CS12</p>	62 Highfield Road	NQ
22/03701/FHA	<p>Single storey rear extension and replacement detached garage</p> <p>No Objection</p>	27 Hall Park	LMC
22/03715/FHA	<p>Installation of PVCU replica replacement roof on existing conservatory</p> <p>No Objection</p> <p>It was noted that the dormer does not appear on the elevations and the Committee requested the case officer to confirm whether something was missing from the application.</p>	2 Peacocks Close	LMC
22/03734/FHA	<p>Partial demolition of outbuilding. Construction of two-storey side, part two-storey/part single storey rear extension. Internal alterations. Alterations to landscaping. Formation of a crossover and creation of 2 parking spaces to the front. Existing and new walls to be rendered and painted</p> <p>No Objection</p>	6 Verney Close	LB
22/03741/FHA	<p>Single storey rear extension; side porch, loft conversion with roof windows</p> <p>No Objection</p>	4 Southview Villas, George Street	NQ

	The Committee noted the objection by the neighbour.		
22/03747/FHA	Single storey rear extension and replacement windows No Objection	3 Beechcroft	LMC
22/03751/FHA	Demolition of existing double garage attached workshop and adjoining garden wall. Construction of new double garage, attached workshop and adjoining garden wall No Objection	Fairhill Cottage, The Common	NQ
22/03770/FHA	Proposed demolition of existing projection and new single story rear extension No Objection	23 Greenway	BC
22/03781/FHA	Single storey front extension with external material alterations. No Objection	12 Murray Road	LMC
22/03801/FHA	Loft Extension to include raising the ridge of dwelling No Objection	3 William Street	NQ
22/03674/LDP	Installation of six solar panels Noted The Committee recognised that the property is in the Conservation Area and that the solar panels may be viewed from the tow path which will have a negative impact on the views from the Canal.	4 Station Road	LMC
22/03678/TCA	Removal of Cypress coniferous tree Refer to T&W Officer The Committee agreed with Conservation and Design's comment regarding replacement with appropriate greenery.	25 Montague Road	SR
22/03791/TCA	Works to trees Refer to T&W Officer	62 Kitsbury Road	SR

22/03773/TEL	<p>Proposed 5G telecoms installation: H3G 15m street pole and additional equipment cabinets</p> <p>Noted</p> <p>Notwithstanding the code powers of the business, the Committee would prefer that the pole and cabinet be sited elsewhere as it would detract from what is a prominent open space.</p>	Site At Billet Lane, Gossoms End	JR
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TP 08/23 Planning Appeals

None had been received.

TP 09/23 Planning Inspectorate Appeal Decisions

None had been received.

TP 10/23 Dacorum Borough Council Planning decisions

There was a short discussion regarding the recent decisions schedule that had been circulated with the agenda.

TP 11/23 Close of meeting

The meeting closed at 8:10pm.

Signed:

Cllr G. Stevens, Chair

Dated:

Dates of next meetings:

Mon 13th February 2023

Mon 13th March 2023