

ELSTREE AND BOREHAMWOOD TOWN COUNCIL

ENVIRONMENT AND PLANNING COMMITTEE

MINUTES of a meeting held in the Meeting Room of Fairway Hall Offices, Brook Close, Borehamwood on **Monday 13 September 2021** at 7.00pm.

Present: Cllr C Butchins (Chairman) (in the Chair)
Cllr Mrs S Parnell
Cllr Mrs P Strack
Cllr P Kaza

In attendance: 1 Member of the Public
H R O Jones – Town Clerk

14. APOLOGIES FOR ABSENCE AND SUBSTITUTIONS

Apologies for absence were received from Cllr R Butler (Family Medical Emergency).

15. DECLARATIONS OF COUNCILLORS' INTERESTS

There were none.

16. MINUTES OF THE PREVIOUS MEETING

The minutes of the meeting of the Environment and Planning Committee held on 19 July 2021 were signed as a true record by the Chairman.

17. PUBLIC PARTICIPATION

The Committee received representations from a member of the public in relation to Minute 20.

18. PLANNING APPLICATIONS

A total of 63 applications received from the Borough Council were examined on 58 of which the Committee had no specific objections to make, subject to the views of neighbours.

32/1663/FUL - Land At Home Farm, Aldenham Road, WD6 3AZ

Retrospective permission for use of a glamping site within an established site boundary (resubmission from 20/1752/FUL)

Observation: At its meeting on 13 September 2021 the Environment and Planning Committee commented that retrospective applications were outside of the 'spirit' of planning law and regulations.

[Post Meeting Note: At the time of the meeting there was no availability to submit comments online through the Consultee comments facility – Comments were forwarded to the Planning Officers at HBC].

21/1653/VOC - 9 The Rise Elstree

Retrospective application for variation of condition 2(plans) & 4 (obscure glass window) to allow for the insertion of 3 external air conditioning units and alterations to the side window layout following grant of planning permission 19/0372/HSE)

Observation: At its meeting on 13 September 2021 the Environment and Planning Committee commented that retrospective applications were outside of the ‘spirit’ of planning law and regulations. *[Post Meeting Note: At the time of the meeting there was no availability to submit comments online through the Consultee comments facility – Comments were forwarded to the Planning Officers at HBC].*

21/1677/HSE - 186 Bullhead Road WD6 1RJ

Conversion of loft to habitable room with hip to gable roof alterations, rear dormer and insertion of window to side elevation. Construction of part single/part two storey rear extension and alterations to fenestration (Retrospective Application)

Observation: At its meeting on 13 September 2021 the Environment and Planning Committee commented that retrospective applications were outside of the ‘spirit’ of planning law and regulations. *[Post Meeting Note: At the time of the meeting there was no availability to submit comments online through the Consultee comments facility – Comments were forwarded to the Planning Officers at HBC].*

21/1693/VOC - 112 Shenley Road WD6 1EB

Retrospective application for variation of condition 1 (plans) to allow for a timber pergola structure following refusal of 19/1617/FUL overturned on appeal

Observation: At its meeting on 13 September 2021 the Environment and Planning Committee commented that retrospective applications were outside of the ‘spirit’ of planning law and regulations. *[Post Meeting Note: At the time of the meeting there was no availability to submit comments online through the Consultee comments facility – Comments were forwarded to the Planning Officers at HBC].*

21/1816/FUL - 54 Sullivan Way Elstree

Demolition of existing side garage, construction of single storey rear extension and alterations to fenestration to include new side entrance to existing dwelling. Construction of new 2 storey, detached, 3 bed dwelling adjacent to 54 Sullivan Way to include insertion of solar panels to roof structure, new vehicle crossover from Delius Close for additional parking with associated ramp, amenity space and bin store

Observation: At its meeting on 13 September 2021 the Environment and Planning Committee raised concerns about the availability of amenity space should the proposed application proceed. *[Post Meeting Note: Comments were submitted online through the Consultee comments facility].*

19. PLANNING DECISIONS

Details were received of decisions by the Borough Council relating to applications on which the Committee had submitted comments.

20. CIL PROJECTS

It was noted that a Budget would be included in the draft for 2022/23 relating to interpretive boards (without the need to seek to use CIL) for new information boards (maps of walking routes and flora and fauna) – see Minute 22.(i) below.

It was further noted that quotes would be obtained from the Council's benches supplier for 12 new benches to be installed at or near bus stops in Elstree and Borehamwood to mark the 100 Years of Buses in Elstree and Borehamwood anniversary in 2022 with the Committee considering the proposal further before recommending CIL expenditure to Full Council.

21. NEIGHBOURHOOD PLAN

It was noted that a meeting of the Neighbourhood Planning Steering Group (Cllr C Butchins and Cllr R Challice) was being arranged by the Chairman and Town Clerk to take place before the end of the month.

The intention was to progress the appointment of a firm of Consultants by the Town Council to progress the Neighbourhood Plan.

22. BUDGET 2022/23

The timescale for setting the 2022/23 Budget was noted with the Precept and Budget being finalised at Full Council on 19 January 2022.

It was RESOLVED that:

the following items be included in the draft 2022/23 Council Budget for the Environment and Planning Committee items:

(i)	Information Boards (New Item)	£7,500	(Interpretive Boards Project)
(ii)	Str-MAINTENANCE (2637/206)	£5,000	(New/Replacement Benches)
(iii)	ALL-MOWER MAINT (2143/201)	£2,000	(Mower and Rotavator)

23. ALLOTMENTS

Progress on the Stapleton Gardens locker shed project was noted. The Council had been successful in funding the project entirely from s.106 monies.

Recognising the importance of the service and the need for affordable and healthy food supplies within the Town, Members welcomed the fact that no increase in allotment rents was agreed for the forthcoming two-year cycle.

It was RESOLVED that:

the following allotment fee-scale be adopted:

<p style="text-align: center;">2021/22 1 October 2021 – 30 September 2022</p>	<p style="text-align: center;">2022/23 1 October 2022 – 30 September 2023</p>
<p>Allum Lane</p> <ul style="list-style-type: none"> • 5 pole - £25 (or £12.50 per annum for 60+ Citizens) • 7 pole - £35 (or £17.50 per annum for 60+ Citizens) • 10 pole - £50 (or £25 per annum for 60+ Citizens) 	<p>Allum Lane</p> <ul style="list-style-type: none"> • 5 pole - £25 (or £12.50 per annum for 60+ Citizens) • 7 pole - £35 (or £17.50 per annum for 60+ Citizens) • 10 pole - £50 (or £25 per annum for 60+ Citizens)
<p>Melrose Avenue</p> <ul style="list-style-type: none"> • 2.5 pole - £12.50 (or £6.25 per annum for 60+ Citizens) • 5 pole - £25 (or £12.50 per annum for 60+ Citizens) • 7 pole - £35 (or £17.50 per annum for 60+ Citizens) • 10 pole - £50 (or £25 per annum for 60+ Citizens) 	<p>Melrose Avenue</p> <ul style="list-style-type: none"> • 2.5 pole - £12.50 (or £6.25 per annum for 60+ Citizens) • 5 pole - £25 (or £12.50 per annum for 60+ Citizens) • 7 pole - £35 (or £17.50 per annum for 60+ Citizens) • 10 pole - £50 (or £25 per annum for 60+ Citizens)
<p>Stapleton Gardens</p> <ul style="list-style-type: none"> • All Single size plots £25 per annum (or £12.50 per annum for 60+ Citizens) 	<p>Stapleton Gardens</p> <ul style="list-style-type: none"> • All Single size plots £25 per annum (or £12.50 per annum for 60+ Citizens)

24. CLOSE OF MEETING

The Meeting closed at 8.00pm.

It was noted that the next Environment and Planning Committee was scheduled to take place on 19 October 2021 at 7.00 pm in the Meeting Room, Town Council Offices.

Date:.....

CHAIRMAN.....