

ELSTREE AND BOREHAMWOOD TOWN COUNCIL

**ENVIRONMENT AND PLANNING COMMITTEE**

**MINUTES** of a meeting held in the Meeting Room of Elstree & Borehamwood Town Council Offices, Fairway Hall, Brook Close, Borehamwood on **Tuesday 27<sup>th</sup> November 2012** at 7.30pm

Present: Cllr Mrs F Turner (Chairman in the Chair)  
Cllr S Rubner (Vice-Chairman)  
Cllr C Kelly

In attendance: H Jones – Town Clerk

**54. APOLOGIES FOR ABSENCE AND SUBSTITUTIONS**

Apologies for absence were received from Cllr Ms K Prince (Other Business) and Cllr G Franklin (Other Business).

**55. DECLARATIONS OF COUNCILLORS' INTERESTS**

There were none.

**56. MINUTES OF THE MEETING HELD ON 30<sup>th</sup> OCTOBER 2012**

The minutes of the meeting of the Committee held on 30<sup>th</sup> October 2012 were signed as a true record.

**57. PLANNING APPLICATIONS - HERTSMERE BOROUGH COUNCIL**

A total of 33 applications received from the Borough Council were examined, on 25 of which the Committee had no specific objections to make, subject to the views of neighbours.

The Committee made the following observations on the remaining applications:

TP/12/1573 – Nelson Cottage, Rowley Lane, Borehamwood WD6 5PD

Retrospective application for the change of use of the land to the rear of Nelson cottage from agricultural to recreational to provide a training track for horses to include surface material and fencing. [comments by 26 November 2012]

Observation – The Committee reaffirmed its position that it considered retrospective applications (including those by Application for Certificate of Lawful Development) to be outside of the spirit of the Planning Regulations.

TP/12/2190 – 160 Aycliffe Road, Borehamwood WD6 4EG

Variation of condition 3 attached to planning permission TP/12/0458 for the unlimited hours of use for religious services. The condition would remain unaltered for hours relating to community use (amended description 15.11.12). [comments by 30 November 2012]

Observation – The Committee sought assurances that the unlimited hours clause for religious services was a permission consistent with those afforded to other places of worship in the area and that the views of neighbours would be taken into account by the Planning Authority.

TP/12/2360 - 41 Kenilworth Drive, Borehamwood WD6 1QL

Retrospective application to retain rear and side extension, garage conversion and front canopy.

[comments by 6 December 2012]

Observation – The Committee reaffirmed its position that it considered retrospective applications (including those by Application for Certificate of Lawful Development) to be outside of the spirit of the Planning Regulations.

TP/12/2305- Elle Dani Farm, Allum Lane, Elstree WD6 3NP

Temporary use of land for siting of marquee for opening ceremony of the Artichoke synagogue for the period 23 - 28 January 2013. [comments by 7 December 2012]

Observation – The Committee asked for a condition to be placed upon the ceremony organisers to seek to ensure that for the period of the event (23 – 28 January 2012) guests did not park their cars (thus obstructing traffic) on either Allum Lane or Watling Street.

TP/12/2351 - 80 Masefield Avenue, Borehamwood WD6 2HG

Retrospective application for installation of 16 solar panels to front roof of property (Certificate of Lawful Development - Existing). [comments by 12 December 2012]

Observation – The Committee reaffirmed its position that it considered retrospective applications (including those by Application for Certificate of Lawful Development) to be outside of the spirit of the Planning Regulations.

TP/12/2435 - Cornerstone House, Barnet Lane, Elstree WD6 3QU

Alterations to roof of detached outbuilding to create additional floor area at first floor level to include the insertion of 2 front dormer windows. [comments by 14 December 2012]

Observation – the Committee considered front dormer windows to have a negative impact on the street scene.

TP/12/2465 - 3 Manor Way, Borehamwood WD6 1QH

Single storey side extension following demolition of existing garage and new block paving to front garden. (Certificate of Lawful Development - Proposed). [comments by 14 December 2012]

Observation – The Committee reaffirmed its position that it considered retrospective applications (including those by Application for Certificate of Lawful Development) to be outside of the spirit of the Planning Regulations.

TP/12/2222 - 31 Lodge Avenue, Elstree WD6 3NA

Conversion of garage to habitable room; single storey front infill extension; first floor front extension and single storey rear extension. [comments by 17 December 2012]

Observation – the Committee was concerned about loss of parking by way of a garage conversion

## **58. PLANNING DECISIONS - HERTSMERE BOROUGH COUNCIL**

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

## **59. CLERK'S REPORT**

### Benches

It was noted that the action to remove the two benches outside the Off License on Leeming Road (at the request of Hertfordshire Constabulary) had been completed by Council Staff with the ground being

repaired to ensure that no trip hazard was left. The Council would be advised by PCSOs on the effect of the action in reducing Anti-Social Behaviour problems in the area.

#### Bee Keeping Seminar (16 January 2013)

It was noted that preparations for the seminar on the topic of Bee Keeping to be held at Fairway Hall on Wednesday 16 January 2013 at 7.30 pm were progressing. An advertisement for the event had been included in the Christmas Edition of the Town Crier. The provisional programme for the evening was as follows:

- Introduction by Town Council (housekeeping, introductions, setting the scene and explaining the reason for the seminar);
- Hertfordshire Beekeepers Association (Education Officer's/Chairman's brief together with visual displays and objects of interest e.g. wooden hive);
- Local Experts (Plot Holder of Allum Lane Allotments explaining his experience and putting forward a proposal for Allum Lane Allotments);
- Question and Answer Session with the Public; and
- Conclusion by Town Council (summary of points, thanks for attending, follow up action, interest register to complete, next steps for consideration by Committee, literature and leaflets to take away).

#### High Street Planters

It was noted that Borough Council Officers had asked for the pricing of planting to be delayed pending works by Veolia Water on Shenley Road and to be considered by the Committee at its meeting on 19 February 2013. However, in the meantime, Officers would be asked to provide the Council with a rough estimated cost based on experience.

**It was RESOLVED that:**

**Borough Council Officers be asked to submit a written specification and price for the Committee meeting on 19 February 2013 for High Street planting to the Town Council based on the outcome of the site visit on 21 September 2012 and taking into account any envisaged implications of the proposed works by Veolia Water (indicating envisaged contribution by each Authority for the remainder of 2012/13 and for 2013/14 in relation to maintenance).**

#### War Memorials

**It was RESOLVED that:**

**provided within the Committee's Budget, the Clerk be asked to arrange for work to be carried out to the War Memorial sites as follows:**

**Borehamwood – Stonemason to survey structure with quotes for work to be obtained (if required) to repair and authorisation to carry out that work be granted together with inking of faded lettering; and**

**Elstree – repair of step, creation of seating area and Spring bulb planting and quotes for work to be obtained to clean algae from structure and authorisation to carry out that work be granted.**

Closed Cemetery Maintenance

It was noted that one suggestion had been received to place a bench within the Closed Cemetery at All Saints' Churchyard.

**It was RESOLVED that:**

**in view of Anti-Social Behaviour problems in the area, no action be taken to install a bench at All Saints' Churchyard at this stage but that the matter be kept under review pending any further requests from Members of the Public.**

Mitzvah Day Tree Planting: Allum Lane Allotments

Members received an update report from the Chairman on the Youth Council tree planting session at the Allum Lane Allotment site on Sunday 18 November 2012. The Borehamwood Times article (20 November 2012) read:

*“Armed with spades and wellington boots, these teenagers took to the fields on Sunday to help plant trees for Mitzvah Day.*

*Around a dozen teens from the Elstree and Borehamwood Youth Council went to the Allum Lane allotments in Borehamwood to plant a staggering 107 trees.*

*Parents, residents and even council staff all dropped by to help – as did Mayor Pat Strack and Councillor Sandra Parnell.*

*They worked throughout the day, enduring sweat and tears, to plant the hazel, blackthorn and crab apple trees during the annual good deeds day.”*

The Committee unanimously agreed to convey it's thanks to all of the Youth Councillors and to Peter Digweed, Council Handyman, for giving up their time to make the event such a success.

**60. CLOSURE**

The Meeting closed at 8.35pm.

Date:.....

CHAIRMAN.....