

**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 March 2023** at 7.00pm.

Present: Cllr Mrs S Parnell (Vice Chair) in the Chair
Cllr Mrs P Strack
Cllr P Kaza
Cllr R Butler
Cllr S Rubner (Sub)

In attendance: T Malton – Acting Town Clerk
D Salter
J Simon

44. APOLOGIES FOR ABSENCE AND SUBSTITUTIONS

Apologies for absence were received and approved from Cllr R Butler (Other Business).

45. DECLARATIONS OF COUNCILLORS' INTERESTS

There were none.

46. MINUTES OF THE PREVIOUS MEETING

The minutes of the meeting of the Environment and Planning Committee held on 29 November 2022 were signed as a true record by the Vice-Chair.

47. PUBLIC PARTICIPATION

There was none.

48. PLANNING APPLICATIONS

Total of 75 applications received from the Borough Council were examined, 64 of which the Committee had no specific objections to make, subject to views of neighbours.

23/0023/FUL – Gerrard House 43-45 Theobald Street

Change of use of ground floor store to dental surgery (use class E) change of use of first floor from residential to dental surgery (class E) and alter ground floor double doors and fixed window to new opening windows

Observation: Dental surgery installed prior to application (should be Retrospective)

23/0047/FUL – 68 Stainer Road WD6 4TR

Demolition of double garage, shed, fencing and hard standing. Erection of two storey 3 bedroom of terrace house on land adjacent to 68 Stainer Road to include solar panels to roof structure, associated landscaping, amenity space, access, parking and bin store (Revised Application)

Observation: Retrospective Applications outside the “spirit” of planning regulations

22/2148.FUL – Aldenham Reservoir Dam Aldenham Road Elstree

Aldenham Reservoir Safety Improvement works to include replacement spillway, embankment modifications (including raised crest level, provision of new water-tight element and new wave wall), outlet pipe modifications and removal of trees and vegetation from the embankment slope and adjacent to the new spillway channel.

Observation: Support only if a water-tight agreement is in place

22/21477/OUT – Lands to the South of Aldenham Reservoir, Watford Road El

Erection of industrial distribution floorspace (Use Class E, B2, B8)m a flexible office/hub building (Use class E) new vehicular access and associated provision of car and cycle parking and landscaping (Outline Application to include Access, all other matters reserved)

Observation: Support only if a water-tight agreement is in place

22/2149/OUT – Organ Hall Farm and Land at Theobald Street

Erection of up to 121 dwellings, 75 bed care home, medical centre (Use Class E), associated infrastructure, parking, landscaping, open space, earthworks and access from Theobald Street (Outline Application to include Access, other matters Reserved)

Observation: Green Belt. NHS will only support one medical centre, Meadowview or Schopwick, not both)

22.0053/OUT – Land to the East of Hartfield Ave and Fronting onto Barnet Lane

Residential development of up to 76 dwellings, with associated landscaping, amenity space, self-build plots, sustainable urban drainage (SuDs) and associated works (Outline Application to include Access, other matters Reserved)

Observation: Green Belt. No special circumstances, too far from shops and amenities

23/0039/FUL – Boreham Wood Football Club, Meadow Park

Retrospective application for planning consent for secure spectator access route, erection of new turnstiles, reposition of boundary wall, enlargement of fan zone, 3 metre high screen wall to toilet block & erection of outdoor servery in fan zone

Observations: Retrospective Application not in the “spirit” of planning regulations

23/0077/FUL – 10 Barton Way WD6 1PH

Erection of 2 storey, 3 bedroom dwelling with bin and bike store to form end of terrace

Observations: Overdevelopment and lack of parking in the area

23/0070/FUL – 98a Shenley Road WD6 1EB\

Retrospective application for sub-division of 5 bed flat to provide 4 x 1 bed self contained flats

Observations: Retrospective. Multiple Occupancy is over development

23/0103/HSE – 5 Boyce Close WD6 4TD

External covered extension area to rear with pitched polycarbonate roof (Retrospective Application)

Observations: Retrospective Application not in the “spirit” of planning regulations

23/0279/FUL – BBC Centre Clarendon Road

Construction of permanent film and television stage set (the Back Lot)m alterations to existing buildings, new boundary treatment, landscaping and associated works

Observations: Concern regarding noise pollution and light pollution (obscuring daylight) but aware that as a “film town” no objection is made unless from neighbours

Note:

23/0292/FUL – Elstree Film & TV Studios, Shenley Road

Works to include PV cell array on the roof of studios 7,8,9. Installation of ASHPs and associated ductwork to the lower portion of roof and installation of plant screen around new ASHPs.

Request to refrain from using acronyms in planning descriptions

NEIGHBOURHOOD PLAN

Cllr Butchins is away and has not given an update on the Neighbourhood Plan

49. CLOSE OF MEETING

The Meeting closed at 7.35pm.

It was noted that the next Environment and Planning Committee was scheduled to take place on Tuesday 18 March 2023 at 7.00pm in the Meeting Room, Town Council Offices.

Date:.....

CHAIRMAN.....