

## St Stephen Parish Council Planning List August-September 2021

The planning applications listed here were agreed by the Planning and Environment Committee on 9 September 2021

### Planning Applications – Bricket Wood

5/2021/2303 – Land R/O 18-22 Bucknalls Drive Bricket Wood Hertfordshire  
Variation of Condition 2 (approved plans) to allow change in design of houses for planning permission 5/2019/0477 dated 23/05/2019 for Construction of two, three bed dwellings with associated parking and landscaping

**Comment** – The Parish Council considered the application but have no objection because there is no additional detrimental effect from the approved plans.

### Planning Applications – Chiswell Green

5/2021/2291 Searches Farm Searches Lane Bedmond St Albans, WD5 0SD  
Redevelopment of previously developed land comprising the demolition of existing buildings and structures, change of use of barns from mixed use Class B2 (joinery workshops) and Sui Generis (gun club clubhouse) to Class C3a (residential) to create one 3-bedroom dwelling and two 2-bedroom dwellings, construction of five 4-bedroom dwellings, a Well House, water tanks and associated parking, landscaping and a new access road.

**Comment** – Strong Objection on Green Belt grounds – introducing an additional access which is outside the envelope.

5/2021/2274 - 509 Watford Road Chiswell Green St Albans Hertfordshire AL2 3DU  
Demolition of existing garage and porch, construction of single storey side and rear extensions, raising and extension of roof to create first floor, first floor front porch extension, new front access gate, conservatory modernisation, new chimney breast

**Comment** – Officers should consider whether the two-storey element could have an overbearing impact and loss of light on neighbouring property.

### Planning Applications – Park Street

5/2021/2446 - Harper Lodge Farm Harper Lane Shenley Radlett WD7 7HU  
Prior Approval - Construction of agricultural building for the storage of straw, livestock feed and agricultural farm equipment

**Comment** – Officers should reassure themselves that a barn of this size is required to service operations taking place on the holding.

5/2021/2229 - 91 Radlett Road Frogmore St Albans Hertfordshire AL2 2JZ  
New dropped kerb and vehicle crossover.

**Comment** – Objection – applicant has not demonstrated that the trees will be protected. Suggest that an alternative access from the turning head area is considered instead.

5/2021/2282 - 2 Branch Road Park Street St Albans Hertfordshire AL2 2LU  
Revision to balustrade material approved under planning permission 5/2020/2618 dated 25/02/2021 for Demolition of existing garage, Construction of first floor front, two storey side and part single, part first floor and part two storey rear extensions

**Comment – Objection – overlooking neighbouring properties**

5/2021/2320 – 90 Tippendell Lane Park Street St Albans Hertfordshire AL2 2HD  
Construction of wall and gate along front boundary (retrospective)

**Comment – Strong Objection – detrimental effect on street scene**

5/2021/2374 - 31 Burston Drive Park Street St Albans Hertfordshire AL2 2HR  
Raising and extension of roof with front and rear dormer windows. Construction of two storey side and single storey rear extension following demolition of garage. Replacement of porch. Alterations and replacement of fenestration. Extension of driveway.

**Comment – Objection – overdevelopment of site – potential lack of defensible amenity space. Detrimental impact on street scene. Officers should check whether existing gates need planning permission in their own right.**