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CHIPPERFIELD PARISH COUNCIL PLANNING COMMITTEE

Minutes held on 19th October 2021 Blackwells The Common Chipperfield WD4 9BS at 7.15 pm.

Present: Councillor Bryant
 Councillor McGuinness
 Councillor Hinton
 Councillor Cassidy

70/215 CHAIRMAN'S ANNOUNCEMENTS

The chairman announced details of the arrangements in case of fire or other events that might require the meeting room or building to be evacuated.

71/21 APOLOGIES FOR ABSENCE

Cllr Flynn Cllr Sutcliffe and Parish Clerk sent apologies.

72/21 DECLARATIONS OF INTEREST

To receive any pecuniary interests relating to items on the agenda.

A member, when declaring their registrable pecuniary interest in a matter must.

leave the meeting but may remain in the public room when the matter is being discussed.

No pecuniary interests were declared however as a direct neighbour Cllr Bryant declared an interest in Ref/21/03799/FHA Kilve, Megg Lane and removed himself for that discussion which was then chaired by Cllr Cassidy

73/21 MINUTES To approve the minutes of the meeting held 28th September 2021.

Acceptance of the minutes of the meeting held 28th September 2021 were proposed as true representation of the meeting by Cllr. Hinton and Seconded by Cllr. McGuinness. In the absence of the Clerk, Cllr Cassidy took the minutes.

74/21 CHAIRMANS REPORT & CORRESPONDENCE RECEIVED

a. Possible 'Call-in' of Application for 6x floodlights at Chipperfield Tennis Club, reference 21/03795/FUL.

- Cllr Adeleke has agreed to "Call-in" this application if it is the intention of DMC to refuse and would expect a member of CPC to be present at DMC to express the views of CPC.

b. Cllr Anderson's email regarding DMC meetings.

- This was noted and understood to be related to the current backlog of applications resulting in the possibility of additional DMC meetings, however it is understood at present there is no change to procedure.

Cllr Bryant

Date

**75/21 PLANNING APPLICATIONS To discuss and comment on the following.
Planning Applications.**

Reference: 21/03799/FHA

Proposal: Second storey extension, infill extension to the rear with incorporated garden storage below patio.

Address: Kilve Megg Lane Chipperfield Kings Langley Hertfordshire WD4 9JW

CPC: The plans were considered confusing and mislabelled. There was no direct indication of the absolute or increase in ridge height. Further clarification is required. CPC have no further comments on the plans but do have concerns over the height and bulk of the development particularly in the green belt and would recommend referral to the conservation team.

Reference: 21/03795/FUL

Proposal: Installation of 6x floodlights (resubmission)

Address: Chipperfield Tennis Club The Common Chipperfield Kings Langley Hertfordshire WD4 9BS

CPC: CPC continue to support this Planning Application but would require the following planning conditions (already agreed in principle with the applicant) to be applied to any potential grant relating principally to the hours of use.

- CPC would require the proposed lighting is on an 'on' by demand basis only.
- Hours of available use is restricted to dusk till 9 pm, controlled electronically i.e. user cannot turn 'on' outside these hours.
- 'On' controlled by keycode input by user giving 1 hour use with automatic 'off' after 1 hour or 9 pm whichever occurs first.
- Retractable light screen to be manually lowered by user at all times of lighting being 'on' and retracted promptly afterwards.

Reference: 21/03741/LDE

Proposal: Basement

Address: The Moorings 102 Scatterdells Lane Chipperfield Kings Langley Hertfordshire WD4 9EZ

CPC: CPC have no comment, however CPC are extremely concerned that works of this scale have taken place without planning notice, planning approval and oversight by building control for scheme that has previously been refused by DBC.

Ref: 21/03686/RET

Proposal: Construction of Annex

Address: Ridge End 106 Scatterdells Lane Chipperfield WD4 9EZ

CPC: CPC are concerned that this represents the construction of a separate dwelling in the Green Belt. The current retrospective planning application makes no reference to parking provision, nor does it justify the need for construction of an additional dwelling within the Green Belt.

CPC would refer DMC to the previous refusal and for a separate and additional building on the same Lane based on inappropriate development in the Green Belt:

Appeal Ref: APP/A1910/D/21/3273077 The Moorings, 102 Scatterdells Lane, Chipperfield WD4 9EZ. The application Ref 21/00228/FHA, dated 20 January 2021, was refused by notice dated 17 March 2021. The development refused here was a detached garage.

CPC are of opinion that the very special circumstances necessary to justify the development do not exist. The building is of a style and construction at odds with its neighbouring properties.

Cllr Bryant

Date

Ref: 21/03836/DRC

Proposal: Details as Required by Condition 10 (Surface water drainage scheme) Attached to Planning Permission 21/02403/ROC (Variation of Condition 2 (Approved Plans), 3 (materials), 4 (hard surfaced materials) and 15 (cycle storage) Attached to Planning Permission 20/02033/MFA (Demolition of light industrial units, glass houses and polytunnels, and construction of 9 No. detached dwelling houses, garaging, and associated access arrangements)

Address: Stoney Lane Nursery Stoney Lane Chipperfield WD4 9LS

CPC: No comment

Ref: 21/03645/HPA

Proposal: Single storey rear extension

Address: Whippendell Lodge, Langley Road, Chipperfield, WD4 9JQ

CPC: No comment

76/21 DECISIONS MADE BY THE PLANNING AUTHORITY PRIOR TO THE MEETING

Ref: 29/09/2021 21/03064/FHA

Proposal: Single storey rear extension, roof alterations including dormer window to the front elevation, dormer windows to the rear elevation and velux windows to the flank elevation.

Address: Rumbolds New Road Chipperfield Kings Langley Hertfordshire WD4 9LL

DBC: Granted (CPC: Objection withdrawn)

Ref: 29/09/2021 21/03461/DRC

Proposal: Details as Required by Condition 25 (Electric Vehicle Charging Points) Attached to Planning Permission 20/02754/ROC (Variation of Condition 6 (Hard and Soft Landscaping), Condition 22 (External Electricity and Gas Meters) and Condition 24 (Approved Plans) Attached to Planning Permission 4/00658/19/MFA (Demolition of existing buildings, construction of 15 dwellings (class c3) and one retail (class a1 shop) unit and parish storeroom, alterations to vehicle and pedestrian accesses))

Address: Garden Scene Chapel Croft Chipperfield Hertfordshire WD4 9EG Granted Chipperfield Parish Council 04 October 2021

DBC: Granted (CPC: No comment)

77/21 Planning Appeal Town & Country Planning Act 1990

Ref: 21/00008/REFU in respect of 20/02279/FUL

Address: Land to the rear of The Street

Appeal: refusal 2 detached dwellings

In progress

Cllr Bryant

Date

78/21 Date of next Development Management Committee (DMC) will be on 21st October 2021 at 7pm.

It is noted there are no agenda items pertinent to Chipperfield.

79/21 DATE OF NEXT MEETING 9th November 2021 at Blackwells, The common, Chipperfield WD4 9BS

Cllr Bryant

Date