

WELWYN PARISH COUNCIL

Minutes of a meeting of **THE PLANNING AND LICENSING COMMITTEE** held on Tuesday 5th June 2007 in the Parish Centre which commenced at 7.35pm.

PRESENT: Chairman Councillor C Hukin and Councillors S Butler and P Neville.

IN ATTENDANCE: J Lewis (Office Administrator), Dr H Ober (Tree Warden) and Mr J Green and Mr R Oxley (Welwyn Planning and Amenity Group)

APOLOGIES: Apologies were received from R. Findlay (Clerk) and Councillors Benson (work commitments) Blackburn, Roper and Skidmore (holiday).

2007/37 ELECTION OF CHAIRMAN. It was proposed by Cllr. Neville and seconded by Cllr. Butler that Cllr. Hukin be Chairman of the Committee. **Agreed.**

2007/38 ELECTION OF VICE CHAIRMAN. It was proposed by the Cllr. Hukin and seconded by Cllr. Butler that Cllr. Neville be Vice Chairman of the Committee. **Agreed.**

2007/39 MINUTES OF THE COMMITTEE MEETING HELD ON 1ST MAY 2007.
These minutes have been previously circulated were **agreed** as a true and accurate record and signed by the Chairman.

2007/40 MATTERS ARISING FROM MINUTES OF THE COMMITTEE MEETING HELD ON 1ST MAY 2007.

The Chairman reported on a meeting held with Mr S Wilkie of Cadogan Homes attended also by Cllrs. Roper and Skidmore to discuss the recent planning application made by Cadogan Homes for flats on Church Street Welwyn. The Chairman reported that the meeting had mainly focused on concerns relating to on-street car parking and the provision of sufficient parking spaces on the proposed development.

It was **agreed** that there be no change to the Committee's previously submitted observation on this application.

It was **agreed** that the Clerk be asked to write to Welwyn Hatfield Council's Chief Planning Officer reminding him that the Committee should be receiving supporting paperwork with planning applications for tree work.

Cllr. Butler reported that she had inspected the site at 1 St Ives Close Digswell Welwyn and that an **objection** to application no. N6/2007/623/FP had subsequently sent to Welwyn Hatfield Council.

2007/41 WELWYN PLANNING AND AMENITY GROUP.

The Chairman welcomed the two representatives of the Welwyn Planning and Amenity Group to the meeting.

It was **agreed** that the Committee recommend to the Full Council that a Working Party be set up with a membership of 2/3 Parish Councillors, 2/3 representatives from Welwyn Planning and Amenity Group and 2/3 representatives from the Parish Plan Committee with a remit to look at the Welwyn Planning Appraisal, Oaklands and Mardley Heath Planning Appraisal and to consider any amendments to the existing Digswell Planning Appraisal.

2007/42 PLANNING CONSENT.

Cllr Neville reported that he had enquired of Welwyn Hatfield Borough Council whether and planning consent was required for the recently constructed toilet block and that they had replied that such consent was not required.

2007/43 APPLICATIONS.

REF. No.	ADDRESS	DETAILS	COMMENTS
N6/2007/665/FP	23 New Road Welwyn	Erection of new six bedroom dwelling following demolition of existing dwelling	OBJECTION: Based on the Committee's previous objection with additional comments that the large expanses of brickwork and thin window-frames will give the house an industrial/retail park appearance contrary to the character of the area. The excavation required (700 cubic metres in total) will lead to a local disruption during construction which is out of all proportion to the benefits. From the answer to the "sewerage" question on the application form, the applicant appears to be unaware that a sewer serving several local houses to the north runs underneath the length of his proposed south flank wall.

N6/2007/659/FP	60 Warren Way Welwyn	Erection of 6ft. fence to rear side boundary adjacent to footpath	OBJECTION: The proposed work is out of keeping with the area and adversely affects the streetscape replacing greenery with fencing.
N6/2007/660/TP	2 The Drive Welwyn	Work to trees covered by TPO 24 Area 3 to remove beech (2) small oak (4) and small pine (6) and prune back by 30% small oak (1) and large oak (3) and prune back pine (5) by 20%	OBJECTION: The Committee objects to the proposed removal of trees and that any pruning should be carried out under the supervision of the Borough's Tree Officer by competent and trained personnel.
N6/2007/665/TP	20 Mardley Hill Welwyn	Cut back branches to larch tree by 1.5m, 1 oak reduce by 25% and remove dead wood (TPO 25 Area 3)	OBSERVATION: That any work should be done under the supervision of the Borough's Tree Officer and by competent and trained personnel.
N6/2007/690/FP	9 Hazel Close Welwyn	Erection of two storey & single storey side extension	No Comment
N6/2007/712/LU	96 Harmer Green Lane Welwyn	Certificate of Lawfulness for a proposed development (erection of garage)	No Comment
N6/2007/724/FP	11 The Avenue Welwyn	Erection of 2 storey side/rear double garage	No Comment
N6/2007/740/TP	13 Warren Way Welwyn	Reduce height of 1 plane tree and 2 lime trees covered by TPO 1156	OBSERVATION: That the amount of work should be agreed with the Borough's Tree Officer and carried out by competent

			and trained personnel.
N6/2007/743/FP	31 Oaklands Rise Welwyn	Erection of single storey side extension	No Comment
N6/2007/752/FP	12 Stuart Road Welwyn	Erection of two storey and single storey rear extension	No Comment
N6/2007/764/fp	69 Warren Way Welwyn	Installation of rear dormer window and alterations to existing front dormer window	No Comment
N6/2007/774/TP	25 Mardley Avenue Welwyn	Proposed works to tree under TPO 288	OBSERVATION: That the work be carried out under the supervision of the Borough's Tree Officer and by competent and trained personnel.
N6/2007/775/FP	12 Turpins Close Welwyn	Proposed extension to two first floor dormers	No Comment.
N6/2007/776/FP	The Whitwell House Partnership Ltd	Site adjoining 6 London Road opposite Hertford Road Welwyn	No Comment
N6/2007/782/LB	4A High Street Welwyn	Removal of window on side elevation and insertion of new smaller window and insertion of one additional window	OBSERVATION: That the use of materials and style of windows be in keeping with the building's Listed Status and the Conservation Area
N6/2007/785/FP	6 Hawbush Welwyn	Proposed erection of single storey side extension	No Comment

N6/2007/792/TP	40 Parkside Welwyn	Felling of tree T8 (oak) covered by TPO 76	OBJECTION: The Committee objects to the proposed removal of a prominent oak tree and to the loss the tree will make to the surrounding tree canopy. The Committee also feels that any potential damage could be dealt with by means other than the proposed removal of this oak tree.
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2007/44 DECISIONS.

These were noted and appear an appendix no. 1 to these minutes

2007/45 CLOSE OF MEETING.

The meeting closed at 9.45pm.

Signed:.....Chairman Planning & Licensing Committee

Date 3rd July 2007