

**MINUTES OF THE METING OF  
THE PLANNING & LICENSING COMMITTEE  
HELD ON TUESDAY 13<sup>TH</sup> SEPTEMBER 2011  
AT THE PARISH CENTRE LOCKLEYS DRIVE WELWYN  
THAT COMMENCED AT 8.00PM.**

**PRESENT:** Councillor C Hukin (Chairman) and Cllrs. M Benson, M Castle, R McKay, P Neville and A Woolgar.

**IN ATTENDANCE:** Cllr J Blackburn, J Green and R Oxley (both Welwyn Planning & Amenity Group), Dr H Ober (Welwyn Tree Warden), J Lewis (Office Administrator) and several residents of The Avenue Welwyn and one other resident of Welwyn.

**APOLOGIES:** Cllr I Skidmore (holiday)

*Several residents addressed the committee on the subject of planning application no. N6/2011/1628/FP Land at 17 The Avenue Welwyn and related matters and answered questions.*

*Several residents left the meeting at this juncture.*

**2011/115 DELCARATIONS OF INTEREST.** There were none.

**2011/116 MINUTES OF THE MEETING HELD ON 23<sup>RD</sup> AUGUST 2011. Resolved:** "That the Minutes of the Meeting held on 23<sup>rd</sup> August 2011 be approved and signed" **Carried unanimously.**

**2011/117 MATTERS ARISING FROM MINUTES OF MEETING OF 23<sup>RD</sup> AUGUST 2011.**

**Minute no. 2011/111** Suggestions for Section 106 benefits for The Frythe Welwyn.

It was reported that a letter with the Council's suggested Section 106 benefits had been sent to the Borough on 5<sup>th</sup> September 2011. The Clerk was asked to circulate the letter to members of the Committee.

**2011/118 TO DISCUSS PLANNING APPLICATION NO. N6/2011/2055/MA- Supermarket at Broadwater Road Welwyn Garden City.**

**OBJECTION.** Welwyn Parish Council objects to this application. Welwyn Garden City is the primary shopping destination for residents of Welwyn Parish and this Council believes that the building of the proposed supermarket store will have a detrimental effect on existing shopping facilities to the disadvantage of its parishioners. The Council considers the proposal will destroy the cohesion of Welwyn Garden City shopping centre.

**2011/119 PLANNING APPLICATIONS.**

**N6/2011/1691/TP** 1 Oak Piece Welwyn Reduce three oak trees and two hornbeam trees by 25% and remove two hornbeam trees. **OBSERVATION.** That the work is done under the supervision of the Borough's Arboriculturalist and carried out by a trained and competent contractor.

**N6/2011/1649/FP** 9 Heathbrow Road Welwyn. Erection of single storey rear extension, new roof and insertion of 4 no. dormer windows. **OBSERVATION.** The Council notes that no trees are to be removed. There appears to be an inconsistency between sections 5 and 7 of the application form and the proposed works.

**N6/2011/1664/LB** 8 Mill Lane Welwyn Retrospective permission for replacement of ground floor front window and rear window with door. **NO OBSERVATION.**

**N6/2011/1682/TP** 1 Greenways Digswell Welwyn. Fell lime tree and replace with a robina tree. **OBJECTION.** The Council objects to the removal of a tree that has a Tree Protection Order placed on it.

**N6/2011/1198/S73A** 50 London Road Welwyn Variation of conditions 4 (landscaping) and 7 (fencing) from planning permission N6/2011/1765/MA **OBSERVATION.** If the proposed fence is in line with the front of the dwelling the Council withdraws its previous objection to this application.

*Cllr Blackburn left the meeting at this juncture.*

**N6/2011/1750/FP** 11 Saxon Road Welwyn Erection of single storey front and single storey rear extensions. **NO OBSERVATION.**

**N6/2011/1721/TP** 5 Oaklands Rise Welwyn. Fell both Norway spruce (T1) and European larch (T2) to ground level covered by TPO155 **OBJECTION.** The Council objects to the removal of tree T1 that has a Tree Protection Order placed on it. The Council does not object to the removal of tree T2 but requests that the Borough places a condition on any permission it may grant requiring the application to plant a suitable tree to replace the removed tree T2.

**N6/2011/1625/FP** 35 Mardley Hill Welwyn. Erection of two storey rear extension. **NO OBSERVATION.**

**2011/120 IN CASES OF URGENCY ONLY TO DISCUSS ANY APPLICATIONS WITH A DUE DATE BEFORE THE NEXT COMMITTEE MEETING.**

**N6/2011/1751/FP** 7 Mimram Place Welwyn Demolition and replacement of conservatory to rear of dwelling. **NO OBSERVATION.**

**N6/2011/1752/FP** 4 Dicket Mead Welwyn. Erection of a rear Conservatory. **NO OBSERVATION.**

**N6/2011/1628/FP** Land at 17 The Avenue Welwyn. **OBJECTION.** The Council objects to this application. The proposal is incompatible with The Avenue and is also contrary to this Council's previously expressed policy against inappropriate development in the Green Belt. The Council believes that section 6 of the application is incorrect insofar as an access road is obviously required to the rear of the site. The Council questions whether this application is consistent with the Borough's policy for the provision of sites for Travellers.

**2011/121 TO DISCUSS ANY APPLICATIONS FOR CERTIFICATE OF LAWFULNESS, NON-MATERIAL CHANGES OR WORK TO TREES IN CONSERVATION AREA.**

**N6/2011/1663/TC** St Marys Church Church Street Welwyn. Reduce oak tree by 30% . **NO OBSERVATION.**

**N6/2011/1621/LUE** 50 Reynards Road Welwyn. Certificate of Lawfulness for the continued use of building and portacabins for storage of parts and equipment and use of uncovered storage area for storage of plant and machinery. **NO OBSERVATION.**

**N6/2011/1718/LUE** 1 Normans Lane Welwyn. Single storey detached ancillary residential Outbuilding for replacement garaging, workshop, utility room and storage. **OBJECTION.** The Council objects to this application and would expect that such substantial works would be subject to a full planning application being made.

**N6/2011/1719/LUE** 1 Normans Lane Welwyn. Erection of single storey outbuilding for swimming pool, gym and changing room. **OBJECTION.** The Council objects to this application and would expect that such substantial works would be subject to a full planning application being made.

**2011/122 DECISIONS.** These were noted.

**2011/123 TO DISCUSS PROCEDURE FOR CERTIFICATE OF LAWFULNESS  
PLANNING APPLICATIONS.** There was no discussion on this item.

**2011/124 TO DISCUSS CURRENT SITUATION REGARDING 17 THE AVENUE  
WELWYN, NEW ROADWAY AT THIS SITE AND USE OF FIELD TO REAR  
OF DWELLING.** As there was a current planning application for this site there was further discussion on this item.

**2011/125 ROUTE OF BUS 388 IN DIGSWELL. Resolved** “ That the Clerk writes to Hertfordshire County Council suggesting that the 203 and 388 bus routes which are Both supported by the County Council be re-routed along Station Road instead of Via lower Harmer Green Land and Hertford Road” **Carried unanimously.**

**2011/126 LICENSING.** There were no current licensing applications relating to premises in Welwyn Parish.

**2011/127 CLOSE OF MEETING.** The Chairman thanked all present and closed the meeting at 10.20pm.

Signed:.....

Chairman, Planning & Licensing Committee

Dated 4<sup>th</sup> October 2011.