

ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATION WEEKLY LIST REGISTERED WEEK ENDING 27/06/2025

Application No: 5/2025/1031

Ward: Batchwood

Area: C

Proposal: Certificate of Lawfulness (proposed) - Part conversion of integrated garage, alterations to window and door openings, installation of roof windows in front roof slope, removal of chimney stack at 20 Toulmin Drive St Albans Hertfordshire AL3 6EE

Applicant:

Mr & Mrs Clarke
20 Toulmin Drive St Albans
Hertfordshire AL3 6EE

Agent:

Mr Luis Nieves Nieves Design Space Ltd on
behalf of Eagle DB
43 Hollybush Lane Welwyn Garden City
Hertfordshire AL7 4JH

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Application No: 5/2025/0983

Ward: Batchwood

Area: C

Proposal: Certificate of Lawfulness (proposed) - Loft conversion with rear dormer extension and hip to gable side extension at 55 Townsend Drive St Albans Hertfordshire AL3 5RN

Applicant:

Mr J Nehard
55 Townsend Drive St Albans
Hertfordshire AL3 5RN

Agent:

Mr John Edgell John Edgell Ltd.
37 Hillside Road Harpenden Hertfordshire
AL5 4BS

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Application No: 5/2025/0961

Ward: Bernards Heath

Area: C

Proposal: Non-Material Amendment - To reduce size of front extension, retain existing side front window, retain existing side access, alteration to new and existing rear openings, reduce size of rear canopy, remove chimney stacks, internal layout amendments of planning permission 5/2023/0188 dated 06/06/2023 Single storey front extension with rooflight, double storey rear infill extension, enlarged rear window dormers, alterations to openings to side and rear, fixed canopy to rear at 87 Lancaster Road St Albans Hertfordshire AL1 4ER

Applicant:

Mr & Mrs Phillips
87 Lancaster Road St Albans
Hertfordshire AL1 4ER

Agent:

Mr Luis Nieves Nieves Design Space Ltd
43 Hollybush Lane Welwyn Garden City
Hertfordshire AL7 4JH

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ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

Application No: 5/2025/0995

Ward: Colney Heath

Area: S

Proposal: Discharge of Condition 3 (construction management statement) of planning permission 5/2024/1818 dated 10/01/2025 for Demolition of garage/outbuilding. Demolition of porch. Removal of chimney. Single storey side extension. Two storey rear extension. New openings and alterations to existing openings. at 9 Station Road Smallford St Albans Hertfordshire AL4 0HA

Applicant:

Mr & Mrs Beeby
9 Station Road Smallford St Albans
Hertfordshire AL4 0HA

Agent:

Ms Christine Peever Sheldon Peever Studio
109 Hazelwood Drive St Albans Hertfordshire
AL4 0UY

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Application No: 5/2025/1200

Ward: Harpenden West

Area: N

Proposal: Discharge of Conditions 3 (material samples) and 4 (bin storage and bike storage) of planning permission 5/2023/2566 dated 13/03/2024 for Conversion of ground floor access and construction of single storey rear extension to form a new shop and Class E unit at 14 Leyton Road Harpenden Hertfordshire AL5 2TQ

Applicant:

Mr R Cammack Southdown Property Ltd
12 Park Ave South Harpenden
Hertfordshire United Kingdom AL5 2EA

Agent:

Mr Robert Cammack Southdown Property Ltd
12 Park Ave South Harpenden Hertfordshire
United Kingdom AL5 2EA

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2025%2F1200>

Application No: 5/2025/0978

Ward: Harpenden West

Area: N

Proposal: Discharge of condition 2 (dormer cladding details) of planning permission 5/2024/1487 allowed at appeal dated 09/04/2025 for Loft conversion with side dormer windows at 7 Gibbs Close Harpenden Hertfordshire AL5 1FA

Applicant:

Mr O Leigh
7 Gibbs Close Harpenden
Hertfordshire AL5 1FA

Agent:

Mr Michael Hessey Clarke & Whalen
Architects Ltd.
Units 11 & 12 Thrales End Business Centre
Thrales End Lane Harpenden Hertfordshire
AL5 3NS

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ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

Application No: 5/2025/1199

Ward: Harpenden West

Area: N

Proposal: Discharge of conditions 3 (materials), 5 (bin and bike stores), 7 (obscure glazing & non-opening) and 10 (sound insulation) of planning permission 5/2024/1390 dated 08/11/2024 for Extension and conversion of first floor at No 2 Leyton Green to provide a 2 bed flat, extension of ground & first floor over the existing flat roof extension and driveway at No 3 Leyton Green to provide a 2 bed flat and a 1 bedroom flat at first floor level and separate Class E unit at ground floor level at 3 Leyton Green Harpenden Hertfordshire AL5 2TF

Applicant:

Mr Robert Cammack Southdown
Property Ltd
12 Park Ave South Harpenden
Hertfordshire AL5 2EA

Agent:

Mr Robert Cammack Southdown Property Ltd
12 Park Ave South Harpenden Hertfordshire
AL5 2EA

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2025%2F1199>

Application No: 5/2025/1003

Ward: Harpenden West

Area: N

Proposal: Discharge of Condition 3 (samples of materials) of planning permission 5/2025/0034 dated 14/05/2025 for Removal of approximately 14m of existing weldmesh and 1.8m tall weldmesh fence and gate and replacement with 2m tall security weldmesh fence and gate with access control. Removal of existing metal gate and replacement with approximately 4m of 2m tall security weldmesh fence adjoining the adjacent new fence above the existing brick wall. Removal of approximately 13m of existing 1.5m tall weldmesh fence including 3 gates and replacement with 2m tall security weldmesh fence and 3 gates with access control. Removal of approximately 75m of existing wire mesh fencing and concrete posts and replacement with 75m of 2.4m tall palisade fence. Installation of approximately 95m of new 2.4m tall palisade fence. at St Dominic Roman Catholic Primary School Southdown Road Harpenden Hertfordshire AL5 1PF

Applicant:

Mr M Gallagher St Dominics Catholic
Primary School (Harpenden)
St Dominic Roman Catholic Primary
School Southdown Road Harpenden
Hertfordshire AL5 1PF

Agent:

Mr Oliver Benson Barker Associates (Essex)
Limited
Majesty House Avenue West Skyline A120
Braintree Essex CM77 7AA

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Application No: 5/2025/1017

Ward: London Colney

Area: S

Proposal: Certificate of Lawfulness (proposed) - Construction of rear extension net exceeding 3m projection from the rear elevation of the existing building. To the construction of a rear terrace to the back of the property at 18 Mount View London Colney Hertfordshire AL2 1AT

Applicant:

Mr A Evans
18 Mount View London Colney
Hertfordshire AL2 1AT

Agent:

Mr Mark Enright The Landscape Garden
Company Ltd
Kensington Nursery Nursery Lane High
Lever Road London W10 6QD

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ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

Application No: 5/2025/0976

Ward: Park Street

Area: S

Proposal: Notice of an application to modify a planning obligation Schedule 3 (Affordable Housing) of S106 agreement dated 16/06/2022 relating to 5/2021/2730 for Outline application (access only) - Construction of up to 30 dwellings with garages and associated parking, landscaping and access works at Land Off Orchard Drive Park Street St Albans Hertfordshire

Applicant:

R Iskander Abbey Developments Ltd
2 Soutjgate Road Potters Bar
Hertfordshire EN6 5DU

Agent:

R Iskander Abbey Developments Ltd
2 Soutjgate Road Potters Bar Hertfordshire
EN6 5DU

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Application No: 5/2025/1006

Ward: Sandridge & Wheathampstead

Area: N

Proposal: Discharge of Condition 5 parts A, B, C, D, E and G (additional details) of listed building consent 5/2025/0137 dated 28/03/2025 for Minor refurbishment and alteration including replacement of existing modern windows with new at 10 Gustard Wood Wheathampstead Hertfordshire AL4 8RP

Applicant:

Pattison
10 Gustard Wood Wheathampstead
Hertfordshire AL4 8RP

Agent:

Ms Clare Butterworth Clague Architects
2 Kinsbourne Court Luton Road Harpenden
Hertfordshire AL5 3BL

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Application No: 5/2025/1013

Ward: Sandridge & Wheathampstead

Area: N

Proposal: Discharge of Conditions 1 (time limit - full), 2 (approved plans), 3 (samples of materials), 4 (soft landscape works), 5 (obscure glazing & non-opening), 6 (no new windows) and 7 (withdrawal of development rights - enlargements & outbuildings) of planning permission 5/2022/2498 dated 20/04/2023 for Construction of a detached three bedroom dwelling with associated parking and landscaping works following demolition of existing garage at 69 Necton Road Wheathampstead Hertfordshire AL4 8AT

Applicant:

Mr S Murphy J Murphy Contractors
The Granary Cell Barnes House 2A
Cell Barnes Lane St Albans
Hertfordshire AL1 5AS

Agent:

Mr D Michel Duncan James Design
33 Camp Road St Albans Hertfordshire AL1
5DX

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ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

Application No: 5/2025/1213

Ward: Sopwell

Area: S

Proposal: Prior Approval - Change of use of part of the existing undercroft to 11 residential apartments (Use Class C3) at Suite 2 Abbey View Everard Close St Albans Hertfordshire AL1 2QU

Applicant:

Mr G Kuzdenyi Bunnywell (St Albans)
Ltd
c/o Agent

Agent:

Ruth Harding Gemini Planning Services Ltd
17 Castle Lane Chandlers Ford Eastleigh
Hampshire SO53 4AH

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Application No: 5/2025/0925

Ward: St Peters

Area: C

Proposal: Certificate of Lawfulness (proposed) - The building will be of wood construction with a wood and zinc roof. The height of the building will not exceed 2.5 metres as it is within 2 metres of the boundary of the curtilage of the building. The rainwater off from the roof will be directed into a new soakaway constructed in accordance with building control regulations. No new access will be required from the highway. at 60 Verulam Road St Albans Hertfordshire AL3 4DH

Applicant:

Mr N Howes
60 Verulam Road St Albans
Hertfordshire AL3 4DH

Agent:

Mr N Howes
60 Verulam Road St Albans Hertfordshire
AL3 4DH

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Application No: 5/2025/0964

Ward: Verulam

Area: C

Proposal: Certificate of Lawfulness (Proposed) - New flat roof dormer to each side elevation to first floor front bedroom at 29 Robert Avenue St Albans Hertfordshire AL1 2QW

Applicant:

E Nolan
29 Robert Avenue St Albans
Hertfordshire AL1 2QW

Agent:

Mr D Barnes DB Design Services
8 Coningsby Bank St Albans Hertfordshire
AL1 2NX

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2025%2F0964>

EXPLANATORY NOTE: The Local Planning Authority must determine any prior approval notification within a 42 day time period (householders) or a 56 day time period (changes of use). Failure to do so results in an approval being granted automatically. Non Material Amendment applications should be determined within 28 days.

These notifications are a matter of law and are assessed solely against the relevant part of planning legislation. The law only allows consideration of a small, limited number of technical matters.

In the case of tree work Conservation Area Notice applications, these must be determined within 6 weeks after receipt date as approval exists by default after this Notice period. Conservation Area Notices can only be refused if the Council serves a Tree Preservation Order to protect the affected trees.