



**Town and Country Planning (Listed Buildings and Buildings in Conservation Areas) Regulations 1990 (as amended)
Regulation 5A**

Development in a Conservation Area

- 5/2014/2609** Installation of ticket machine (retrospective) at The Old Bell, 177 Luton Road, Harpenden
- 5/2014/2759** Demolition of existing outbuildings and creation of 31 dwelling units comprising of refurbishment and conversion of existing listed building to create three, two bedrooms and two, three bedroom flats and new building comprising of four, four bedroom houses and ten, two bedroom and twelve, three bedroom flats, new pedestrian gate to boundary wall, ancillary parking and associated landscaping at Harpenden House Hotel, 18 Southdown Road, Harpenden
- 5/2014/2764** Variation of condition 15 (approved plans) to allow minor material amendment comprising new power sub station, widening of existing side bay window, alterations to openings of planning permission 5/2013/3470 dated 25/03/2014 for Refurbishment and alterations to existing sheltered housing accommodation (22 units) to create 13 Independent Living flats comprising of eight, one bedroom units and five, two bedroom units, projecting side bay window, associated landscaping and parking at Thomas Sparrow House, Brewhouse Hill, Wheathampstead
- 5/2014/2823** Single storey detached timber outbuilding in rear garden at 12b Carlisle Avenue, St Albans
- 5/2014/2904** Part single, part two storey side and rear extension, loft conversion with two rear dormer windows, alteration and extension of front porch, basement and other minor alterations (alteration to front elevation from single loft window to combined window and door with balcony - amendment to planning permission 5/2013/1610 dated 12/08/2013) at 120 Clarence Road, St Albans
- 5/2014/2933** Single storey side and rear extensions and conversion of garage with new roof and rooflights to No.20 and single storey rear extension to No.22 at 20 & 22 Cowper Road, Harpenden
- 5/2014/2997** Garage conversion at 2b Park Mount, Harpenden
- 5/2014/2998** Single storey side and rear extensions, alterations to openings and replacement garden building at 21 Kimberley Road, St Albans
- 5/2014/3001** First floor side extension, front porch with canopy, conversion of garage and new side window (amendment to planning permission 5/2014/0884 dated 12/8/2014) at 6 Townsend Road, Harpenden
- 5/2014/3009** Garage conversion, single storey rear extension with side canopy, three rear dormer windows, alterations to openings and front facing rooflight at 18 Gainsborough Avenue, St Albans
- 5/2014/3026** Single storey side and rear extension (resubmission following withdrawal of 5/2014/2350) at 6 Kimberley Road, St Albans
- 5/2014/3027** Single storey side and rear extension (resubmission following amendment to 5/2013/3411 dated 09/06/2014) at 4 Kimberley Road, St Albans
- 5/2014/3032** Single storey side extension at 29 Folly Avenue, St Albans
- 5/2014/3037** Variation of Condition of 6 (protection of trees) of planning permission 5/2012/0942 dated 14/06/2012 for Replacement two storey dwelling with basement at 15a Park Avenue South, Harpenden
- 5/2014/3042** Single storey rear extension incorporating steps and railings at 8 Bowers Way, Harpenden
- 5/2014/3048** Part single, part first floor rear extensions at 38 Barnfield Road, St Albans
- 5/2014/3057** Cycle store at Ridgmont Plaza, 36 Ridgmont Road, St Albans
- 5/2014/3059** Bin store and entry gates at Ridgmont Plaza, 36 Ridgmont Road, St Albans
- 5/2014/3061** Twelve month temporary permission for a tent style storage structure in rear garden (retrospective) at 9 Hatfield Road, St Albans

Town & Country Planning (Listed Buildings and Buildings in Conservation Areas) Regulations 1990 (as amended) 2010 Regulation 5

Development affecting Listed Buildings

- 5/2014/2778** Listed Building consent - Refurbishment and conversion of existing building to create three, two bedrooms and two, three bedroom flats including associated internal works and alterations to openings at Harpenden House Hotel, 18 Southdown Road, Harpenden
- 5/2014/3031** Listed Building consent - Replacement of two timber windows and two timber doors at 21 High Street, Redbourn

Town and Country Planning Act 1990 (as amended) Town & Country Planning (Development Management Procedure) Order 2010 (as amended) Article 13 (4)

Development of Major Significance

- 5/2014/2759** Demolition of existing outbuildings and creation of 31 dwelling units comprising of refurbishment and conversion of existing listed building to create three, two bedrooms and two, three bedroom flats and new building comprising of four, four bedroom houses and ten, two bedroom and twelve, three bedroom flats, new pedestrian gate to boundary wall, ancillary parking and associated landscaping at Harpenden House Hotel, 18 Southdown Road, Harpenden
- 5/2014/2764** Variation of condition 15 (approved plans) to allow minor material amendment comprising new power sub station, widening of existing side bay window, alterations to openings of planning permission 5/2013/3470 dated 25/03/2014 for Refurbishment and alterations to existing sheltered housing accommodation (22 units) to create 13 Independent Living flats comprising of eight, one bedroom units and five, two bedroom units, projecting side bay window, associated landscaping and parking at Thomas Sparrow House, Brewhouse Hill, Wheathampstead
- 5/2014/2864** Reserved matters (landscape and appearance sought - Phase 2 residential) following outline permission 5/2013/3078 dated 14/03/2014 for Outline application (access, layout and scale) for demolition of existing and erection of 67 dwellings (including 23 affordable units) and two Class B1 offices with associated river restoration, hard and soft landscaping, public open space and car parking at Lea Industrial Estate, Lower Luton Road, Harpenden

Town and Country Planning Act 1990 (as amended) Town & Country Planning (Development Management Procedure) Order 2010 (as amended) Article 13 (2)

Departure from the Development Plan

- 5/2014/2862** Reserved matters (landscape and appearance sought - Phase 1 commercial) following outline permission 5/2013/3078 dated 14/03/2014 for Outline application (access, layout and scale) for demolition of existing and erection of 67 dwellings (including 23 affordable units) and two Class B1 offices with associated river restoration, hard and soft landscaping, public open space and car parking at Lea Industrial Estate, Lower Luton Road, Harpenden
- 5/2014/2864** Reserved matters (landscape and appearance sought - Phase 2 residential) following outline permission 5/2013/3078 dated 14/03/2014 for Outline application (access, layout and scale) for demolition of existing and erection of 67 dwellings (including 23 affordable units) and two Class B1 offices with associated river restoration, hard and soft landscaping, public open space and car parking at Lea Industrial Estate, Lower Luton Road, Harpenden
- 5/2014/2993** Removal of Condition 1 (time limit) and Variation of Condition 3 (number of pitches) of planning permission 5/2009/0578 granted on appeal dated 03/02/2011 for Variation of Condition 1 (limited period of one year) of planning permission 5/08/1995 for the Change of use to allow the stationing of three caravans for gypsies and travellers and to retain the existing use of stabling horses (retrospective) at Ardens Rise, House Lane, St Albans

**To view plans and application forms and submit your comments see our website at:
<http://www.stalbans.gov.uk/planningapplications>**

You can also visit the Council Offices to view the application and documents at the Civic Centre St Peters Street St Albans Hertfordshire AL1 3JE Monday – Thursday 9.00am – 5.00pm and Friday 9.00am – 4.30pm

Comments may be made in writing to the Head of Planning and Building Control, quoting the reference number, not later than 03/12/2014 (21 days after publication date). Please note your correspondence will be available for inspection by the public and a redacted version (without signature, email or telephone number) will be published on the website. Any comments that you make about this proposal will be copied to the Planning Inspectorate in the event of an appeal and will also be published on their website. In the event of an appeal on a householder application (or a minor commercial or advertisement application, which is to be dealt with by written representations), any comments you have made will also be sent to the Planning Inspectorate but there will be no further opportunity to comment at appeal stage.

The deadline date for your District Councillor to call the application in to Committee is published at the top of the weekly list on which the application appears. Please see <http://www.stalbans.gov.uk/planning/applicationsdecisionsandappeals>

12th November 2014
James Blake
Chief Executive

NOTICES

Town And Country Planning (General Permitted Development) Order 1995 As Amended

DIRECTION MADE UNDER ARTICLE 4(1) TO WHICH ARTICLE 5 APPLIES

WHEREAS ST ALBANS DISTRICT COUNCIL being the appropriate local planning authority within the meaning of article 4(4) of the General Permitted Development Order, are satisfied that it is expedient that development of the descriptions set out in the Schedule below should not be carried out on the land known as Cunningham Avenue Conservation Area, St Albans, unless planning permission is granted on an application made under Part III of the Town and Country Planning Act 1990 as amended. A map defining the areas to which it relates may be seen on the Council web site and at the offices of the Council.

NOW THEREFORE the said Council in pursuance of the power conferred on them by article 4(1) of the Town and Country Planning (General Permitted Development) Order 1995 hereby direct that the permission granted by article 3 of the said Order shall not apply to development on the said land of the descriptions set out in the Schedule below:

Schedule 2

Part 1 Development within the curtilage of a dwellinghouse

Class A The enlargement, improvement or other alteration of a dwellinghouse

Class C Any other alteration to the roof of a dwellinghouse

Class D The erection or construction of a porch outside any external door of a dwellinghouse

Class E The provision within the curtilage of the dwellinghouse of:

(a) any building or enclosure, swimming or other pool required for a purpose incidental to the enjoyment of the dwellinghouse as such, or the maintenance, improvement or other alteration of such a building or enclosure; or

(b) a container used for domestic heating purposes for the storage of oil or liquid petroleum gas.

Class F Development consisting of:

(a) the provision within the curtilage of a dwellinghouse of a hard surface for any purpose incidental to the enjoyment of the dwellinghouse as such; or

(b) the replacement in whole or in part of such a surface.

Class G The installation, alteration or replacement of a chimney, flue or soil and vent pipe on a dwellinghouse

Class H The installation, alteration or replacement of microwave antenna on a dwellinghouse or within the curtilage of a dwellinghouse

Part 2 Minor operations

Class A The erection, construction, maintenance, improvement or alteration of a gate, fence, wall or other means of enclosure

Class B The formation, layout and construction of a means of access to a highway which is not a trunk road or a classified road, where that access is required in connection with development permitted by any Class in this Schedule (other than by Class A of this Part).

Class C The painting of the exterior of any building

Part 40 Installation of domestic micro-generation equipment

Class A The installation, alteration or replacement of solar PV or solar thermal equipment on:

(a) a dwellinghouse or a block of flats; or

(b) a building situated within the curtilage of a dwellinghouse or a block of flats.

Class B The installation, alteration or replacement of stand alone solar within the curtilage of a dwellinghouse or a block of flats.

Class C The installation, alteration or replacement of a ground source heat pump within the curtilage of a dwellinghouse or a block of flats.

Class D The installation, alteration or replacement of a water source heat pump within the curtilage of a dwellinghouse or a block of flats.

Class E The installation, alteration or replacement of a flue, forming part of a biomass heating system, on a dwellinghouse or a block of flats.

Class F The installation, alteration or replacement of a flue, forming part of a combined heat and power system, on a dwellinghouse or a block of flats.

Class G The installation, alteration or replacement of an air source heat pump—

(a) on a dwellinghouse or a block of flats; or

(b) within the curtilage of a dwellinghouse or a block of flats, including on a building within that curtilage.

Class H The installation, alteration or replacement of a wind turbine on—

(a) a detached dwellinghouse; or

(b) a detached building situated within the curtilage of a dwellinghouse or a block of flats.

Class I The installation, alteration or replacement of a stand alone wind turbine within the curtilage of a dwellinghouse or a block of flats.

Confirmed under the Common Seal of St Albans District Council this 3rd day of November 2014. The Common Seal of the Council was affixed to this Direction in the presence of Authorised Council Officers.

SANDPIT LANE WASTES COMMON

St Albans City and District Council has applied to the Secretary of State for Environment, Food and Rural Affairs for consent under section 38 of the Commons Act 2006 to carry out restricted works on Sandpit Lane Wastes Common. The Planning Inspectorate will decide the application on behalf of the Secretary of State for Environment, Food and Rural Affairs.

The proposed works are: (i) construction of a shared use leisure path for cyclists and pedestrians surfaced with Breedon Gravel on 500 square metres (length of path is 200 metres); (ii) widening of existing tarmac path outside St Saviours View on 50 square metres (length of path is 50 metres). The works will be located at the Sandpit Lane Wastes Common in Sandpit Lane, St Albans, Hertfordshire.

A copy of the application form and accompanying documents can be inspected at the Civic Offices, St Peters Street, St Albans, Hertfordshire, AL1 3JE during normal office hours until 12 December 2014. A copy of the application form and accompanying documents may be obtained by writing to Community Services Department, St Albans City and District Council, Civic Offices, St Peters Street, St Albans, Hertfordshire AL1 3JE.

Any objections or representations should be sent in writing ON or BEFORE that date to the Planning Inspectorate at Room 3/25B, Hawk Wing, Temple Quay House, 2 The Square, Temple Quay, Bristol, BS1 6PN or commonlandcasework@pins.gsi.gov.uk.

Letters sent to the Planning Inspectorate **cannot be treated as confidential**. They will be copied to the applicant and possibly to other interested parties.

Laurence Pratt

Infrastructure Manager, St Albans City and District Council

11 November 2014

BERNARD'S HEATH COMMON

St Albans City and District Council has applied to the Secretary of State for Environment, Food and Rural Affairs for consent under section 38 of the Commons Act 2006 to carry out restricted works on Sandpit Lane Wastes Common. The Planning Inspectorate will decide the application on behalf of the Secretary of State for Environment, Food and Rural Affairs.

The proposed works are: (i) construction of a shared use leisure path for cyclists and pedestrians surfaced with recycled crushed concrete on 250 square metres (length of path is 165 metres). The works will be located at the Bernard's Heath Common in Harpenden Road, St Albans, Hertfordshire.

A copy of the application form and accompanying documents can be inspected at the Civic Offices, St Peters Street, St Albans, Hertfordshire, AL1 3JE during normal office hours until 12 December 2014. A copy of the application form and accompanying documents may be obtained by writing to Community Services Department, St Albans City and District Council, Civic Offices, St Peters Street, St Albans, Hertfordshire AL1 3JE.

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