

**ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATION WEEKLY LIST  
REGISTERED WEEK ENDING 11/08/2023**

**Application No:** 5/2023/1687      **Ward:** Batchwood      **Area:** C

**Proposal:** Non Material Amendment to amend description to Outline application (all matters reserved) - Part demolition of hospital buildings, construction of new buildings, and infill extensions to be delivered in severable phases. External works associated with refurbishment of existing buildings. Associated parking, access, plant equipment and landscape works of planning permission 5/2022/1518 dated 02/08/2023 for Outline application (all matters reserved) - Part demolition of hospital buildings, construction of two new buildings, two infill extensions and new electrical switch room. External works associated with refurbishment of existing buildings. Associated parking, access and landscape works at St Albans City Hospital Waverley Road St Albans Hertfordshire AL3 5PN

**Applicant:**  
J Liebenberg West Herts Teaching  
Hospitals Trust  
Watford General Hospital Vicarage  
Road Hertfordshire WD18 0HB

**Agent:**  
Mr S Oguz BDP  
16 Brewhouse Yard Clerkenwell London  
EC1V 4LJ

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**Application No:** TP/2023/0387      **Ward:** Bernards Heath

**Proposal:** Beech tree - overhanging branch between No 5 and 6 Corringham Court.  
3 x Cherry Laurel tree - remove from No 5 Corringham Court at 5 Corringham Court  
Lemsford Road St Albans Hertfordshire AL1 3PQ

**Applicant:**  
S Jobson  
5 Corringham Court St Albans  
Hertfordshire AL1 3PQ

**Agent:**  
Mr Kevin Vail Herts Trees And Gardens Ltd  
69 Hughenden Road St Albans Hertfordshire  
AL4 9QN

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**Application No:** 5/2023/1701      **Ward:** Bernards Heath      **Area:** C

**Proposal:** Discharge of Conditions 4 (details of materials) and 5 (details of hard and soft landscape works) of planning permission 5/2022/1904 dated 18/11/2022 for Construction of two-bedroom bungalow following demolition of existing garage, associated landscaping works and parking at 69 Sandridge Road St Albans Hertfordshire AL1 4AG

**Applicant:**  
Mr S Johnston  
49 Queens Crescent St Albans  
Hertfordshire AL4 9QQ

**Agent:**  
Mr Steven Johnston Divine Design  
Consultants Ltd  
49 Queens Crescent St Albans Hertfordshire  
AL4 9QQ

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## ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

**Application No:** 5/2023/1707

**Ward:** Bernards Heath

**Area:** C

**Proposal:** Certificate of Lawfulness (proposed) - Demolition of existing conservatory; provision of a single storey rear extension; provision of an enclosed front porch; fenestration alterations at 3 Lancaster Road St Albans Hertfordshire AL1 4EP

**Applicant:**

Mr & Mrs Matthew  
84 Lancaster Road St Albans  
Hertfordshire AL1 4ES

**Agent:**

Mr G Doctor Augment Architecture  
10 Parkhurst Road Tottenham London N17  
9RA

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**Application No:** 5/2023/1690

**Ward:** Clarence

**Area:** C

**Proposal:** Certificate of Lawfulness (proposed) - To replace previous large wooden workshop (5.4m x 5.4m x 2.5m external) located at the end of the garden with a new home office/garden room measuring 5.7m x 5.7m x 2.5m (external). This work was completed in February 2022 by Green Retreats, with all work being done without interference to existing boundaries and fencing. At time of survey by Green Retreats it was considered that the build would fall under permitted development however, in our naivety, we didn't realise that we still had to put in a planning application. We are now in the process of selling the property which has flagged this up, hence hoping to get a Lawful Development Certificate at 26 Woodstock Road North St Albans Hertfordshire AL1 4QQ

**Applicant:**

Mr S McDowell  
26 Woodstock Road North St Albans  
Hertfordshire AL1 4QQ

**Agent:**

Mr S McDowell  
26 Woodstock Road North St Albans  
Hertfordshire AL1 4QQ

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**Application No:** 5/2023/1691

**Ward:** Clarence

**Area:** C

**Proposal:** Discharge of Condition 3 (materials) of planning permission 5/2021/0545 dated 20/09/21 for Erection of part two storey rear extension, part two storey front extension and single storey rear outbuilding in rear garden, with conversion of existing loft and installation of two front dormers and two rear dormers at 25 Woodstock Road North St Albans Hertfordshire AL1 4QB

**Applicant:**

Mr L Savage  
25 Woodstock Road North St Albans  
Hertfordshire AL1 4QB

**Agent:**

Mr L Savage  
25 Woodstock Road North St Albans  
Hertfordshire AL1 4QB

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## ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

**Application No:** 5/2023/1703

**Ward:** Clarence

**Area:** C

**Proposal:** Discharge of Condition 4 (material details) and 24 (slab levels) of planning permission 5/2021/2195 dated 14/07/2022 for Demolition and redevelopment of existing builders merchant to provide up to 37 dwellings (Use Class C3) with associated access, parking and amenity space at Adjacent To 15 Cape Road St Albans Hertfordshire AL1 5DJ

**Applicant:**

Mr S Nicholson  
Montreaux House The Hyth Staines  
Upon Thames TW18 3JQ

**Agent:**

Mr E Simmons ADG Architects  
Ground Floor Suite 6 Pioneer Court  
Darlington County Durham DL1 4WD

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**Application No:** 5/2023/1706

**Ward:** Clarence

**Area:** C

**Proposal:** Discharge of Condition 8 (details of external lighting) of planning permission 5/2021/2195 dated 14/07/2022 for Demolition and redevelopment of existing builders merchant to provide up to 37 dwellings (Use Class C3) with associated access, parking and amenity space at Adjacent To 15 Cape Road St Albans Hertfordshire AL1 5DJ

**Applicant:**

Mr S Nicholson  
Montreaux House The Hyth Staines  
Upon Thames TW18 3JQ

**Agent:**

Mr E Simmons ADG Architects  
Ground Floor Suite 6 Pioneer Court  
Darlington County Durham DL1 4WD

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F1706>

**Application No:** 5/2023/1695

**Ward:** Cunningham

**Area:** S

**Proposal:** Prior Notification - Single storey rear extension 3.8m in height x 6m in depth with 3m height to eaves at 115 Drakes Drive St Albans Hertfordshire AL1 5AW

**Applicant:**

Mr Y Malov  
115 Drakes Drive St Albans  
Hertfordshire AL1 5 AW

**Agent:**

Mr Y Malov  
115 Drakes Drive St Albans Hertfordshire  
AL1 5 AW

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**Application No:** 5/2023/1666

**Ward:** Harpenden East

**Area:** N

**Proposal:** Certificate of Lawfulness (proposed) - Single storey rear extension and part garage conversion at Southview House 2b Southview Road Harpenden Hertfordshire AL5 5AP

**Applicant:**

Mr & Mrs Scott  
2 b Southview House Southview Road  
Harpenden Hertfordshire AL5 5AP

**Agent:**

Mr S Feneley Feneley Studio  
3b London Road St Albans Hertfordshire AL1  
1LA

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**ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS**

**Application No:** 5/2023/1639                      **Ward:** Harpenden North & Rural                      **Area:** N

**Proposal:** Certificate of Lawfulness (proposed) - Enclosing of porch and creation of large dormer to roof extension at 227 Luton Road Harpenden Hertfordshire AL5 3DE

**Applicant:**

Ms C Atkinson  
227 Luton Road Harpenden  
Hertfordshire AL5 3DE

**Agent:**

Richard Lloyd  
11 Marshalls Heath Lane Wheathampstead  
Hertfordshire AL4 8HR

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**Application No:** 5/2023/1677                      **Ward:** Harpenden South                      **Area:** N

**Proposal:** Certificate of Lawfulness (proposed) - Open plan kitchen diner removing two internal walls, rebuild of front porch, conversion of garage to study and utility room, skylight window added to pitch roof above kitchen, interior wall added to living room to create hallway, window added to en-suite bathroom on first floor, conversion of bedroom storage at 17a Grove Avenue Harpenden Hertfordshire AL5 1EU

**Applicant:**

Mr A Pember  
17a Grove Avenue Harpenden  
Hertfordshire AL5 1EU

**Agent:**

Mr A Pember  
17a Grove Avenue Harpenden Hertfordshire  
AL5 1EU

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**Application No:** 5/2023/1670                      **Ward:** Harpenden West                      **Area:** N

**Proposal:** Discharge of Condition 27 (method statement) of planning permission 5/2021/2376 dated 08/006/2022 for Demolition of existing buildings and the construction of eight new units totalling 5947 sqm for use within Class E (formerly Class B1), B2 and B8 of the Use Classes Order; builders merchant, trade counter (Sui Generis); together with car and HGV parking, landscaping and hard surfacing and associated engineering works and facilities and services (resubmission following withdrawal of 5/2020/1928) at Southdown Industrial Estate Southdown Road Harpenden Hertfordshire AL5 1PW

**Applicant:**

Coal Pension Properties Limited (C/o  
Nuveen Real Estate)  
Southdown Industrial Estate  
Southdown Road Harpenden  
Hertfordshire AL5 1PW

**Agent:**

Wakako Hirose Rapleys LLP  
66 St James Street London SW1A 1NE

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**ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS**

**Application No:** 5/2023/1692                      **Ward:** Park Street                      **Area:** S

**Proposal:** Discharge of Condition 3 (lighting or electrical services) of 5/2022/0381 dated 27/06/22 for Listed Building consent - Retention of alterations including applying additional layer of plasterboard ceiling, installation of recessed and ceiling pendant lighting fixtures and making good any ceiling surface affected by removal of plasterboard ceiling at Burston Manor North Orbital Road Chiswell Green St Albans Hertfordshire AL2 2DS

**Applicant:**  
Mr Whitby  
Burston Manor North Orbital Road St  
Albans Hertfordshire AL2 2DS

**Agent:**  
Ms C Butterworth Clague Architects  
2 Kinsbourne Court Luton Road Harpenden  
Hertfordshire AL5 3BL

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**Application No:** 5/2023/1674                      **Ward:** Sandridge & Wheathampstead                      **Area:** N

**Proposal:** Discharge of Conditions 3 (samples of materials), 4 (tree protection method statement), 5 (details of both hard and soft landscape) and 6 (soft landscape details) of planning permission 5/2021/0835 dated 14/06/2021 for Conversion of detached garage to two-bedroom dwelling with raising of roof to accommodate habitable roofspace with dormer windows and rooflights, two storey side and single storey rear extensions, new openings and alterations to openings and associated parking and landscaping at 65 The Hill Wheathampstead Hertfordshire AL4 8PR

**Applicant:**  
Mr & Mrs Rickard  
65 The Hill Wheathampstead  
Hertfordshire AL4 8PR

**Agent:**  
Mrs Helen Ball HMB Building Design &  
Interiors  
30C High Street Welwyn Village  
Hertfordshire AL6 9EQ

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**Application No:** 5/2023/1686                      **Ward:** Sandridge & Wheathampstead                      **Area:** N

**Proposal:** Discharge of Conditions 6 (hard and soft landscaping details), 7 (soft landscape details) and 11 (foundation details of retaining wall) of planning permission 5/2022/1026 dated 30/06/2022 for Demolition of detached garage and construction of three, three bedroom terraced dwellings with new access road, bin and bike stores, associated parking and landscaping and alterations to vehicular access (resubmission) at Land Rear of 97 to 105 The Hill Wheathampstead Hertfordshire

**Applicant:**  
H Kerai BSK Construction  
Maple House 382 Kenton Road  
Harrow London HA3 9DP

**Agent:**  
G Jones Gavin Jones Architecture Limited  
48 Long Grove Baughurst Tadley Hampshire  
RG26 5NY

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F1686>

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**ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS**

**Application No:** 5/2023/1696      **Ward:** Sandridge & Wheathampstead      **Area:** N

**Proposal:** Certificate of lawfulness (proposed) - Building works to rear wall. alteration to rear ground floor door opening. New sliding door to rear wall at 20 Davys Close Wheathampstead Hertfordshire AL4 8TL

**Applicant:**  
Mr M Hutchinson  
20 Davys Close Wheathampstead  
Hertfordshire AL4 8TL

**Agent:**  
Mr Wright Wright and Associates Limited  
35 Fernheath Luton Bedfordshire LU3 4DG

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**Application No:** TP/2023/0388      **Ward:** Sopwell

**Proposal:** 2 mature trees - cherry and birch in the rear garden and a smaller younger plum. - Lift canopy to give 2m clearance from ground, carry out 20% crown thin and reduce canopies by 20% at 11 Riverside Road St Albans Hertfordshire AL1 1RX

**Applicant:**  
D Russell  
11 Riverside Road St Albans  
Hertfordshire AL1 1RX

**Agent:**  
D Russell  
11 Riverside Road St Albans Hertfordshire  
AL1 1RX

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**Application No:** TP/2023/0390      **Ward:** Sopwell

**Proposal:** T2 Cherry of the MWA Arboricultural Report Works: Remove (fell) to near ground level and treat stump to inhibit regrowth. T3 Birch of the MWA Arboricultural Report Works: Remove (fell) to near ground level and treat stump to inhibit regrowth. T5 False Acacia of the MWA Arboricultural Report Works: Remove (fell) to near ground level and treat stump to inhibit regrowth. Reason: Clay shrinkage subsidence damage at the property. NOTE: A separate S211 Notification is being submitted regarding T1 of the MWA Arboricultural Report at 11 Riverside Road St Albans Hertfordshire AL1 1RX

**Applicant:**  
D Russell  
11 Riverside Road St Albans  
Hertfordshire AL1 1RX

**Agent:**  
Mrs Jackie Gumsley MWA Arboriculture Ltd  
Horsley Business Centre Horsley  
Northumberland NE15 0NY

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F/202%2F0390>

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## ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

**Application No:** TP/2023/0391      **Ward:** Sopwell

**Proposal:** T1 Western Red Cedar of the MWA Arboricultural Report Works: Remove (fell) to near ground level and treat stump to inhibit regrowth, subsidence damage at neighbouring property 11 Riverside Road, AL1 1RX at 9 Riverside Road St Albans Hertfordshire AL1 1RX

**Applicant:**  
Mabbott  
Cartwright House Tottle Road  
Nottingham Nottinghamshire NG2 1RT

**Agent:**  
Mrs Jackie Gumsley MWA Arboriculture Ltd  
Horsley Business Centre Horsley  
Northumberland NE15 0NY

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F0391>

**Application No:** TP/2023/0384      **Ward:** St Peters

**Proposal:** There is a silver birch tree in my neighbour's back garden (25 Pageant Road). The trunk is very close to the property boundary line, and the majority of the tree overhangs onto my side. I have obtained a quote from a tree surgeon (Shaun Bunney) to cut/prune back all parts of the tree that come onto my land, up until the property boundary line. He visited the property and said he is happy to perform this work. The tree does not have a TPO. Usually there would be no issue with the proposed works, as it would just be cutting what is on my side of the property boundary line; however, as it is in a conservation area, I am submitting this application at 23 Pageant Road St Albans Hertfordshire AL1 1NB

**Applicant:**  
Dr P Mehta  
23 Pageant Road St Albans  
Hertfordshire AL11NB

**Agent:**  
Dr P Mehta  
23 Pageant Road St Albans Hertfordshire  
AL11NB

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F0384>

**Application No:** 5/2023/1667      **Ward:** St Peters      **Area:** C

**Proposal:** Discharge of Condition 3 (samples of materials) of planning permission 5/2021/2731 dated 4/11/2022 for Demolition of existing two storey commercial building to create a three storey mixed commercial and residential development, comprising 14 self-contained flats with associated access and landscaping at 91 Victoria Street St Albans Hertfordshire AL1 3TJ

**Applicant:**  
TA Victoria Street Ltd  
C/o Agent

**Agent:**  
Miss S Hardy Hybrid Planning & Development  
The Old Vyner Street Gallery 23 Vyner Street  
London E2 9DG

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F1667>

**ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS**

**Application No:** TP/2023/0395      **Ward:** St Peters

**Proposal:** T1-Maple-Fell to ground level as it has outgrown its position. at 97 St Peters Street  
St Albans Hertfordshire AL1 3EN

**Applicant:**  
Mrs L Adam  
233-235 Kensington High Street  
London W8 6SF

**Agent:**  
Mr N Robinson Robinsons Tree Services  
Beech Farm Coopers Green Lane St Albans  
Hertfordshire AL4 9HP

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F202%2F0395>

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**Application No:** TP/2023/0396      **Ward:** St Peters

**Proposal:** T1-Cotoneaster-Cut back by 1-2 metres to maintain size and shape. at 6 Dalton  
Street St Albans Hertfordshire AL3 5QQ

**Applicant:**  
Mrs J Grout  
6 Dalton Street St Albans Hertfordshire  
AL3 5QQ

**Agent:**  
Mr N Robinson Robinsons Tree Services  
Beech Farm Coopers Green Lane St Albans  
Hertfordshire AL4 9HP

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**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.