

**ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATION WEEKLY LIST
REGISTERED WEEK ENDING 22/12/2023**

Application No: 5/2023/2555 **Ward:** Batchwood **Area:** C

Proposal: Certificate of Lawfulness (proposed) - Proposed 3 metre deep single storey rear extension at 2 Dormie Close St Albans Hertfordshire AL3 5TS

Applicant:
Mr J Benjamin
2 Dormie Close St Albans
Hertfordshire AL3 5TS

Agent:
Mr J Batchelor

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2555>

Application No: TP/2023/0666 **Ward:** Batchwood

Proposal: To remove the lowest 4/5 branches back to the trunk from the Sycamore tree overhanging from the sports ground at the rear. This is to allow more light into the bottom of the garden and when in full leaf, stop the branches from impacting the shed roof. It will also allow the owners to be able to use this section of their garden more often. at Aboyne Lodge School Playing Field Normandy Road St Albans Hertfordshire

Applicant:
Grayling
41 Dalton Street St Albans
Hertfordshire AL3 5QH

Agent:
St Albans Trees & Gardens Ltd
32 Furse Avenue St Albans Hertfordshire
AL4 9NE

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F0666>

Application No: 5/2023/2576 **Ward:** Batchwood **Area:** C

Proposal: Discharge of Conditions 7 (site investigation), 8 (remediation strategy) and 9 (verification report and contingency action) of planning permission 5/2023/0982 dated 01/11/2023 for Demolition of existing theatres building and construction of a new elective care hub comprising theatres and procedure suite, new air handling and chiller plant to internal courtyard, associated landscaping and parking at St Albans City Hospital Waverley Road St Albans Hertfordshire AL3 5PN

Applicant:
J Liebenberg West Hertfordshire
Teaching Hospitals NHS Trust
Waverley Road St Albans
Hertfordshire AL3 5PN

Agent:
Mr Kit Miller BDP
16 Brewhouse Yard London EC1V 4LJ

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ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

Application No: TP/2023/0664 **Ward:** Bernards Heath

Proposal: HG1 Mixed spp. hedgerow of mostly Sycamore, False Acacia, Cypress, Garrya and Cotoneaster of the MWA Arboricultural Report Works: Remove (fell) all within 8.0m of the subject garage to near ground level and treat stumps to inhibit regrowth. Maintain remainder broadly at no more than current dimensions by periodic pruning. SG1 Mixed spp. group of mostly Cotoneaster, Dogwood, Jasmine, Ivy, Rose, Portuguese Laurel, Cherry and Bay of the MWA Arboricultural Report Works: Remove (fell) all stems within 3.0m of the subject garage to near ground level and treat stumps to inhibit regrowth. Maintain remainder at no more than current dimensions. Reason: Clay shrinkage subsidence damage at the property. NOTE: A S211 Notification is also being submitted regarding proposed works to TG2/T2 of the MWA Arboricultural Report NOTE This is a replacement S211 Notification for PP-12668698 / TP/2023/0656 which has been withdrawn on 14/12/23.. at Heathfield Court Avenue Road St Albans Hertfordshire

Applicant:
Heathfield Court Management
Company
Heathfield Court Avenue Road St
Albans Hertfordshire AL1 3QF

Agent:
Mrs Jackie Gumsley MWA Arboriculture Ltd
Unit 8 Stephenson House Horsley Business
Centre Horsley NE15 0NY

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F202%2F0664>

Application No: TP/2023/0667 **Ward:** Bernards Heath

Proposal: T1 Mature Oak Crown Lift 20-22ft lower branches encroaching into neighbouring property pruning back to a suitable growth point, Thin remaining Canopy 20-25% allowing natural light through canopy & aeration all works to be conducted using MEWP to protect tree integrity. T2 Mature Horse Chestnut dismantle to ground level due to wall damage & close proximity to public walk & highway grind out remaining replant once building repair works have finished (tree is in poor condition visible on inspection). at St Raphaels Court Avenue Road St Albans Hertfordshire

Applicant:
Mr D R J Peacock
89 Windsor Drive High Wycombe
Buckinghamshire HP13 6BQ

Agent:
Mr Daniel Peacock Chiltern Hills Arboriculture
89 Windsor Drive High Wycombe
Buckinghamshire HP13 6BQ

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F202%2F0667>

ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

Application No: 5/2023/2552

Ward: Clarence

Area: C

Proposal: Discharge of Condition 13 (remediation strategy) of planning permission 5/2021/1435 dated 16/11/2021 for Demolition of existing buildings and the construction of four storey building consisting of 25 apartments with associated car parking, access, amenity space and ancillary works (resubmission following withdrawal of 5/2020/2698) at 130 Ashley Road St Albans Hertfordshire AL1 5JR

Applicant:

Mr R Levenston York House St Albans
Ltd
Glencar House 32-34 Upper
Marlborough Road St Albans
Hertfordshire AL1 3UU

Agent:

Mr W Docherty Arrow Planning Limited
Clarks Barn Bassetsbury Lane High
Wycombe Buckinghamshire HP11 1QX

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2552>

Application No: 5/2023/2570

Ward: Colney Heath

Area: S

Proposal: Certificate of Lawfulness (proposed) - Construction of a single storey side extension at 37 Highfield Lane Tyttenhanger St Albans Hertfordshire AL4 0RH

Applicant:

Mrs Kyr
37 Highfield Lane Tyttenhanger St
Albans Hertfordshire AL4 0RH

Agent:

Mr Dobson
45 Mons Avenue Baldock Hertfordshire SG7
6JX

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2570>

Application No: 5/2023/2562

Ward: Harpenden East

Area: N

Proposal: Non Material Amendment - Changes from external materials from zinc to tile hanging in dark brown of planning permission 5/2023/0123 dated 12/04/2023 for Variation of Conditions 2 (approved plans) and 3 (matching materials) to allow amendments consisting of loft conversion with rear dormer window with juliette balcony, roof lights and rear window, flat roof to front bay window, changes to external materials, alterations to roof of single storey extension and alterations to openings of planning permission 5/2021/3372 dated 22/02/2022 for Part single, part two storey rear extension with rooflights, front bay window extension, alterations to openings and rear patio at 4 Lyndhurst Close Harpenden Hertfordshire AL5 5RL

Applicant:

K Leo Gilani
4 Lyndhurst Close Harpenden
Hertfordshire AL5 5RL

Agent:

K Leo Gilani
4 Lyndhurst Close Harpenden Hertfordshire
AL5 5RL

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2562>

ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

Application No: 5/2023/2577

Ward: Harpenden East

Area: N

Proposal: Discharge of Conditions 3 (levels), 5 (details of materials) and 6 (landscape design proposals) of planning permission 5/2022/2830 dated 26/5/23 for Construction of two semi detached dwellings with associated landscaping, parking and access at Land Rear Of 13 And 15 West Way And Off Walnut Close Harpenden Hertfordshire

Applicant:

Mr J Ahearne Hale & Ahearne
Development Ltd
66 Ellesmere Road Berkhamsted
Hertfordshire HP4 2EU

Agent:

Mr Peter Rudge Design+Plan Ltd
9 Thames Close Flitwick Bedfordshire MK45
1EQ

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2577>

Application No: 5/2023/2553

Ward: Harpenden West

Area: N

Proposal: Advertisement consent - Display of one externally illuminated projecting sign with existing brackets painted blue to match new fascia, one externally illuminated fascia sign, one externally illuminated logo sign, replacement trough light, replacement ATM surround and statutory notices at 20 High Street Harpenden Hertfordshire AL5 2SX

Applicant:

Nationwide Building Society
Nationwide House Pipers Way
Swindon Wiltshire SN3 1TA

Agent:

H De-Buriette ISG Ltd
Boleyn House St Augustines Business Park
Whitstable Kent CT5 2QJ

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2553>

Application No: TP/2023/0669

Ward: Harpenden West

Proposal: T1 Magnolia tag 2 - Crown Reduce to Previous Reduction Points & Shape to provide clearance to building. T4 tag 5 Lawson cypress - Reduce branches overhanging neighbouring property back to suitable growth points. Reduce back to fence line. T5 tag 6 Lawson Cypress - Reduce branches overhanging neighbouring property back to suitable growth points. Reduce back to fence line. T6 tag Lawson Cypress - Reduce branches overhanging neighbouring property back to suitable growth points. Reduce back to fence line. at Field House Nursing Home Townsend Road Harpenden Hertfordshire AL5 4BQ

Applicant:

Mr A Davies Glendale Services
The Stables Duxbury Park Duxbury
Hall Lane Chorley PR7 4AT

Agent:

Mr A Davies Glendale Services
The Stables Duxbury Park Duxbury Hall
Road Chorley PR7 4AT

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F0669>

ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

Application No: 5/2023/2565

Ward: Hill End

Area: S

Proposal: Advertisement consent - Display of three internally illuminated fascia signs and one internally illuminated pylon sign at 1 Lyon Way St Albans Hertfordshire AL4 0QU

Applicant:

Mr N Stevens Glyn Hopkin
1 Lyon Way St Albans Hertfordshire
AL4 OLQ

Agent:

Mr David Hurley Omega Signs Ltd
Newmarket Approach Leeds LS9 0RJ

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2565>

Application No: 5/2023/2547

Ward: Marshalswick East & Jersey Farm

Area: C

Proposal: Prior Notification - Single storey rear extension 3.7m in height x 4.0m in depth with 2.5m height to eaves at 7 Blackthorn Close St Albans Hertfordshire AL4 9RP

Applicant:

Mrs L O'Reilly
7 Blackthorn Close St Albans
Hertfordshire AL4 9RP

Agent:

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

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2547>

Application No: 5/2023/2588

Ward: Park Street

Area: S

Proposal: Discharge of Condition 29 (Areas 1 & 2 external lighting) of planning permission 5/2009/0708 allowed at appeal 14/07/2014 for Outline planning application (approval of means of access, siting and landscaping only) for the development of Strategic Rail Freight Interchange comprising intermodal area, distribution buildings (Class B8 use) and other related floorspace (Class B1/B2 use) up to 331,655 sqm with a maximum height of 20 metres together with associated road, rail and other infrastructure works including parking for up to 1602 cars and 617 lorries with earth mounding, tree planting and a new Park Street/Frogmore relief road. Includes additional landscape and other works on further sites to provide public access to open land and community forest. The overall proposals involve some 419 hectares at Proposed Rail Freight Public Open Space and Community Forest Sites North Orbital Road Chiswell Green St Albans Hertfordshire

Applicant:

SEGRO (Radlett) Limited
C/o Agent

Agent:

Miss S Miraj RPS Consulting Ltd
20 Farringdon Street London EC4A 4AB

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2588>

ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

Application No: 5/2023/2554

Ward: Redbourn

Area: N

Proposal: Certificate of Lawfulness (proposed) - Erection of a dormer window in the rear elevation plus minor hip to gable extension to the roof at 25 Blackhorse Lane Redbourn Hertfordshire AL3 7EP

Applicant:

Mr & Mrs R Strang
25 Blackhorse Lane Redbourn
Hertfordshire AL3 7EP

Agent:

DLA Town Planning Ltd
5 The Gavel Centre Porters Wood St Albans
Hertfordshire AL3 6PQ

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2554>

Application No: TP/2023/0670

Ward: Sandridge & Wheathampstead

Proposal: Frontage G1 Cedar & Pine - Fell. Plant replacement Betula 16-18cm (semi mature). at 2 Gustard Wood Wheathampstead Hertfordshire AL4 8RP

Applicant:

Mrs Young
2 Gustard Wood Wheathampstead
Hertfordshire AL4 8RP

Agent:

Franks Forestry Ltd
64 Dalkeith Road Harpenden Hertfordshire
AL5 5PW

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F0670>

Application No: 5/2023/2558

Ward: Sopwell

Area: S

Proposal: Non Material Amendment - Installation of ground floor high level window to the side elevation of planning permission 5/2022/2677 dated 20/01/2023 for Part single, part two storey rear extension to replace existing rear conservatory, alterations to openings in side elevations at 5 De Tany Court St Albans Hertfordshire AL1 1TT

Applicant:

Mr & Mrs Allen
5 De Tany Court St Albans
Hertfordshire AL1 1TT

Agent:

Mr R Chambers ArchiTech Ltd
72 Lytton Avenue Letchworth Hertfordshire
SG6 3HY

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2558>

Application No: TP/2023/0649

Ward: St Peters

Proposal: 5 DAY NOTICE REQUIRED front garden T1 - Sycamore - Fell to ground level as there is a great deal of decay in the base of the tree and therefore it is unstable. at Flat 1 Ridgmont House 29 Ridgmont Road St Albans Hertfordshire AL1 3AG

Applicant:

M Vincent
Flat 1 Ridgmont Road 29 Ridgmont
House St Albans Hertfordshire AL1 3AG

Agent:

High Elms Tree Surgery Ltd
Old Beechwood Cheverells Green Markyate
Hertfordshire AL3 8AB

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F0649>

ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

Application No: TP/2023/0668 **Ward:** St Peters

Proposal: Large sycamore tree (T2) on elevated section of garden at Hidden House, 3 Alma Cut AL1 1QB. Application for full removal of the tree due to potential damage to adjacent listed garden wall. See email correspondence from Enforcement and Conservation officers at STADC (below). I do not plan to replant try due to proximity to the garden walls. Dear Polly, Following on from Kate's email, I have discussed your tree with our tree team and they have advised that you should submit an application for removing the tree. Given the problems that it may be causing and the pressure that it is putting on the listed wall, it is likely that they will grant permission for its removal. Please see the following web page for details and to make an application <https://www.stalbans.gov.uk/trees-conservation-areas> Regards Helen Tether Design & Conservation

From: Kate Pickard Sent: 13 December 2023 12:02 To: polly.schlesinger Subject: Planning Enforcement update ref CMP/2023/00099 Dear Polly Apologies for not writing to you sooner, I am writing to provide an update following the site visit on 1st November to view the collapsed wall at the rear of 176 London Road. Following a review of the planning documents associated with the development of your property at 3 Alma Cut we have concluded that that there are no enforcement issues relating to the Hidden House construction and the rear wall that require further investigation. The tree near the wall at the back identified as (T2) in the tree reports associated with your planning documents may be causing issues with the wall and it was noted in the tree report in 2016, that it was causing encroachment and had a fairly wide root protection zone. However, this is not an enforcement matter... (see submitted form for full details). at Hidden House 3 Alma Cut St Albans Hertfordshire AL1 1QB

Applicant:
Mrs P Schlesinger
Hidden House 3 Alma Cut St Albans
Hertfordshire AL1 1QB

Agent:
Mrs P Schlesinger
Hidden House 3 Alma Cut St Albans
Hertfordshire AL1 1QB

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F0668>

Application No: 5/2023/2571 **Ward:** Verulam **Area:** C

Proposal: Prior Notification - Single storey rear extension 3.76m in height x 6m in depth and 3m in height to the eaves at 5 Rowlatt Drive St Albans Hertfordshire AL3 4NA

Applicant:
Mr E Pobrati
5 Rowlatt Drive St Albans
Hertfordshire AL3 4NA

Agent:
Mr Mentor Idrizi Design2Build London Limited
58 Mitchell Road Palmers Green Enfield
N136EE

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2571>

ST ALBANS DISTRICT COUNCIL TECHNICAL APPLICATIONS

Application No: 5/2023/2567

Ward: Verulam

Area: C

Proposal: Certificate of Lawfulness (proposed) - Loft conversion with rear dormer and a first floor rear extension at 5 Rowlatt Drive St Albans Hertfordshire AL3 4NA

Applicant:

Mr E Pobrati
5 Rowlatt Drive St Albans
Hertfordshire AL3 4NA

Agent:

Mr Mentor Idrizi Design2Build London Limited
58 Mitchell Road Palmers Green Enfield
N136EE

<https://planningapplications.stalbans.gov.uk/planning/search-applications?civica.query.FullTextSearch=5%2F2023%2F2567>

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.