



Minutes of the Sarratt Parish Council meeting held on Tuesday 8<sup>th</sup> October 2019 in The Village Hall, The Green, Sarratt

Present:

Councillor Thorpe  
Councillor C Bloom  
Councillor J Gell  
Councillor D Rees  
Councillor J Rugg  
Councillor A Soothill  
Councillor S Diggins

In attendance:

Mrs C Owen, Clerk to the Council

District Councillor Butler  
6 members of the public

Action

- ELECTION OF CHAIR**  
Due to Councillor Dobson's absence it was decided Councillor Thorpe would Chair this meeting.
- Councillor Thorpe recommended a Part 2 for the meeting. This was Proposed by Councillor Gell and Councillor Rugg and **RESOLVED** that a Part 2 be included.
- 144/19 APOLOGIES AND ANNOUNCEMENTS**  
Apologies were received, recorded and accepted from Councillor Dobson and Councillor Turner.
- 145/19 DECLARATIONS OF INTEREST**  
Councillor Rees declared a non pecuniary interest in item 153/19 as land is adjoined to his property in two planning applications.  
Councillor Rugg declared a non pecuniary interest in item 153/19 as one planning application is a neighbour.

**146/19 MINUTES**

It was proposed by Councillor Rugg and Councillor Soothill and **RESOLVED** that the minutes of the meeting held on 10<sup>th</sup> September 2019 be signed as a true record.

**147/19 MATTERS ARISING AND ACTION PLAN**

The Clerk updated members on the Action Plan. It was requested that The Asset Register target date be brought forward to coincide with the Budget revision.

It was noted that the Clerk is responsible for arranging a meeting between the school and Councillor Thorpe to discuss the issues with parking at the school.

**148/19 REPORTS FROM REPRESENTATIVES**

Councillor Soothill had attended an Extraordinary meeting at Three Rivers District Council. He was given an update on the new Local Plan. Councillor Soothill reported that only 50% of central governments housing allocation target could be met by the sites that had been nominated. Three Rivers Council is now considering alternative locations. Three Rivers District Council will report back to us giving these proposed locations.

**149/19 OLLIE GILMORE – ENVIRONMENTAL PROPOSAL**

Ollie Gilmore proposed to Council a community/environmental project to promote wildlife and encourage habitats in The Green. To include :

- Encouragement of more diverse habitats using natural untreated wood
- To create natural log seating and replace existing ones
- To build bat boxes and bird boxes

The proposals Ollie made were received with positive feedback and Council requested Ollie come back to the next meeting with more in depth proposals and estimated costings.

**150/19 MAY FAIR**

Tom Smith requested permission for the Fair to pull on to The Green one day earlier than usual. This was discussed and agreed providing no trading takes place a day early and opening hours and finishing times are not changed. Proposed dates were:

Pull on: Tuesday 28<sup>th</sup> April

Open on Friday 1<sup>st</sup> 2<sup>nd</sup> 3<sup>rd</sup> May

Pull off Monday 4<sup>th</sup> May 2020

This was proposed and **RESOLVED** with unanimous vote.

**151/19 CLERKS REPORT**

Clerk reported that time will now be spent on the Asset register and budget.

More flytipping has been reported and Clerk has had this

CLERK

	<p>removed by Herts County Council.</p> <p>It was reported that emails sent by Clerk to councillors have not always been received. Clerk advised that from now on emails will be sent to personal addresses and Sarratt Parish emails will not be used until the problem is rectified.</p>	
<p><b>152/19</b></p>	<p><b>PLANNING LEAD COUNCILLORS REPORT</b></p> <p>Councillor Soothill reported that the Three Rivers Local Area Forum has been cancelled with no reason given and no alternative date has been set. District Councillor Butler stated that she had queried this and was told it was cancelled as there was no public response.</p> <p>It was suggested that Sarratt Parish Council write to Three Rivers District Council to ask for feedback as to why it was cancelled and why we were not informed.</p> <p>Three Rivers District Councils Local Plan is expected to be issued on or around the 10<sup>th</sup> October.</p>	<p>A.S</p> <p>CLERK</p>
<p><b>153/19</b></p>	<p><b>PLANNING APPLICATIONS</b></p> <p>It was resolved that the following observations be made on the planning applications as shown on the attached sheet.</p>	
<p><b>154/19</b></p>	<p><b>PLANNING DECISIONS</b></p> <p>The decisions on the attached sheet were noted.</p>	
<p><b>155/19</b></p>	<p><b>NEIGHBOURHOOD PLAN PROGRESS REPORT</b></p> <p>Councillor Soothill reported that work on the Housing Needs Assessment has commenced by AECOM.</p> <p>It was also reported that Councillor Soothill has organised consultants from AECOM to join him for site visits on 8<sup>th</sup> October and 11<sup>th</sup> October.</p>	
<p><b>156/19</b></p>	<p><b>POLICY &amp; RESOURCES LEAD COUNCILLORS REPORT</b></p> <p>There was no report.</p>	
<p><b>157/19</b></p>	<p><b>BUDGET AND GRANT APPLICATIONS</b></p> <p>Councillor Thorpe informed Council that seven grant applications have been submitted this year.</p> <p>The council were presented with a first draft budget and it was requested that Lead Councillors should submit an expenditure proposal detailing the estimated funding they will require for 20/21. This should be submitted to the Clerk by 22<sup>nd</sup> October to enable the figures to be applied to the next revised budget plan.</p>	<p>LEAD COUNCILLORS</p>
<p><b>158/19</b></p>	<p><b>APPROVAL OF CHEQUES</b></p> <p>It was proposed by Councillor Rugg, seconded by Councillor Gell and <b>RESOLVED</b> that the cheques to the value of £14203.67 as attached to these minutes be approved.</p>	

- 159/19 LEAD MEMBERS REPORT**  
Councillor Rugg reported that he had received some information and examples of Environment Policies from Clerk and he will look in to these more and feedback to council.
- 160/19 TREES**  
Councillor Bloom reported that the chosen tree contractor to carry out the tree survey has agreed to the £4000 price we proposed and is due to start the work on 22<sup>nd</sup> October.  
Councillor Bloom reported that there was a water leak on Plough Lane next to FP75. CB
- 161/19 FOOTPATHS**  
The kissing gate on Dunny Lane/Ollie Berry Lane is to be replaced and permission has been granted from the landowner. Andrew Whitewood will install.  
The phone boxes have been painted.
- 162/19 HIGWAYS LEAD COUNCILLORS REPORT**  
Councillor Gell presented his proposal for replacing 7 fingerpost signs. This was discussed with costings for materials and it was decided that they should be replaced with like for like. It was requested that all costings including installation cost should be submitted to Clerk by 22<sup>nd</sup> October to be incorporated into budget. JG
- 163/19 CORRESPONDENCE**  
There was none.
- 164/19 PUBLIC QUESTION TIME**  
There were none
- 165/19 COUNCILLORS QUESTIONS AND COMMENTS**  
It was decided that Tommy on the Green should be erected from 26<sup>th</sup> October to 24<sup>th</sup> November for Remembrance Day. District Councillor Butler questioned whether she would be allowed to sit in for Part 2 of the meeting. Council had no objections to this.
- 166/19 DATE OF NEXT MEETING**  
The date of the next meeting will be Tuesday 12th November 2019, to be held in the back room, the Village Hall, The Green, Sarratt.

## New Applications Received Between 01/10/2019 and 31/10/2019

Item No : 153/19

Ref No :

<u>Application No</u>	<u>Date Recd</u>	<u>Case Officer</u>	<u>Applicant Name</u>	<u>Location</u>
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**New Application****19/1711/FUL**

01/10/2019	lauren Edwards	Mr and Mrs H	Great Bragmans Farm Bragmans Lane WD3 4NY
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**Proposal :** Conversion of ancillary barn to ancillary annexe**Observations :** No objection but would request a specific condition to ensure annex can only be used as ancillary to main property.**19/1712/LBC**

01/10/2019	Lauren Edwards	Mr and Mrs H	Great Bragmans Farm Bragmans Lane WD3 4NY
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**Proposal :** Conversion of ancillary barn to ancillary annexe**Observations :** noted**19/1714/RSP**

01/10/2019	Aaron Roberts	MR C	Little Winch The Common Chipperfield WD4 9BZ
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**Proposal :** Construction of a swimming pool with landscaping, greenhouse and ornamental pond**Observations :** Objection. Specifically to revised design for Greenhouse and specifically with regards to the height above sight line as it is on boundary of the property. Also because of material inaccuracies in the application form (e.g stated no work had commenced prior to approval to this retrospective application.)**19/1715/LBC**

01/10/2019	Aaron Roberts	Mr C	Little Winch The Common Chipperfield WD4 9BZ
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**Proposal :** Construction of a swimming pool with landscaping, greenhouse and ornamental pond**Observations :** noted**19/1716/FUL**

01/10/2019	Tom Norris	Mr P M	Crestyl Dimmocks Lane Sarratt WD3 6AR
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**Proposal :** Two storey side and rear extension, alterations to roof form including increase in ridge height and the provision of front, side and rear dormer windows, rear rooflights, front porch, alterations to fenestration detail and alterations to external materials.**Observations :** No objection but to observe that this is a significant increase to the bulk of the property and would expect neighbour objections due to glazing at the rear.**19/1767/CLED**

01/10/2019	Scott Volker	Mr W	Three Ways Poles Hill Sarratt WD3 4NR
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**Proposal :** Change of use from a garage to a dwellinghouse**Observations :** noted

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**New Applications Received Between 01/10/2019 and 31/10/2019**

Item No : 153/19

Ref No :

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<u>Application No</u>	<u>Date Recd</u>	<u>Case Officer</u>	<u>Applicant Name</u>	<u>Location</u>
<b>19/1774/FUL</b>	01/10/2019	K Brackenboro	Mr W	The Old Butchers Shop The Green Sarratt WD3 6AT

**Proposal :** Two storey and single storey rear extension to house, demolition of single storey outbuilding behind Old Slaughterhouse, removal of existing conservatory

**Observations :** No objection

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<b>19/1820/FUL</b>	01/10/2019	Suzanne O'Brien	Mr & Mrs M	Little Wheelers The Green Sarratt WD3 6BJ
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**Proposal :** Single storey rear extension

**Observations :** No objection

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<b>19/1866/FUL</b>	01/10/2019	Clara Loveland	Mr & Mrs C	Dimmocks Lodge Dimmocks Lane Sarratt WD3 6AR
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**Proposal :** First floor side extension, side extension to roof and insertion of side dormer

**Observations :** No objection

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**Applications Received :- 9**

**NOTIFICATIONS OF PLANNING DECISIONS FROM Three Rivers District Council**

**Minute Ref**

**Tue 1 October 2019**

**District Ref**

' C ' Contrary to District 'CD' Contrary Delegated  
' D ' Delegated  
' E ' Endorsed by District 'ED' Endorsed Delegated

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E 19/0829/FUL	Approved	The Grove
E 19/0831/LBC	Approved	The Grove
E 19/1370/LBC	Approved	The Headmasters Cottage
E 19/0152/FUL	Refused	Royal British Legion site
C 19/1353/FUL	Refused	Callipers Hall Farm
District COMMENT refused The proposed extensions are considered to be disproportionate to the original building and there would be a visually-apparent increase in massing, bulk and scale at the first floor compared to the existing dwelling and the proposal would increase the prominence of the building and enclose a relatively open aspect between the dwelling and surrounding buildings. The proposal therefore would represent an inappropriate form of development and would result in actual harm to the openness and visual amenities of the Green Belt. It is considered that very special circumstances do not exist to outweigh the harm of the development to the Green Belt by virtue of its inappropriateness and actual harm. As such the proposal is contrary to Policy CP11 of the Core Strategy (adopted October 2011), Policies DM1, DM2 and Appendix 2 of the Development Management Policies LDD (adopted July 2013) and the NPPF. 2 In the absence of sufficient information, it has not been demonstrated that the proposed development would not have an adverse impact on any protected species which may be present within or use the site. Therefore necessary consideration and appropriate mitigation cannot be given to the impact of the development on protected species or their habitats contrary to Policies CP1 and Cpg of the Core Strategy (adopted October 2011) and Policy DM6 of the Development Management Policies LDD (adopted July 2013)		Local COMMENT The Parish Council have no objection to this application