

KNEBWORTH PARISH COUNCIL

MINUTES of Meeting of the Planning and environment committee Meeting held on the 12th of February 2025 at Knebworth Village Hall at 7.30 p.m.

Present: Councillors Roger Willcocks, Jeremy Godfrey, James Cameron, Alexander Hurwitz, Paul Ward.

In attendance: Jodee White (Clerk)

No	Item
1.	<p>Apologies</p> <p>Apologies for absence were received from Cllr Paul Jobling and noted until April 2024 from Councillor Nash due to personal matters. Apologies also received and approved from Cllr Adrienne Charter.</p>
2.	<p>Declaration of Interest</p> <p>There were no declarations of interest declared.</p>
3.	<p>Public Participation</p> <p>Steve Hemmingway was present as a member of the public and the applicant of Planning Application 24/01864/FP at Caxton Villa, 14 Park Lane, Knebworth, Hertfordshire, SG3 6PF to give his views and update on the application.</p>
4.	<p>To approve the Minutes of the Planning Committee meeting on the 11th of December.</p> <p>It was proposed by Cllr Willcocks and seconded by Cllr Godfrey as members present at this meeting and present at the last meeting to it being true and accurate record of the meeting to be signed by the Chair Cllr Hurwitz and it was:</p> <p>Resolved: to approve the minutes of the Planning Committee meeting held on 11 December 2024.</p>
5.	<p>24/01864/FP at Caxton Villa, 14 Park Lane, Knebworth, Hertfordshire, SG3 6PF</p> <p><i>Conversion of existing dwelling into 6 self-contained flats (5 x 1-bed and 1 x 2-bed) to include two storey side extension; landscaping; fencing; parking; refuse and cycle storage and boundary treatments following demolition of existing garage.</i></p> <p>The Committee noted comments from the applicant attending as a member of the public, that statutory consultees had had chance to comment and were happy with the application bar minor amendments from Highways on the visibility splay, and that there were no comments from the public. They also noted that the biodiversity and ecological surveys had been done. They also agreed that the eastern elevation was the only part changing in character with a small extension.</p> <p>Discussion was had about parking taking away from the from the garden of the property but noted that this then fulfilled the requirements for parking spaces in the number of planned dwellings.</p> <p>The neighbourhood plan states that “consideration of parking issues arising from conversion of homes to Houses in multiple occupation should ensure that no further strain is put on residents’ parking availability, and all agreed that this application had adequately considered this issue.</p> <p>Whilst the Committee Whilst expressed no objections to this application, they wished for it to be noted that this property falls into Character area 2 within Section 8.5 of the Neighbourhood Plan under Policy KBEF4 Important Views and Character Areas.</p> <p>The Committee requested that the applicant be asked to carry out an assessment of the impact of development on the important views and character area.</p>

6.	24/02871/TCA - 18 Deards End Lane Knebworth Hertfordshire SG3 6NL <i>T1: Walnut - Reduce by 30%. T2 : Ash - Reduce by 30%</i> There were no objections to this application.
7.	To consider any other applications received after 2 January 2025 There were no other applications received after the 2 January 2025 to discuss.
8.	Any Other Business There was no AOB discussed.

The meeting closed at 7.56p.m.

Chairman: _____

Date: _____