



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

**Development in a Conservation Area**

**5/2016/2857** Reserved matters application (details of access, appearance, landscaping, layout and scale) for the demolition of existing buildings and construction of 100 new dwellings with associated landscaping and infrastructure following outline planning permission (all matters reserved) 5/2013/0406 dated 13/10/2014 for the demolition of existing buildings and construction of up to 100 new dwellings, associated facilities and access **at Building Research Establishment, Bucknalls Lane, Garston**

**5/2016/3589** Change of use from Class A2 to sui generis (massage and nail salon) **at 63 Catherine Street, St Albans**

**5/2016/3596** Part single, part first floor, part two storey front and side extension and alterations to openings (resubmission following refusal of 5/2016/2389) **at 35 St Peters Road, St Albans**

**5/2016/3665** Single storey side extension with rooflights, new entrance lobby to the side of the property and alterations to openings following removal of boiler house and chimney **at St Michaels C of E VA Primary School, St Michaels Street, St Albans**

**5/2016/3666** Single storey side extension **at St Michaels C of E VA Primary School, St Michaels Street, St Albans**

**5/2016/3750** Demolition of part detached outbuilding and removal of chimney. Erection of two storey rear extension, side dormer roof extension, single storey extension to part of the original detached outbuilding, rear timber decking patio, raising of boundary wall, air extractor above kitchen, picket fence and installation of rooflights **at Old Cock Inn, 58 High Street, Harpenden**

**5/2016/3763** Replacement single storey rear extension, removal of existing shopfront and insertion of new openings and rear patio and steps **at 14 George Street, St Albans**

**5/2016/3818** Construction of single storey outbuilding following the demolition of two existing outbuildings **at The Crow 15 Fishpool Street, St Albans**

**5/2016/3822** Erection of two, one bedroom flats with associated landscaping **at Land Rear of 52-58 London Road, St Albans**

**5/2016/3825** Raised roof and two storey rear extension with rooflights (resubmission following withdrawal of 5/2016/3298) **at 3 Hopkins Yard, Watsons Walk, St Albans**

**56/2016/3826** Single storey rear extension with rooflights **at 4 Hopkins Yard, Watsons Walk, St Albans**

**5/2016/3846** Construction of four bedroom dwelling with associated access and parking (resubmission following withdrawal of 5/2016/1584) **at Land R/O 29/31 Wordsworth Road, Harpenden**

**5/2016/3848** Two blocks of flats consisting of six, one bedroom apartments **at Rear of 44-50 London Road, St Albans**

**5/2016/3852** Demolition of existing building and construction of replacement building consisting of two ground floor Class A1 (retail) units, two first floor Class B1 (office) units and second floor storage (resubmission following refusal of 5/2016/1849) **at 40-42 London Road, St Albans**

**5/2017/0016** Demolition of part of rear ground floor. Erection of single storey side and rear extension, front wall with railings, alterations to openings and installation of rooflights **at 10 Shakespeare Road, Harpenden**

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

**Development affecting Listed Buildings**

**5/2016/3668** Listed Building consent - Single storey side extension with rooflights, new entrance lobby to the side of the property, internal and external alterations including alterations to openings and removal of boiler house and chimney **at St Michaels C of E VA Primary School, St Michaels Street, St Albans**

**5/2016/3781** Listed Building consent - Replacement single storey rear extension, removal of existing shopfront and insertion of new openings, rear patio and steps and internal alterations **at 14 George Street, St Albans**

**5/2016/3833** Listed Building consent - Reinstatement of clay roof tiles to rear extension roof and insertion of three rooflights **at 137 Fishpool Street, St Albans**

**5/2016/3856** Discharge of Condition 3 (samples of materials) of Listed Building consent 5/2015/1813 dated 13/08/2015 for a Two storey rear extension, single storey side and rear extensions, demolition of single storey flat roof double garage and replacement with pitched roof double garage and associated alterations to drive, external landscaping and internal alterations **at Homestead, Down Green Lane, Wheathampstead**

**5/2016/3873** Listed Building consent - Construction of single storey outbuilding following the demolition of two existing outbuildings and internal alterations to main building **at The Crow, 15 Fishpool Street, St Albans**

**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**

**5/2016/2857** Reserved matters application (details of access, appearance, landscaping, layout and scale) for the demolition of existing buildings and construction of 100 new dwellings with associated landscaping and infrastructure following outline planning permission (all matters reserved) 5/2013/0406 dated 13/10/2014 for the demolition of existing buildings and construction of up to 100 new dwellings, associated facilities and access **at Building Research Establishment, Bucknalls Lane, Garston**

**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**

**5/2016/2857** Reserved matters application (details of access, appearance, landscaping, layout and scale) for the demolition of existing buildings and construction of 100 new dwellings with associated landscaping and infrastructure following outline planning permission (all matters reserved) 5/2013/0406 dated 13/10/2014 for the demolition of existing buildings and construction of up to 100 new dwellings, associated facilities and access **at Building Research Establishment, Bucknalls Lane, Garston**

**5/2016/3810** Variation of Condition 2 (approved plans) to planning permission 5/2015/0310 allowed on appeal dated 18/11/ 2015 for Demolition of existing buildings and construction of assisted living accommodation consisting of 21, one bedroom flats and 26, two bedroom flats and communal facilities with associated landscaping and parking to replace Dwg No 0408-PL-110 Rev PL5 with Dwg No 0408-DT-110 Rev PL6 and Dwg No 0408-PL-161 Rev PL8 with Dwg No 0408-DT-161 Rev PL9 **at Quality Hotel, 232-236 London Road, St Albans**

**5/2016/3811** Demolition of existing and erection of a mixed use development including Class B1 (business) and Class C3 (residential) of fourteen flats comprising of two, one bedroom, ten, two bedroom and two, three bedroom flats with associated landscaping and car parking **at 223a Hatfield Road, St Albans**

**5/2016/3852** Demolition of existing building and construction of replacement building consisting of two ground floor Class A1 (retail) units, two first floor Class B1 (office) units and second floor storage (resubmission following refusal of 5/2016/1849) **at 40-42 London Road, 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 1st February 2017 (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>**

11 January 2017

**James Blake**  
**Chief Executive**