



NORTHCHURCH PARISH COUNCIL  
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## **MINUTES OF THE PLANNING COMMITTEE OF NORTHCHURCH PARISH COUNCIL**

**7<sup>th</sup> July 2025 at 7.00 pm, Social Centre, Bell Lane, Northchurch, HP4 3 RD**

Cllrs present: Cllr Somervail, Cllr Capozzi, Cllr Syers, Cllr Hughes and Cllr Pocock.  
Also present was: Mrs U Kilich, Proper Officer.

### **19/25 APOLOGIES FOR ABSENCE**

To approve and accept apologies for absence.

Resolved, proposed by Cllr Somervail seconded by Cllr Capozzi to approve the apologies of absence from Cllr Dix. Unanimously agreed.

### **20/25 DECLARATIONS OF INTEREST**

To declare an interest linked to any item on the agenda  
There were no declarations of interest to record.

### **21/25 Public Participation**

Nothing to report.

### **22/25 CHAIRMAN'S REPORT**

Nothing to report.

### **23/25 MINUTES**

To approve the minutes of the meeting of 2<sup>nd</sup> June 2025 and matters arising from the previous meeting that are not included as an agenda item below.

Resolved, proposed by Cllr Somervail, seconded by Cllr Syers that the Minutes be agreed as a true and accurate record of the proceedings and be duly signed by the Chair, unanimously agreed.

### **24/25 PLANNING APPLICATIONS TO CONSIDER.**

#### **Reference: 25/01429/DRC**

Proposal: Details as required by condition 10 (Travel Traffic safety plan) attached to the planning permission 21/04422/FUL.

Address: Aquavits Watersides Ltd Cow Roast Marina Wharf Lane Tring Herts HP23 5RE

NPC: No comment - provided that the applicants actively discourage marina residents from parking on Wharf lane which is already congested with parked vehicles.

#### **Reference: 25/01509/FHA**

Proposal: Raise the ridge height and convert the loft to habitable space, including dormer and Velux windows.

Address: 8 Sparrows Herne Northchurch Berkhamsted Hertfordshire HP4 3FD

NPC: No comment

**Reference: 25/01527/ROC**

Proposal: Variation of Conditions 2 (Approved Plans) and 3 (Approved Turbine) attached to planning permission 22/02764/FUL

Address: Chiltern Young Riders Motocross Track Shootersway Berkhamsted Hertfordshire HP4 3TY

NPC: It is impossible to make a decision on this application without photographs and/or elevations showing how the taller wind turbine will affect the vista of the surrounding Chilterns National Landscape. The original application included photographs showing a loader bucket at the height of the original 7.5m turbine (including 2m blades). A 13m turbine (including 2m blades) would be significantly higher and more intrusive.

We note the comment of Herts & Middlesex Wildlife Trust on the original application (22/02764/FUL) stating that Natural England recommend that wind turbines should be at least 50m from woodland or hedgerows when bats are present. Note that the presence of bats was reported in Section 3.16 of the Ecological Survey (1349162) attached to that application. This means that the horizontal separation between the turbine & trees or hedgerows needs to be 52m including the 2m radius of the blades. According to the original site plan (1336978), the location of the turbine may be closer to the trees than that limit.

**25/25 PLANNING APPEAL TOWN & COUNTRY PLANNING ACT1990****Reference: 24/00062/ENFORC**

Proposal: *Clearing land/excavations inc just off the public ROW*

Address: Land Adjacent To The Old Brickworks Spring Garden Lane Northchurch

Appeal Status: In progress

**26/25 PLANNING DECISION****Reference: 25/00948/FHA**

Proposal: Single storey rear extension, replacement detached garage/ garden room

Address: 38 Covert Road Northchurch Berkhamsted Hertfordshire HP4 3RS

DBC: Granted (NPC: No comment)

**Reference: 25/00688/FHA**

Proposal: Single storey side and rear extension

Address: 1A Dell Road Northchurch Berkhamsted Hertfordshire HP4 3SP

DBC: Granted (NPC: No comment)

**Reference: 25/01042/LBC**

Proposal: Installation of ACO drainage channel around building perimeter, Paint removal to chimney & re-pointing in lime mortar, Removal of cement render to chimney & application of lime render, Re-decoration of chimney, Removal of Pebbledash cement render.

Address: Woodside Cottage New Road Northchurch Berkhamsted Hertfordshire HP4 1LP

DBC: Granted (NPC: No comment)

**Reference: 25/00947/LDP**

Proposal: Raise hip to gable, erect a rear facing dormer and two front facing velux roof

pool lights

Address: 38 Covert Road Northchurch Berkhamsted Hertfordshire HP4 3RS

DBC: Granted (NPC: No comment)

**Reference: 25/01008/LDP**

Proposal: Install Air Source Heat Pump

Address: Westcroft Northchurch Common Berkhamsted Hertfordshire HP4 1LR

DBC: Granted (NPC: No comment)

**27/25 DATE OF NEXT MEETING: The next planning meeting will be held on 28<sup>th</sup> July 2025 at 7.00 pm at Social Centre Bell Lane Northchurch HP4 3 RD.**

**The meeting concluded at 19.10.**