

LOCAL PLAN SUB-COMMITTEE

MINUTES

Of a virtual/remote meeting held on Thursday 3 December 2020 from 7pm to 9.15pm

Councillors present:

Councillors
Sarah Nelmes (Chair)
Steve Drury (Vice-Chair)
Matthew Bedford
Stephen Cox
Stephen Giles- Medhurst
Chris Lloyd
Reena Ranger
Alison Wall
Phil Williams

Also in attendance: Councillors Sara Bedford, Marilyn Butler, Donna Duncan, Peter Getkahn, Paula Hiscocks and Stephanie Singer

Officers Present: Claire May, Head of Planning Policy and Projects
Marko Kalik, Senior Planning Officer
Lauren McCullagh, Planning & Conservation Officer
Tori Elliott, Planning Officer
Sarah Haythorpe, Principal Committee Manager
Jo Welton, Committee Manager

LPSC67/20 APOLOGIES FOR ABSENCE

None received.

LPSC68/20 MINUTES

The Minutes of the Local Plan Sub-Committee meeting held on 19 October 2020 were confirmed by general consent as a correct record and would be signed by the Chair of the meeting when it was possible to do so.

LPSC69/20 NOTICE OF OTHER BUSINESS

None received.

LPSC70/20 DECLARATION OF INTERESTS

None received.

LPSC71/20 MOTIONS UNDER PROCEDURE RULE 11

At the Council meeting on 20 October 2020 it was agreed that the following motion would be referred to the Local Plan sub-committee. The proposer and seconder of the motion had been invited to the meeting to present the motion.

Councillor Sara Bedford, seconded by Councillor Peter Getkahn moved under notice duly given the amend motion as follows:

Space standards in permitted development housing

Council notes that on 30 September 2020 the Housing Secretary Robert Jenrick announced that in future all new homes delivered through Permitted Development Rights will have to meet space standards. This will mean that all new homes in England delivered through these rights will in the future have to meet the Nationally Described Space Standard.

Details of the Space Standards are contained in this document: <https://www.gov.uk/government/publications/technical-housing-standards-nationally-described-space-standard>

Council notes the poor size and living conditions of many homes constructed under permitted development, in particular the site at Shannon House, Kings Langley, for which the appeal decision was received today.

Whilst welcoming the overdue commitment to better housing, Council deplores that *the Government waited until 16 November to announce that the relevant regulations would be changed for applications submitted from 6 April.*

Council therefore agrees to write to the Housing Secretary, *regretting the delay in introducing the regulations and requesting that they be introduced before the end of 2020.*

Councillor Reena Ranger moved an amendment that wording be added regarding pro space in all accommodation.

The proposer of the motion declined the amendment as the motion was about Permitted Development and not about other housing situations.

On being put to the sub-committee the amended motion was declared CARRIED by the Chair the voting being unanimous.

RECOMMEND:

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LPSC72/20 EXCLUSION OF PRESS AND PUBLIC

The Chair of the meeting moved, duly seconded, and it was resolved that the Sub-Committee wished to consider the remaining items in private, and the following resolution was passed by general assent in the following terms:-

“that under Section 100A of the Local Government Act 1972 the press and public be excluded from the meeting for the following items of business on the grounds that it involves the likely disclosure of exempt information as defined under Paragraph 3 of Schedule 12A to the Act. It has been decided by the Council that in all the circumstances, the public interest in maintaining the exemption outweighs the public interest in disclosing the information.”

The Livestreaming of the meeting was stopped and the sub-committee moved into Part II business.

LPSC73/20 LOCAL PLAN: SITES FOR POTENTIAL ALLOCATION

The sub-committee received a report.

RECOMMEND:

That public access to the report be denied until Council agenda publication (May 2021)

That public access to the decision be denied until Council agenda publication (May 2021)

LPSC74/20 SITES FOR CONSIDERATION

The sub-committee received a presentation.

RESOLVED:

That the presentation be noted.

That public access to the presentation be denied until Council agenda publication (May 2021).

CHAIR