



Clerk to the Council

Mrs Sally Harrop
32 The Orchard
Kings Langley
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WD4 8JR

Email: clerk@studhamparish.co.uk

Dominique Brockbank
Planning Department
Central Bedfordshire Council
Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ

5th April 2022

Email to: planning@centralbedfordshire.gov.uk

Dear Dominique

<u>Application No:</u>	CB/21/03828/FULL
<u>Location:</u>	OAKTREES, 14 OAKWAY, STUDHAM LU6 2PE
<u>Proposal:</u>	Free standing aluminium gazebo.

Members of the Studham Parish Council reviewed the above application documents on Monday 4TH April 2022.

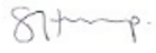
To start with, whilst the applicant is related to Cllr Mo Rashid (a Studham Parish Councillor), neither the applicant nor Cllr Mo Rashid attended the Parish Council meeting.

The proposal was discussed in detail. It is acknowledged that this was a retrospective planning application which followed the erection of the free-standing aluminium gazebo to the front of the subject residential dwelling at 14 Oakway. As a result, the Parish Council is disappointed that planning permission was not sought before the structure was purchased and installed.

From looking at the plan and photograph of the site, it is noted that the subject residential dwelling is set back against the adjacent houses. The Parish Council is keen to maintain the openness of this residential road and the set back nature does potentially allow for an appropriate open car port/garage being built at the front of the property. However, the Parish Council consider the proposed (but existing) free-standing aluminium gazebo is inappropriate and probably more suited to a location within the rear garden location as evidenced by the brochure image.

Accordingly, the Parish Council cannot support this retrospective planning application but suggest that a permanent structure, more in keeping with the style of the subject residential dwelling, would be better suited here.

Yours sincerely,

A handwritten signature in dark ink, appearing to read 'S Harrop'.

Sally Harrop
Clerk to Studham Parish Council



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Katrina Morrow
Planning Department
Central Bedfordshire Council
Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ

5th April 2022

Email to: planning@centralbedfordshire.gov.uk

Dear Katrina

<u>Application No:</u>	CB/22/00820/VOC
<u>Location:</u>	GREENWOOD, 15 OAKWAY, STUDHAM LU6 2PE
<u>Proposal:</u>	Variation of condition number 4 of planning permission CB/20/4773/FULL (Proposed new garden pavilion to be located at the rear garden, to be used as a gym/recreational facility) variation sought addition of pergola and fencing panel to consented garden studio.

Members of the Studham Parish Council reviewed the above application documents in detail on Monday 4th April 2022.

The Parish Council is aware that there are ongoing issues relating to building works within the rear garden at 15 Oakway in Studham, and such issues need to be considered carefully.

We have reviewed the various plans and in the first instance, it is for CBC's Planning Department to first determine whether the building works to date have been carried out in accordance with the original planning consent. Providing that they have been, the Parish Council is happy for CBC's Planning Team to decide whether these additional works and variations to the current conditions are required and whether planning consent should be forthcoming.

We note and agree with the commentary outlined from Mr Andy Jones at CBC.

Yours sincerely,

A handwritten signature in dark ink, appearing to read 'Sally Harrop'.

Sally Harrop
Clerk to Studham Parish Council



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Benjamin Keen
Planning Department
Central Bedfordshire Council
Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ

5th April 2022

Email to: planning@centralbedfordshire.gov.uk

Dear Benjamin

Application No:	CB/22/00856/FULL
Location:	30 HOLYWELL ROAD, STUDHAM LU6 2PE
Proposal:	Detached garden room.

Members of the Studham Parish Council reviewed the above application documents on Monday 4th April 2022.

There is an increasing number of such applications request permission to erect outbuildings in rear gardens. As a rule, the Parish Council are generally supportive provided the relevant size and location is suitable.

Having reviewed, the Parish Council have no material issues with this application, and we are happy for CBC's Planning Team to determine it as appropriate. However, we would ask that they check that CBC's Planning Department has written to the occupiers at 256 Dunstable Road, as this property is located immediately adjacent to the rear garden of 30 Holywell Road.
Yours sincerely,

A handwritten signature in blue ink, appearing to read 'S Harrop'.

Sally Harrop
Clerk to Studham Parish Council



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Nicole Chibanguza
Planning Department
Central Bedfordshire Council
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Chicksands, Shefford
Bedfordshire SG17 5TQ

5th April 2022

Email to: planning@centralbedfordshire.gov.uk

Dear Nicole

<u>Application No:</u>	CB/22/01114/FULL
<u>Location:</u>	9 BELL FARM CLOSE, STUDHAM, LU6 2QX
<u>Proposal:</u>	New orangery

Members of the Studham Parish Council reviewed the above application documents on Monday 4th April 2022.

The Parish Council have no material issues with this application but would suggest that the building materials used are in keeping with the existing structure. We are happy for CBC's Planning Team to decide this application as they consider appropriate.

Yours sincerely,

A handwritten signature in blue ink, appearing to read 'S Harrop'.

Sally Harrop
Clerk to Studham Parish Council



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Andy Jones – Trees & Landscape Officer
Planning Department
Central Bedfordshire Council
Priory House, Monks Walk
Chicksands, Shefford
Bedfordshire SG17 5TQ

5th April 2022

Email to: planning@centralbedfordshire.gov.uk

Dear Andy

<u>Application No:</u>	CB/TRE/22/00153
<u>Location:</u>	THORNLEA, SWANNELLS WOOD, STUDHAM LU6 2QB
<u>Proposal:</u>	Works to trees protected by Tree Preservation Order SB/92/00003 and SB/77/00002: reduce by 20%, balance the crown and remove deadwood to English Oak Trees T1, T2, T3 and T4.

Members of the Studham Parish Council reviewed the above application documents on Monday 4TH April 2022.

The Parish Council have no material issues with this application and are confident that it will be determined as appropriate.

Yours sincerely,

A handwritten signature in blue ink, appearing to read 'Sally Harrop'.

Sally Harrop
Clerk to Studham Parish Council