



## KINGS LANGLEY & DISTRICT RESIDENTS ASSOCIATION

### **Annual General Meeting – Committee’s Report – April 2022 (for the period April 2021 to March 2022**

At last it appears the worst of the pandemic is over and hopefully things can return to some form of normality. To date the KL&DRA has continued to hold Committee meetings via Zoom, however, this year’s AGM will held in person, albeit delayed, on 27<sup>th</sup> October 2022.

We face in the near future numerous potential developments in both Dacorum and Three Rivers areas that cumulatively threaten to turn our village into a town. As ever, the KL&DRA’s prime focus has always been on the preservation of the character and setting of Kings Langley as an historic village in Hertfordshire. The Committee has continued, throughout the last 12 months, and will continue to work to this end and we now face one of the most significant threats to the preservation of our Green Belt – Cala Homes’ application to build 135 homes on green field, Green Belt land at Rectory Farm. We have fought development at this site for over 25 years and through two Local Plan consultations. This fight will continue and we thank villagers for their support.

Such support is vital if we want to protect our village. Only if villagers take action by submitting responses to planning applications will our local councils realise the strength of feeling of local residents. The KL&DRA can help and guide and obtain professional help to object to applications that threaten our village, but it is villagers’ individual responses in significant numbers that will make planning departments take notice and influence their decisions in our favour.

The KL&DRA is also grateful to villagers for their donations to our fighting fund which allows us to fund our social media channels, print & distribute newsletters and employ professional consultants to help us respond in the best possible way to threats to our Green Belt.

Here is a rundown of what we got involved with during the period April 2021 to Mar 2022:

*April 2021:* West Herts College – planning application refused by TRDC – Even though the KL&DRA supports brownfield development, we had submitted comments regarding overdevelopment of the site.

*May 2021:* DBC announced its decision to reconsider its Local Plan – KL&DRA and some villagers, as well as significant numbers of responses from other areas in Dacorum, had responded to the consultation, objecting to the loss of Green Belt. Rectory Farm had been included in the draft Local Plan as a site for development.

*June 2021:* Moto MSA at J20, M25, Kings Langley – Highways England & HCC Highways recommended refusal of the application. The KL&DRA and numerous local residents had submitted objections to the application to TRDC planning.

*July 2021:* Boundary Commission proposals were published that would mean Kings Langley would fall within the Three Rivers area – KL&DRA submitted to the consultation reasons why this is not a good idea.

TRDC's Local Plan consultation: The KL&DRA urged villagers to speak up to protect Kings Langley's Green Belt.

*Aug 2021:* We continued to urge residents to respond to the TRDC Local Plan consultation.

TRDC Rejects application for Moto MSA. The KL&DRA believe this decision was helped significantly by the number of objections coming from the village.

*Sept 2021:* KL&DRA urges residents to comment on consultation for a Park & Ride.

*Oct 2021:* TRDC Local Plan receives more than 2,500 responses.

*Nov 2021:* TRDC Local Plan receives more than 20,000 individual comments on the consultation. KL&DRA employed a professional planning consultant to respond on the Association's behalf.

*Dec 2021:* KL&DRA continued to monitor the status of planning applications and other information relating to the three possible Motorway Service Area (MSA) sites in our section of the M25.

*Feb 2022:* TRDC Local plan pulled. A temporary victory but it will come back, possibly Nov/Dec 2022.

KL&DRA, as part of the Three Rivers Joint Residents Association (TRJRA) met with TRDC Conservative councillors to understand their position on the Green Belt.

Mar 2022: We attempted, with unfortunately little success, to find out why Watford Borough Council had included Kings Langley as a Park & Ride site in their Transport Strategy without consulting anyone in Kings Langley.

West Herts College: Bellway won their appeal against TRDC's refusal of planning permission. Sadly, the Planning Inspector upheld the extent of development on the site.

KL&DRA, as part of the Three Rivers Joint Residents Association (TRJRA) met with TRDC Liberal Democrat councillors (only Matthew Bedford turned up) and labour councillors (only Stephen Cox was available out of the 3 Labour councillors) to understand their position on the Green Belt.

Cala Homes along with Angle Property, announced their intention to build 135 homes on green field, Green Belt land at Rectory Farm. The KL&DRA immediately mounted an awareness campaign and produced documentation explaining what the impact of such a development would mean for Kings Langley.

## **Thank You**

I would like to express my thanks and gratitude to our secretary, Ann Johnson and Treasurer, Eric Martin for all their hard work during the year and also thank all of the Committee for their support and input. Without this team of dedicated people, we wouldn't have an Association.

I have a number of additional people to thank whose assistance is greatly appreciated and helps make a real difference to what the KL&DRA can achieve:

Jeremy Wilkins who has provided us with free printing of our newsletters and to Lucy McRae who has done a fantastic job increasing our online circulation with her sterling efforts looking after our social media communications.

Vall Lee and her dedicated team of distributors who ensure our newsletters get delivered in a timely manner to the whole of the village.

Cheryl Hall, Admin on Kings Langley Matters, for re-posting and sharing our information.

David Zerny and Eric Martin for producing our email communications to all of our email subscribers. If you're not a subscriber, sign up at [greenbeltmatters.com](http://greenbeltmatters.com).

Councillors Alan Johnson & Mark Rogers, our Parish Council Liaisons.

If anyone else would like to help or has skills we could use please contact us at [residents@greenbeltmatters.com](mailto:residents@greenbeltmatters.com).

Finally, none of what the Association has achieved would have been possible without the generous donations of our supporters and members and the actions of those villagers who have responded to our local councils to make sure their voice is heard and their comments considered. My sincere thanks to all of you.

Gary Ansell

***Chair***

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