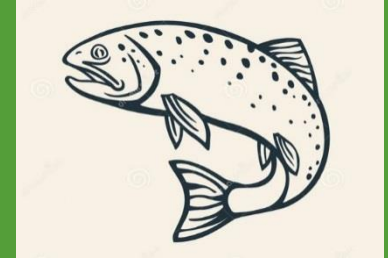




# The Ol' Trout

Loudwater Residents' Association newsletter



WORDS FROM THE EDITOR AND CHAIRMAN

JUNE 2019

## Welcome to the summer issue

Thank you to the Easter Egg hunt team for providing us with a great cover photo this issue! We're a little short on front page space this time - lots has been going on - so over to Alex...!

## Chairman's words

Summer is on the way and here's hoping it will be as warm as last year!

**Events:** We had a very successful Easter Egg Hunt in April - all of the hundreds of hidden sweets were found by the children in about 15 minutes! Many thanks to Zoe, our Events Secretary, for organising this.

Coming up next is our 'Fun in the Loudwater Sun' summer party. On 7th July, there will be a BBQ with all sorts of kids' entertainment such as face painting, arts and crafts, sand and water play, giant bubble making, lawn games and a children's entertainer. This will free up the adults to enjoy their welcome drinks in peace! You can

book your place through the website or using the enclosed flyer.

**LRA Committee changes:** The LRA Committee has been running with reduced volunteers for the last year. We put out the call for people to take on the roles of Membership Secretary and Joint Events Secretary, as well as general members.

The good news is that Roger Trigg, Secretary of the Garden Club, has volunteered to take on the role of LRA Membership Secretary.

Unfortunately, Pat Eckersall will be leaving the area in the coming months and will have to give up her position as Treasurer. She has done an amazing job in the four years she has been on the Committee and will be sorely missed. We will hold onto her for as long as we can but we need to find someone to fill her shoes. So, if there are any accountants reading this, your Committee needs you!

**Local Plan:** The big issue facing

Loudwater, and all of Three Rivers, is the Local plan which includes a need for 9,600 new homes to be constructed across all 13 regions within TRDC by 2036. The LRA has submitted a statement saying there are "no suitable development sites in Loudwater".

However, five sites have been put forward by private owners in and around Loudwater for consideration by TRDC. Sites have been put forward for over twice the number of dwellings that need to be constructed and, at this stage, TRDC have not made any selections. We expect to have more information in the Autumn when we find out if any of these sites have been selected. We will ensure you are kept up to date with this and the actions the LRA Committee are taking.

Enjoy this issue of the Ol' Trout and I look forward to seeing you at "Fun in the Loudwater Sun"!

Best wishes,  
**Alex Buxton**



## Loudwater Easter Egg Hunt



On Good Friday we were blessed with beautifully sunny weather as the local children descended on the woods at the end of Trout Rise to see what the Easter Bunny had left them.

LRA's Events Secretary, Zoe Wright-Browne, had been busy hiding hundreds of eggs and other treats for them with her helpers.

Kick off was at 2pm and, to our amazement, every egg had been found 15 minutes later. If you ever lose something, set a child to find it!

Zoe also provided other Easter activities for the children including an Easter card making station, cake decorating and delicious chocolate rice crispy "nest" making. This made sure that every child went home with their requisite sugar fix.

A special thank you to Sarah from Wenzel's Bakery for supporting the event by donating trays of fantastic cakes.

It was a great event and a really good chance to meet the neighbours and we look forward to doing it again next year!

**Alex Buxton**

## The Chairman's Lunch

On Sunday 28th April just over 40 of us headed to Market Street in Watford to 'Tarboosh' Lebanese restaurant for the annual Chairman's Lunch. The purpose of the event was to thank all who support the LRA in serving the Loudwater community over the course of the year.

We were treated to a huge selection of delicious mezze starters, followed by a selection of grilled and traditional chicken, lamb, halloumi and vegetable dishes with rice. This was rounded off by traditional sweet delights and mint tea. The restaurant operates a BYO policy for alcohol so we had a selection of red and white wines on offer.

Alex Buxton thanked all for their help and contributions in his speech, and there was plenty of opportunity for people to chat and meet folk they didn't yet know.

The Chairman's Lunch was different this year being in a restaurant rather than at the Barn as has traditionally been the case. The heated al fresco dining was really enjoyable, and the change of venue meant everyone could just turn up, relax and enjoy.

Thank you to all that attended and to Anni for organising the wine!

**Zoe Wright-Browne**







## LRA AGM 2019

The AGM took place on Wednesday 15 May with almost 30 members attending.

During this meeting we covered the Local Plan which Three Rivers District Council has put forward with the aim of building more dwellings in the area.

Roger Trigg was voted in as the new Membership Secretary.

It was also a good opportunity for the various LRA clubs – wine, garden, bridge, golf and book – to report on their activities in the past year.

After the formal part of the evening was over, we all had a chance to socialise over a few glasses of wine.

## Stay and Play

When: Thursday 25th July - 2pm-4pm

Where: Holly Trees, Trout Rise

Children, parents and grandparents are all welcome to come for a play in the garden of LRA Events Secretary Zoe on Thursday 25<sup>th</sup> July. As well as providing an opportunity for the neighbourhood children to play together it will also be a nice chance to meet fellow neighbours.

There will be a cup of tea or coffee on offer, along with a slice of cake and ice lollies. Lots of fun and games are planned and hopefully the children will entertain each other so parents can

have a little sit down too.

You don't have to have a child to bring – feel free to pop along anyway to say hello, everyone is welcome.

Please email or whatsapp Zoe (with your name and address) to let her know if you plan to come along so that she can cater for numbers.

Our fingers are crossed for good weather!

zoetearle@hotmail.co.uk

07974 400335

## LRA EVENTS CALENDAR

### JUNE 2019

Weds 5<sup>th</sup> and 19<sup>th</sup> June: Bridge Club

Tues 11<sup>th</sup> June: Book Club

Fri 28<sup>th</sup> June: Wine Club (with a speaker)

### JULY 2019

Weds 3<sup>rd</sup> and 17<sup>th</sup> July: Bridge Club

**Sun 7<sup>th</sup> July: LOUDWATER SUMMER PARTY**

Tues 9<sup>th</sup> July: Book Club

Thurs 25<sup>th</sup> July: Summer stay & play for kids

Sat 28<sup>th</sup> July: Wine Club summer lunch

### AUGUST 2019

Weds 7<sup>th</sup> and 21<sup>st</sup> August: Bridge Club

Tues 13<sup>th</sup> August: Book club

### SEPTEMBER 2019

Weds 4<sup>th</sup> and 18<sup>th</sup> Sept: Bridge Club

Tues 10<sup>th</sup> Sept: Book Club

Fri 27<sup>th</sup> Sept: Wine Club AGM and supper

WEBSITE

[www.lraonline.org.uk/calendar](http://www.lraonline.org.uk/calendar)



## Loudwater Garden Club

At the end of November we were delighted, after a year's absence, to welcome back our team of experts for our ever popular Gardeners' Question Time evening at Mont au Source, the home of Anna Hauser for whose generous hospitality we are very appreciative. As usual we had a full house and the team were on great form and dealt with all our garden problems with professional expertise and a great deal of humour. We finished a most enjoyable evening with an excellent buffet and a good deal of gluhwein.

In February we held our AGM, kindly hosted by Patt and Roger Trigg, the business of the evening being followed by a delicious buffet provided by Patt and a film show provided by Roger.

We have now recently returned from our first trip of the year to Ascott House in Buckinghamshire. Bathed in glorious sunshine, the gardens were full of colourful tulips in among the amazing topiary, which includes a huge topiary sundial, and the view from the garden across the valley is to die for. The staff provided us with an excellent sandwich lunch and homemade cake and we then toured the house, which, because the Rothschild family still live there, has quite a different atmosphere to the usual stately home. We had a really enjoyable day.

We have an excellent program organised for the rest of the year and we welcome new members so, if you would enjoy looking at beautiful gardens in friendly company, do come and join us.

**Margaret Jarrett**



## Charity golf day

The Harrow Multiple Sclerosis Therapy Centre are hosting their 28th Charity Golf Day at Moor Park on Tuesday 20 August. The day starts with coffee and bacon rolls at 12 noon with a 1.30pm Shotgun on the prestigious High Course in teams of four. Dinner is served prompt at 7.30pm with a 3-course meal followed by prizegiving and a short auction. Close of play 9.30pm. Cost £100 per person.

Bob and Sarah Jolliffe would welcome any golfers to come and join what has become a very casual and enjoyable Day for this very important little, local Charity.

If you can join us on this special day, please email Bob on [rsjolliffe@hotmail.com](mailto:rsjolliffe@hotmail.com).

**Bob Jolliffe**

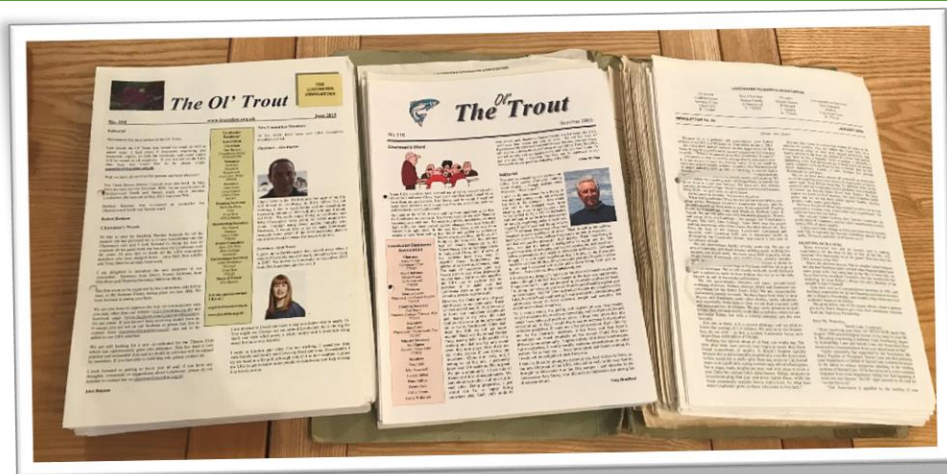
## The Harrow MS Therapy Centre

The Harrow MS Therapy Centre has been open for over 30 years and offers a range of therapies including physiotherapy, high dose oxygen treatment, yoga, chiropody, aromatherapy, massage and reflexology. It is also, for many people, one of the few points of social contact they have during the week. Members enjoy coming here and many strategies for coping with the disease are exchanged over tea and biscuits.

The Centre also provides help and advice to both those who are newly diagnosed and also where MS is a long-term, continuing problem. It has access to up-to-date information about research into the causes and treatment of MS and can help members, their families and carers with all sorts of problems. It is a completely self-funded, self-supporting charity and relies on a variety of fundraising initiatives to provide much needed income. Based in Harrow it is the only Centre serving the population of North West London. For 2019 they need to raise approximately £250,000.







## The Ol' Trout archive

At the last LRA committee meeting Alex (Chairman) handed me a thick file containing the entire back catalogue of issues of the Ol' Trout, which Maurice Escow (himself a committee member for about 20 years) had been safeguarding. This was quite a find, given that they chart what has been going on in the neighbourhood right back to June 1976 – the date of the first issue (meaning this edition marks the 43<sup>rd</sup> birthday of the Ol' Trout!).

So, with cup of tea in hand I settled down to have a read of the first ever copy and investigate what the issues of the day were and most interestingly, what social activities were planned.

Back then the LRA had also just held it's AGM at which the constitution was updated so that membership was available to all Loudwater district residents, not just those of the Troutstream Estate; the annual

subscription fee was set at £1 for the following year; and approval was given to hold a cocktail party in July from 12-2pm at Greythorpes, Trout Rise – “Mr H Nicholls and a group of ladies will organise”!

Other items covered in this issue included details of a ruling that Lower Plantation was no longer Green Belt land but Residential - this had sparked planning applications for three sections of the site.

The Loudwater House grounds fronting Violet Way, had been put up for sale and residents living close by had been invited to purchase all or part of it.

And notably there was considerable concern about the impact that noise from the expected 30,000 cars a day using the new North Orbital Road was going to have on residents. It's now closer to 200,000 cars a day on the busiest stretch of the M25 (between J13 and 14). How times have changed!

## LRA CONTACTS

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**Facebook**  
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**Twitter** <https://twitter.com/LoudwaterRA>

**Andrea Marheineke**



[gibbs-gillespie.co.uk](http://gibbs-gillespie.co.uk)

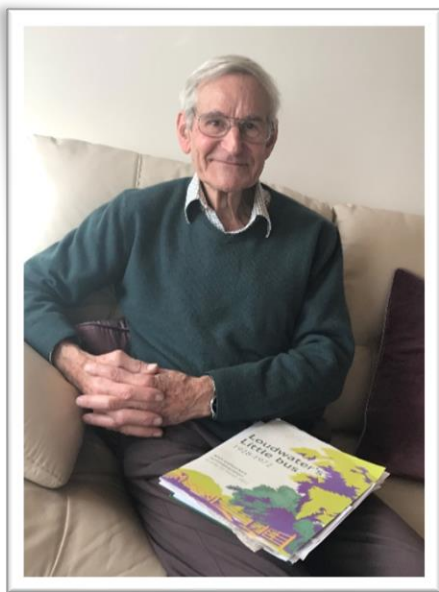
## HELPING YOU MOVE IN 2019

If you are considering selling or letting a property this year, now is the time to speak to an expert.

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## A chat with Bill Sylvester



**A couple of issues ago we included an article about the McNamara houses in Loudwater, after which Bill Sylvester who grew up in the area, got in touch. He told me that his father, along with an architect friend, had designed their home. I was intrigued to hear more so we arranged to meet for a coffee and a chat about his memories of growing up locally.**

Bill was born in Loudwater in 1937, and back then he told me, Glen Chess was considered to be the 'big house'. At that time it was owned by a Mr Levy who was one of the world's largest scrap metal dealers. He had a Rolls Royce and occasionally gave Bill's father a lift home from the station in it - much to their delight!

Before the Second World War Bill's family lived at Chess Way, but when war arrived, his father and his father's best friend, Alec Thompson, signed up for service - ultimately serving in the Royal Artillery. The two families were close and towards the end of the war Bill's family moved in with the Thompson's at Bois Cottage, down Loudwater Lane. That house looked out over farmland (now the home of Buzz Coster) which was owned by the Jackson's, of Jackson's the jewellers in The Parade, Watford. David, son of Mr Jackson, is still a friend of Bill's.

During that time, prisoners of war worked the farmland. He recalls them being very happy to do so and glad to be away from Germany. Bill commented that he always felt very safe among them, he didn't feel any fear - they were lovely people. He said that he still wonders where they were barracked, so if anyone knows, do tell!

He commented that he has a vivid memory of being down at the Aquadrome just after the war, in the middle of a particularly harsh winter during which it had frozen over. He watched the PoW's participating in some 'high jinks' trying to ice-skate. He and his mates were learning to skate by holding onto a kitchen chair!

Following the war, his father thankfully returned home. One of the PoW's, a man named Herman, used to do odd jobs for their family. They used to send food parcels to his family in Dresden. Bill also has a clear memory of his father meeting Herman for the first time and shaking his hand. There was no animosity. And in that moment Bill commented, he came to understand the difference between a German and a Nazi. Bill developed a real love for Germany, learning the language and visiting on school exchange trips. In the years to follow, Bill's sons attended Watford Boys Grammar School, and they had a German student come to stay with their family through a programme the school ran. They have continued to stay in touch and she has been to visit many times, and still does. Bill is very passionate in his support of the school exchange concept and believes it's an important way of fostering bonds of understanding and friendship between our two nations.

Bill's family moved away to Tonbridge for a number of years, but ultimately came back to Rickmansworth. His father bought a plot of land on Chestnut Avenue and his good friend 'Uncle Owen' designed their new house. Bill recalls him being a funny and mischievous chap, a great storyteller who always had a twinkle in his eye.

As young boys, a popular pastime was 'nesting' - which involved climbing trees to collect birds' eggs (only taking one if there were five or more - this was the etiquette at the time). The contents of the egg would

be blown out through a pin prick and the shell stored in cotton wool as part of a collection. Because Bill was the youngest, he used to climb to the top of the trees. He remembers looking out across the view in the 1950's and discussing it with his father, who told him that there was going to be a new orbital road around London (now obviously the M25).

Bill shared with me that there are a couple of questions that he'd love to get answers to, which if any of our readers are able to shed light on, he'd be grateful to hear.

1. Firstly, the little bus which historically ran between Loudwater and the station - and which is referred to by many as 'Harry's bus', Bill knew as 'George's bus'. He said that they used to call the driver George, although he believes that was not his name and that he had inherited it from his predecessor. He'd like to clarify whether he was in fact Harry or George!

2. Secondly - after the war, his family had a couple of RAF squaddies boarding with them: 'Uncle Stanley' who was a Flight Sergeant, and 'Squaddie' who was a Squadron Leader. They were lovely men and a very positive influence on Bill as a young boy. He says he used to hero worship them (he used to collect Squaddie's cigarette packets!). They used to disappear off to 'The Mess' for their meals, and Bill is curious to know where that was. He remembers there was a house on the Chorleywood Road with a flag and wonders if maybe that was it. So if you know - please do get in touch via [editor@lraonline.org.uk](mailto:editor@lraonline.org.uk).

Bill spoke with great affection about his formative years in Loudwater, and about the desire of his father and others to help those affected by the war in the years that followed. They in fact, sponsored a young boy, the son of a war widow, to put him through school. His family also helped out on the farm up by Wagon Way - he has fond memories of riding on the tractor as the last of the harvest was gathered.

Bill painted a really lovely picture of our community all those years ago, and I thoroughly enjoyed our chat.

**Andrea Marheineke**

## Conservation areas

I am often asked questions about conservation areas, particularly from residents who have moved into the area since 2007 when the Outer Loudwater Conservation Area was designated (Loudwater Conservation Area was designated in 1998). It may therefore be useful to briefly outline the purpose of Conservation Areas and what the duties of residents are.

Conservation areas exist to manage and protect the special architectural and historic interest of a place - in other words, the features that make it unique. Every local authority in England has at least one conservation area and there are now over 10,000. In conservation areas there are some extra planning controls and considerations in place to protect the historic and architectural elements which make the place special. A good understanding of what makes them special, and active management once they are designated are key to their ongoing success.

Conservation Areas can be created where a local planning authority identifies an area of special architectural or historic interest, which deserves careful management to protect that character. Under the Planning (Listed Building and Conservation Areas) Act 1990, Three Rivers District Council has a duty to designate as conservation areas any "areas of special architectural or historic interest, the character or appearance of which it is desirable to preserve or enhance". Loudwater Conservation Area has been designated because it forms the distinctive setting based on the wooded valley bordering the River Chess and incorporating low density residential development. It includes sub-areas of individual character with some distinctive pre- and post war homes some of which are thatched,

and other significant buildings such as the McNamara houses.



Prior to designation the local planning authority should carry out a Conservation Area Appraisal which may additionally include a photographic survey of all buildings being included at the time of designation. Details of the appraisals are available from TRDC. Following on from designation, there is a duty under the Act to review the conservation area and its boundaries and formulate and publish proposals for the preservation and enhancement of the area.

'Article 4(1) Direction' applies to Conservation Areas and is a planning power used to safeguard the special characteristics of the area by requiring applicants to seek planning permission for works which could normally be undertaken as permitted development without a consent. These include

- works to trees not covered by Tree Preservation Orders;
- alteration, installation and replacement of doors and windows;
- alterations to a roof or chimney or removal of a chimney;
- any enlargement, improvement, alteration such as an extension or changes to architectural features including building a porch;
- provision of a hard surface on driveways for parking;

- the erection, construction, improvement, alteration of a fence, gate, wall etc
- exterior painting of previously unpainted surfaces or changes of external colour schemes, or covering walls with render or like finishes;
- the installation, alteration or replacement of a satellite dish or antenna.

It is important to bear in mind that the Local Authority has "a duty..... to review the conservation area and its boundaries" and the situation is by no means static. There has been a trend for a number of years to add to and extend properties, resulting in a proliferation of large extensions which have often doubled the size of the original building/accommodation. In addition, works are often undertaken without consent particularly involving external features, hard landscaping, works to trees and hedges, and small but significant alterations, which have substantially changed the characteristics which gave rise to the neighbourhood being made a conservation area in the first place.

TRDC do not have the staff to monitor Conservation Areas regularly and in detail, so responsibility rests with residents to ensure that the Conservation Area status of Loudwater is not diminished or lost.

**Mike Sindic - Planning Secretary**



## Planning update

From 18 February to 13 May 2019

### APPLICATIONS

Certificate of Lawfulness Proposed Development: Erection of semi-permanent enclosure for existing swimming pool

**Nakura Bridle Lane, Loudwater, Rickmansworth, Herts WD3 4JA**

Ref. No: 19/0269/CLPD | Received: Mon 11 Feb 2019 | Validated: Mon 18 Feb 2019 | Status: Pending Consideration

Proposed single storey side extension

**Stamhus, Troutstream Way, Loudwater, Rickmansworth, Herts WD3 4LB**

Ref. No: 19/0423/FUL | Received: Mon 04 Mar 2019 | Validated: Fri 08 Mar 2019 | Status: Pending Consideration

Part Retrospective: Alterations to existing garage / pergola to include new brick wall, new slab with retaining wall and erection of close board fencing

**Ashleigh, Lodge Drive, Loudwater, WD3 4PT**

Ref. No: 19/0221/RSP | Received: Mon 04 Feb 2019 | Validated: Mon 11 Mar 2019 | Status: Decided

Demolition of existing outbuilding and erection of detached shed and carport

**Whitewoods, Troutstream Way, Loudwater WD3 4LA**

Ref. No: 19/0507/FUL | Received: Sat 16 Mar 2019 | Validated: Tue 26 Mar 2019 | Status: Pending Consideration

Installation of wooden entrance gates between existing brick piers

**Bantry Cottage, Sarratt Lane, Loudwater WD3 4AS**

Ref. No: 19/0736/FUL | Received: Fri 19 Apr 2019 | Validated: Fri 26 Apr 2019 | Status: Pending Consideration

Demolition of existing garage outbuilding, removal of existing chimneys, conversion of existing integral garage to habitable use, part single storey, part two storey side and

rear extension and single storey rear and side extensions, internal alterations and associated external landscape works including construction of swimming pool

**Wendover, Bridle Lane, Loudwater WD3 4JH**

Ref. No: 19/0693/FUL | Received: Fri 12 Apr 2019 | Validated: Wed 24 Apr 2019 | Status: Pending Consideration

Demolition of existing conservatory and construction of replacement with single storey oak framed rear extension

**The Coach House, Loudwater Lane, Loudwater, Rickmansworth, Herts WD3 4HQ**

Ref. No: 19/0856/FUL | Received: Thu 09 May 2019 | Validated: Thu 16 May 2019 | Status: Pending Consideration

### DECISIONS

Part-Retrospective: Construction of garden outbuilding

**Cherry Hill Cottage, Trout Rise, Loudwater WD3 4JR**

Ref. No: 18/2547/RSP | Received: Thu 27 Dec 2018 | Validated: Thu 27 Dec 2018 | Status: Approved

Certificate of Lawfulness Proposed Development: Installation of solar panels on garage roof and solar panels on main roof south facing

**Dorney, Trout Rise, Loudwater, Rickmansworth, Herts WD3 4JR**

Ref. No: 19/0034/CLPD | Received: Tue 08 Jan 2019 | Validated: Tue 22 Jan 2019 | Status: Approved

Certificate of Lawfulness Proposed Development: Erection of semi-permanent enclosure for existing swimming pool

**Nakura, Bridle Lane, Loudwater, Rickmansworth, Herts WD3 4JA**

Ref. No: 19/0269/CLPD | Received: Mon 11 Feb 2019 | Validated: Mon 18 Feb 2019 | Status: Withdrawn

Variation of Condition 2 (Approved Plans) of planning permission 17/2674/FUL (Demolition of existing dwelling and construction of replacement two storey dwelling including alterations to land levels) for the realignment of an external wall to the ground floor; amendments to fenestration, internal alterations and change in roof material finish and addition of conservation Photo Voltaic's

**Beechen Hill House, Sarratt Lane, Loudwater, Rickmansworth, Herts WD3 6AA**

Ref. No: 19/0072/FUL | Received: Tue 15 Jan 2019 | Validated: Wed 30 Jan 2019 | Status: Approved

Part Retrospective: Alterations to existing garage / pergola to include new brick wall, new slab with retaining wall and erection of close board fencing

**Ashleigh, Lodge Drive, Loudwater WD3 4PT**

Ref. No: 19/0221/RSP | Received: Mon 04 Feb 2019 | Validated: Mon 11 Mar 2019 | Status: Approved

Proposed single storey side extension

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