



Minutes for the Planning Committee Meeting Held at 7.30 pm on Monday 10 January 2022, Memorial Hall, Committee Room

All members of the planning committee are hereby summoned to attend for the purpose of considering and resolving upon the business to transacted below.

Present during the meeting: L Cook, Vice Chair,
Cllrs: M. Johnstone, C. Bunting, V. Marshall, J Brooke, R. Pusey, S. Humphreys

1. Apologies: I Lovegrove, Chair, and Cllrs: S. Rhodes, C. Baxter and K. Pither

2. Declarations of Interest: None.

3. Minutes: It was agreed by all that the Minutes of the meeting held on Monday 6 December 2021 should be signed as a correct record.

4. Matters arising

a) It was agreed to chase up Bucks Council Enforcement Team for a formal response to the Parish Council letter of 23 December, 2021 as a response is still awaited. Following an update from a resident regarding a freedom of information request on Arki's Farm being recently refused on grounds of personal data, the Planning Committee agreed to review this refusal after receipt of the above waited response from Bucks Council's Enforcement Team.

b) Further to Network Rail's: Consultation on Proposed Land Disposal: Great Missenden Station Buckinghamshire - Land at and adjacent to Station off Station Approach - Closing Date - Friday, 14th January 2022. The Committee agreed to place the Rail disposal on the Full Parish Council Agenda for Monday, 17 January and respond by Friday, 21 January. This has been accepted by Network Rail.

5. Public Forum

6. Planning Applications –

Summary of Applications for Great Missenden Parish validated and up to date as at midday on Wednesday, 05 January 2022 as set out below.

For further details of planning applications please go to the website for Buckinghamshire Council planning service for Chiltern and South Bucks Area email address planning.csb@buckinghamshire.gov.uk
Determinations to be accessed online at the meeting if requested.

1) Bonheur Nags Head Lane Great Missenden Buckinghamshire HP16 0HG

Single storey rear, single storey side infill, first floor rear, conversion of existing garage to living accommodation, new porch canopy, changes to doors and windows

There is 1 case associated with this application (first planning application): Two storey side, part first floor / part single storey rear infill extension, new porch canopy, changes to doors and windows Ref. No: PL/21/3526/FA and the Status: Refuse Permission. There is now Appeal against Refusal for 3526 APP/X0415/D/21/3287332 dated 14 December 2021.

Ref. No: PL/21/4792/FA the Parish does not object.

2) 17 Heath End Close Great Kingshill Buckinghamshire HP15 6HR

New single storey rear extension and the addition of a roof light to the front and rear elevation

Ref. No: PL/21/4761/FA the Parish does not object.

3) **Hedgeside Kiln Close Prestwood Great Missenden Buckinghamshire HP16 9DJ**

Single storey front extension and insertion of front rooflight and side window

Ref. No: PL/21/4699/FA the Parish does not object.

4) **Uplands 29 Wycombe Road Prestwood Buckinghamshire HP16 0PJ**

Single storey rear extension following demolition of existing conservatory

Ref. No: PL/21/4769/FA the Parish does not object.

Comment was made that the Planning application was not complete but as the plot is large there are not grounds for objection.

5) **The Stables Cottage Farm Aylesbury Road Great Missenden Buckinghamshire HP16 9LS**

Schedule 18 Heritage Agreement Method Statement for works to protect The Stables, Cottage Farm, Great Missenden (stabilising the old building internally and lively louvre tower)

Ref. No: PL/21/4807/HS2 the Parish does not object as fixing an existing heritage structure.

6) **Cherry Trees Broombar Lane Great Missenden Buckinghamshire HP16 9JD**

Demolition of existing bungalow and erection of new dwelling

Ref. No: PL/21/4661/FA

Private CW Ecology survey: roosting and foraging and commuting bat habitat minor likelihood.

Is Broombar Lane adversely area affected by proposed enlargement and roof changes?

The Parish does not object to the pulling down and rebuilding of a dwelling however we do request protection and provision for bats in the future and we would like to see a biodiversity net gain in the planning application. We also request that the third storey rear windows of the plan be reviewed as the windows could be seen as spoiling the amenity of the property in Firs Rise that it backs on to.

7) **Redcliffe House 5 Chiltern Manor Park Great Missenden Buckinghamshire HP16 9BL**

Single storey rear extension and alterations existing single storey rear extension roof, windows and doors

Ref. No: PL/21/4638/FA the Parish does not object.

8) **Holly Hatch Cottage Nags Head Lane Great Missenden Buckinghamshire HP16 0HD**

Approval of conditions 3 (levels), 4 (boundaries), 7 (ecology) and 9 (tree protection plan) of planning permission PL/20/3211/DE (Reserved matters application following planning permission PL/19/2902/OA (Outline planning permission for erection of a detached two-storey dwelling with access, parking and amenity space, and the erection of a replacement garage - Decided)

Ref. No: PL/21/4614/CONDA the Parish does not object.

9) **Holly Hatch Cottage Nags Head Lane Great Missenden Buckinghamshire HP16 0HD**

Approval of condition 9 (ecology) of planning permission PL/20/1005/VRC (Variation of condition 10 of planning permission PL/19/2902/OA (Outline planning permission for erection of a detached two-storey dwelling with access, parking and amenity space, and the erection of a replacement garage) to allow for an additional vehicular access)

Ref. No: PL/21/4615/CONDA the Parish does not object.

10) **Greenholme Spurlands End Road Great Kingshill High Wycombe Buckinghamshire HP15 6HX**

Erection of a new enclosed porch

Ref. No: PL/21/4605/FA the Parish does not object.

11) **Missenden Abbey High Street Great Missenden Buckinghamshire HP16 0BD**

Removal of condition 2 (limiting marquee to March/September inclusive) of application PL/19/3764/FA (Continued seasonal erection of marquee for five years.)

Ref. No: PL/21/4578/VRC the Parish while not pursuing an objection would request that the removal of condition 2 comes with an option to review and object after 3 years, not 5 years.

12) **Land Adjacent To 20 Lodge Lane Prestwood Buckinghamshire HP16 0SU**

Oak - Crown thin by 30%, Crown reduction by 3mts (TPO/2014/008) Description of proposed works amended from one oak to two oak trees.

Ref. No: PL/21/4527/TP the Parish does not object, we think of benefit to the trees.

13) **6 Upper Hollis Great Missenden Buckinghamshire HP16 9HP**

Demolition of conservatory and erection of single storey rear extension, enlargement of existing side dormer, front porch canopy and changes to windows and doors

Ref. No: PL/21/4536/FA the Parish does not object.

14) **Peterley Wood Farm Peterley Lane Prestwood Buckinghamshire HP16 0HH**

Demolition of 3 existing structures including one dwelling and the erection of detached dwelling with associated parking and landscaping

Ref. No: PL/21/4439/FA the Parish does not object as the building work is not on the green belt. We do have access concerns, it being on narrow road on a bed. The increased dwellings will increase the number of vehicle trips onto the road. GMPC has no objections to the subject Application, however would ask that the LA closely consider whether the vision splays and off street parking spaces are sufficient to allow safe vehicular ingress and egress, in forward gear along with safe manoeuvring within the site. This should be considered in the context and location of the dwelling and amenity of neighbours and/or highway users.

15) **Mandalay 48 Honor Road Prestwood Buckinghamshire HP16 0NL**

Part two storey/part single storey side extension and changes to windows

Ref. No: PL/21/4431/FA

GMPC has no objections to the Application subject to accommodation for parking and would ask that the LA closely consider whether the vision splays and off street parking spaces are sufficient to allow safe vehicular ingress and egress, in forward gear along with safe manoeuvring within the site. This should be considered in the context and location of the dwelling and amenity of neighbours and/or highway users.

16) **Woodend Spurlands End Road Great Kingshill Buckinghamshire HP15 6HX**

Two storey front extension, part single/part two storey side extension, 2 front dormer windows and changes to windows and doors.

Ref. No: PL/21/4668/FA the Parish does not object.

17) **Mill Cottage 78 Wycombe Road Prestwood Buckinghamshire HP16 0HW**

Demolition of existing detached garage and erection of new detached garage, boundary fence and gate

Ref. No: PL/ PL/21/4450/FA the Parish does not object.

18) **152 Wycombe Road Prestwood Great Missenden Buckinghamshire HP16 0HJ**

Two storey side extension with new garage roof

Ref. No: PL/21/4460/FA the Parish does not object.

19) Hampden Cottage 4 Church Street Great Missenden Buckinghamshire HP16 0AX

Listed building consent for roof repairs and treatment of rear facing timbers

Ref. No: PL/21/4402/HB the Parish does not object.

20) Tara Frith Hill South Heath Great Missenden Buckinghamshire HP16 9QF

Single storey front extension of existing garage with front balcony, insertion of 2 side dormers in existing roof and solar panels

Ref. No: PL/21/4474/FA the Parish does not object providing the extension of the garage remains ancillary to the main dwelling.

21) Highways 159 Wycombe Road Prestwood Buckinghamshire HP16 0HJ

Part single/part two storey front, side and rear extensions, roof alterations including raising the ridge height and 2 front and 3 rear dormers to create first floor accommodation

Ref. No: No: PL/21/4513/FA

4 Resident Objections referencing the Ecology and Tree report as inaccurate and concluding that this is an overbearing development and not in keeping with the street scene.

The Parish does not object but notes the application is big and filling in but it benefits from hedgerows.

6b An application that seeks to demonstrate that the use or the building works, as described below, are "lawful" (this is not a planning application).

Mellow Cottage Great Kingshill Farm Stag Lane Great Kingshill Buckinghamshire HP15 6EW

Certificate of Lawfulness for existing use of a static caravan as a dwelling (C3 Residential) also known as 'Building H' and Mellow Cottage

Ref. No: PL/21/4461/EU (Existing use) the Parish does not object.

7. Correspondence:-

All correspondence from Buckinghamshire Council that covers December was reviewed and accepted.

8. Matters for information

A vote was taken to keep planning application outcomes on the Agenda under Correspondence and to note Bucks Council Refusals and Parish Objections.

The meeting closed 8.45 pm.

9. Date of the Next Meeting: Monday 1 February, Great Missenden Memorial Hall, Committee Room.

Tracy Georgiades, Deputy Clerk to the Council

10 January 2021