



Agenda for the Planning Committee Meeting
Monday 4th December 2023
At 7.30 pm in the Committee Room of the Memorial Hall,
Great Missenden

Also via Zoom: <https://us06web.zoom.us/j/89780525773?pwd=n5fnyLhuIzFzQlebZ5Qbbi9IsDIPLj.1>

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

Public Forum:

P2023/118 Apologies: Cllrs :

P2023/119 Declarations of Interest:

P2023/120 Minutes: Minutes of the meeting held on **Monday 6th November 2023** for signing.

P2023/121 Matters arising

1. **Station Approach - PL/21/0534/FA** – This application continues to be delayed due to the Chiltern Beechwoods SAC and The Red Lion development also runs alongside the Station Approach development Ref. No: PL/21/2198/FA. It is understood that discussions are still underway between the developers and Bucks Council with regards the SANG requirement.

- 2.a. **Barn to South Of Peterley OS Field 7900 On East Side Of Missenden Road Great Kingshill Harji Manor Farm Missenden Road Prestwood Buckinghamshire HP16 0JN**
Conversion of existing barn and hardstanding into a residential dwelling house with garden curtilage. Ref. No: PL/22/3395/FA | Validated: Tue 25 Oct 2022 | Status: Registered. GMPC called-in the application 14 November 2022 because it is in the Green Belt & ANOB and logged an Enforcement case ES/22/00316/OPDEV.

- 2.b. **Peterley Corner Farm Wycombe Road Prestwood Buckinghamshire HP16 0HJ.** Variation of Condition 8 (Approved Plans) of Planning Permission CH/2017/2121/FA (Demolition of existing house and outbuildings, erection of replacement dwelling and detached carport) to allow for changes to carport (part retrospective). Ref. No: PL/22/3438/VRC | Validated: Mon 03 Oct 2022 | Status: Conditional Permission. Re. ES/22/00219/OPDEV – Development is ongoing. It is not a breach of planning control to store materials, such as topsoil from the development, on the land or adjacent land, erect a site hoarding or use a different (but pre-existing) access during the development of the site. However, BC are concerned that the access installed to the south is not temporary and will be investigating. SR will write to BC as resident voicing concern.

3. **PL/22/2667/FA Orchard End, Greenlands Lane – oak tree and tree protection** – response awaited from Bucks Council. (Chased 28.11.23)

4. **Land at 72A High Street, Great Missenden** – enforcement notice of installation of uPVC windows without listed building consent - [link to Bucks Council Enforcement](#)

5. **PL/23/3296/SA Application for Certificate of Lawful Use at the site adjacent to Jewsons, Chesham Road.** Attached from residents.

6. **Cherry Trees Broombarne Lane Great Missenden Buckinghamshire HP16 9JD**
Construction of detached garage with engineering operation to level front forecourt.
Ref. No: PL/23/3373/FA | Validated: Mon 23 Oct 2023 | Expiry date: Mon 20 Nov 2023
Proposal to request that this application is called in – Cllr Gladwin

7. **PL/23/2095/FA: Land at Peterley Manor Farm Peterley Lane Prestwood Buckinghamshire HP16 0HH** – email from Planning Consultancy – Attached

P2023/122 PLANNING APPLICATIONS for consideration

Summary of Applications for Great Missenden Parish validated and up to date as at midday on Tuesday 28th November 2023 as set out below.

For further details of planning applications please go to the website for Buckinghamshire Council planning. Determinations to be accessed online at the meeting if requested.

1. Works to trees in accordance with a submitted schedule - all within a Conservation Area
Buryfield Recreation Ground Link Road Great Missenden Buckinghamshire HP16 9AE
Ref. No: PL/23/3759/KA | Validated: Wed 22 Nov 2023 | Determination Date: 3rd Jan 2024 – FOR NOTING
2. Addition of lift with external shaft to first floor front elevation and associated alterations.
Hildreths Garden Centre 169 Wycombe Road Prestwood Buckinghamshire HP16 0HJ
Ref. No: PL/23/3577/FA | Validated: Mon 13 Nov 2023 | Expiry date 8th Dec 2023
3. T1 beech - remove (CDC TPO 1 of 1992)
Birchmore Wood Spurlands End Road (Rear Of 2 Hughenden Place) Great Kingshill Buckinghamshire
Ref. No: PL/23/3608/TP | Validated: Thu 09 Nov 2023 | Expiry date 1st Dec 2023
4. Group 1 4x hornbeam - remove overhang to 1 Hughenden Place, T1 oak - remove lower limb overhanging 1 Hughenden Place, T2 beech - remove two lower limbs overhanging 1 Hughenden Place (TPO/1992/001)
Birchmore Wood (rear Of 1 Hughenden Place) Spurlands End Road Great Kingshill Buckinghamshire
Ref. No: PL/23/3605/TP | Validated: Tue 07 Nov 2023 | Expiry date 1st Dec 2023
5. Garage conversion with a single storey front extension, addition of roof light window to side elevation and changes to some windows.
Cornerways 23 Orchard Lane Prestwood Buckinghamshire HP16 0NN
Ref. No: PL/23/3575/FA | Validated: Tue 07 Nov 2023 | Expiry date 4th Dec 2023
6. Erection of a new timber framed double garage
Mill Cottage 78 Wycombe Road Prestwood Buckinghamshire HP16 0HW
Ref. No: PL/23/3568/FA | Validated: Tue 07 Nov 2023 | Expiry date 8th Dec 2023
7. Listed building consent for alterations and extensions to the existing Grade II Listed Roald Dahl Museum buildings, demolition of existing office/residential building (4-6 Wheelers Yard) and construction of single storey front courtyard extension, link extension and single storey rear/side extension, internal alterations including opening up and enclosing spaces, courtyard resurfacing and landscaping
81 - 83 High Street and 4-6 Wheelers Yard Great Missenden Buckinghamshire HP16 0AL
Ref. No: PL/23/3485/HB | Validated: Tue 31 Oct 2023 | Expiry date 8th Dec 2023
8. Alterations and extensions to the existing Grade II Listed Roald Dahl Museum buildings, demolition of existing office/residential building (4-6 Wheelers Yard) and construction of single storey front courtyard extension, link extension and single storey rear/side extension, internal alterations including opening up and enclosing spaces, courtyard resurfacing and landscaping
81 - 83 High Street and 4-6 Wheelers Yard Great Missenden Buckinghamshire HP16 0AL
Ref. No: PL/23/3484/FA | Validated: Tue 31 Oct 2023 | Expiry date 8th Dec 2023
9. Construction of cold room and refuse storage enclosure and installation of 3 condensers.
Missenden Abbey High Street Great Missenden Buckinghamshire HP16 0BD
Ref. No: PL/23/3425/FA | Validated: Tue 07 Nov 2023 | Expiry Date: 8th Dec 2023
10. Internal reconfiguration to provide new ancillary restaurant to existing hotel, extension with landscaped external dining space and installation of rooftop plant.
Missenden Abbey High Street Great Missenden Buckinghamshire HP16 0BD
Ref. No: PL/23/3427/FA | Validated: Tue 07 Nov 2023 | Expiry date: 8th Dec 2023

11. Listed building consent for the internal reconfiguration to provide new ancillary restaurant to existing hotel, extension with landscaped external dining space and installation of rooftop plant.
Missenden Abbey High Street Great Missenden Buckinghamshire HP16 0BD
Ref. No: PL/23/3428/HB | Validated: Tue 07 Nov 2023 | Expiry date: 8th Dec 2023
12. Listed building consent for the construction of cold room and refuse storage enclosure and installation of 3 condensers.
Missenden Abbey High Street Great Missenden Buckinghamshire HP16 0BD
Ref. No: PL/23/3426/HB | Validated: Tue 07 Nov 2023 | Expiry date: 8th Dec 2023
13. Erection of replacement greenhouse.
Missenden Abbey High Street Great Missenden Buckinghamshire HP16 0BD
Ref. No: PL/23/3376/FA | Validated: Tue 07 Nov 2023 | Expiry date: 8th Dec 2023
14. **23/02631/VRC – Application Consultation**
Variation of Condition 4 (landscape) relating to application 19/04476/APP and PL/19/4427/FA (Construction of path)
AT: Land Adj Chiltern Railway, London Road, Wendover, Bucks
Requests for comments by 14th December 2023.

2023/123 Correspondence:-

- a) **Appeals** - correspondence from Buckinghamshire Council regarding appeal cases – status as at 28th November 2023:

1. The Pheasant Village Road Ballinger Buckinghamshire HP16 9LF

Single-storey outbuilding to the north of the site, for the storage of 2 vintage cars, with additional WC
APPEAL UNDER SECTION 78 – An appeal against refusal received 18 August 2023 APP/X0415/D/23/3323388 in progress. Not decided yet.

2. 16 Graeme Avenue Prestwood Buckinghamshire HP16 0NT

Construction of a pitched roof above existing flat roof area on part of the rear bungalow and creation of living area within the proposed pitched roof area. Construction of internal staircase from ground floor to proposed living area. An appeal against refusal received 17 October 2023 reference: APP/X0415/D/23/3330440 – APPEAL DISMISSED

3. Kimba Farm Stud, Moat Lane Prestwood GREAT MISSENDEN HP16 9BT

Covering of existing manege (approved under CH/2006/2088/FA) and retention of temporary surface outdoor manege. An appeal against refusal received 17 October 2023 reference: APP/X0415/W/23/3325823 - in progress.

4. The Pheasant Village Road Ballinger Buckinghamshire HP16 9LF

Variation of condition 1 of appeal decision APP/X0415/C/17/3172653 to allow for the reinstatement of permitted development rights for extensions and garden buildings in Use Classes A, B and E
Ref. No: PL/23/1787/VRC | Appeal ref: APP/X0415/D/23/3330553 – In progress

5. Honeysuckle Cottage 34 High Street Prestwood Buckinghamshire HP16 9ED

Single storey rear extension, side porch and rooflight to existing cottage. Subdivision of plot and erection of detached dwelling to rear.
Ref. No: PL/23/0054/FA | Appeal ref: APP/X0415/W/23/3323589 – In progress

6. APP/HS2/22 Site extending from the northwest of Leather Lane to the west of Jones Hill Wood between the settlements of South Heath and Wendover Dean, Buckinghamshire

[Link to Bucks Council Appeal Information](#)

b) Buckinghamshire Council by Tuesday 30th August 2023 have submitted a **series of outcomes** of planning applications. See list below.

****ONLY DECISIONS THAT DIFFER FROM THE PLANNING COMMITTEE'S COMMENTS ARE LISTED****

1. Approval of condition 2 (materials) and condition 9 (contamination report) of planning permission PL/20/3247/FA Conversion of existing barn to form single residential unit C3, together with alterations to fenestration, erection of detached car port structure, landscaping and hardstanding
Peterley Wood Farm Barn Peterley Lane Prestwood Buckinghamshire
Ref. No: PL/23/3387/CONDA | Received: Mon 23 Oct 2023 | Validated: Wed 25 Oct 2023 | Status: Accepted
GMPC Objected
2. Approval of condition 2 (Tree protection plan and arboricultural method statement) of planning permission PL/23/0966/FA - Erection of three-bay, oak-framed garage following removal of existing shed.
Nendrum Martinsend Lane Great Missenden Buckinghamshire HP16 9HR
Ref. No: PL/23/3113/CONDA | Received: Wed 27 Sep 2023 | Validated: Wed 27 Sep 2023 | Status: Accepted
GMPC Objected
3. Approval of conditions 2 (materials), 3 (means of enclosure), 6 (external lighting) and 11 (ecological enhancements) of planning permission PL/21/3185/FA - Demolition of garage block with flat above, existing residential dwelling and office/domestic storage building. Erection of two replacement single storey dwellings.
Peterley Wood Farm Peterley Lane Prestwood Buckinghamshire HP16 OHH
Ref. No: PL/23/2735/CONDA | Received: Tue 22 Aug 2023 | Validated: Tue 22 Aug 2023 | Status: Accepted
4. Certificate of lawfulness for proposed lift with external shaft to front elevation and associated alterations
Hildreths Garden Centre 169 Wycombe Road Prestwood Buckinghamshire HP16 OHJ
Ref. No: PL/23/2542/SA | Received: Thu 03 Aug 2023 | Validated: Wed 06 Sep 2023 | Status: Refused
GMPC Objected
5. Retention of a residential mobile home in connection with the commercial breeding and training of native ponies/horses
Clemmit Farm Wycombe Road Prestwood Buckinghamshire
Ref. No: PL/23/1185/FA | Received: Wed 05 Apr 2023 | Validated: Wed 19 Apr 2023 | Status: Conditional Permission
GMPC Objected

P2023/124 Matters for information

Date of Next Meeting – Tuesday 2nd January 2024 @ 7.30pm

Jane Hennessy, Clerk to Great Missenden Parish Council

27th November 2023

Clerk . is inviting you to a scheduled Zoom meeting.

Topic: Planning Committee

Time: Dec 4, 2023 07:30 PM London

Join Zoom Meeting

<https://us06web.zoom.us/j/89780525773?pwd=n5fnvLhulZfzQlebZ5Qbbi9IsDIPLj.1>

Meeting ID: 897 8052 5773

Passcode: 032624

Dial by your location

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