

Planning Committee

Minutes of the meeting of the PLANNING COMMITTEE held in the Committee Room on 28 July 2008

Those present:

Chairman: Cllr Mrs H Evans
Cllrs M Bird, Mrs M Hammon, Mrs J Horwood, Mrs P Plant and R Slater

Officer: Mrs J Holmes

Plus three members of the public

The meeting commenced at 4.00 pm

631. Apologies for Absence

Apologies for absence received from Cllr M Hewitt.

632. Declarations of Interest

There were no declarations of interest.

633. Public Forum

Mr & Mrs Gowing addressed the committee on application 08/01013/ful 16 Hogfair Lane

Mrs E Glover addressed the committee on application 08/011147/ful 18-20 Eastfield Rd

634. Minutes of the Planning Committee

The minutes of the Planning Committee held on 14th July 2008 were approved and signed by the Chairman.

635. Training on Planning Matters

The Chairman of the Planning Committee, Cllr Mrs H Evans, expressed her pleasure that so many members of the planning committee had given up their free time to attend training sessions. Cllr Mrs Hammon stated that the recent meeting was very informative particularly in the matter of planning enforcement. The speaker at the South Bucks District Council meeting had stated that there was insufficient staff to action all complaints. Important items were dealt with urgently but not all complaints received attention. Concern was expressed that no acknowledgments were sent to those cases not actioned.

It was AGREED that this was not acceptable and the District Councillors would be urged to investigate further

636. Planning Applications

To consider planning applications received up to 21st July 2008.

08/01013/FUL 16 Hogfair Lane, Burnham
Single storey outbuilding.

Church

A letter of objection with photos had been received from Mr & Mrs Gowing and Cllr M Cole had objected because of the proximity of the footpath.

Councillors expressed their concern that they were expected to make a decision on the poor standard of information provided. The diagram had no measurements and, as could be seen from the photos, the building had already been constructed.

Parish Council OBJECTS on the following grounds

- a. The building has already been erected
- b. The location plan is out of date and does not show additional building works
- c. The application is of poor quality and does not show dimensions thus making it extremely difficult to give an informed decision
- d. The structure is dominant and out of keeping with the surrounding area
- e. The structure abuts a footpath and is not the recommended 2 metres away
- f. The structure will set a precedent for other similar structures in the neighbourhood

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08/01129/FUL The Ashes, Rose Hill, Burnham Beeches
Extension to existing wall and construction of vehicular access
The Parish Council has NO OBJECTIONS.

08/01147/FUL 18-20 Eastfield Road, Burnham Lent Rise
Alterations and conversion of one 3 bed flat into two self contained flats. Retention of external steel staircases.

It was noted that there was no substantial alteration from the previous planning application

08/00719/FUL

Agreed that the comments made by the District Council on that application be repeated

The Parish Council OBJECTS for the following reasons

- a. The staircase erected at the rear of the property is detrimental to the amenities of the occupiers of the adjacent residential property and is contrary to policies H9 and EP3 of the South Bucks District Local Plan. The Parish Council do not feel the proposed enclosure will address this problem.
- b. The applicant had previously been instructed to remove the staircase and the Parish Council are dismayed that this action has not taken place
- c. The development constitutes an unacceptable level in the use of the site
- d. The lack of additional on site parking provision will have a detrimental affect on adjacent properties
- e. The proposal, if accepted , will form a precedent for other properties in the area

08/01160/FUL Oakwood, Wymers Wood Road, Burnham Church
Single storey rear extension.
The Parish Council has NO OBJECTIONS.

08/01179/FUL 12 Hag Hill Lane, Taplow ,Burnham Lent Rise
Single storey side extension.
The Parish Council has NO OBJECTIONS.

08/01197/FUL Land at the High St, Burnham Church
Change of use for street market Wednesday between 8.00 am – 5.00 pm for 25 trading pitches for 1 year
The Parish Council has NO OBJECTIONS.

08/01211/FUL Kingsbourne, 5 Nightingale Park, Beeches
Front porch, two storey side and single storey rear extension
The Parish Council has NO OBJECTIONS to the application but is mindful of the 50% restriction for building in a green belt.

637. Decisions made by the District Council

In addition to those decisions previously notified on the agenda, the Clerk informed the meeting of the following decisions

08/00924/FUL 4 Cambridge Ave PC = NO OBJECTION SBDC = REFUSED
By reason of overall height, size, scale, bulk and proximity to the flank boundary of the site. Would have an over dominant and overbearing impact on the residential amenities of the occupants of no 6. Its proximity to the flank boundary would also fail to maintain the relative spaciousness of the existing development to the detriment of the visual amenities of the street scene

08/00971/FUL 56 Dropmore Rd PC = NO OBJECTION SBDC = GRANTED
08/01025/EU 20 Summers Rd A.] Single storey front extension B] Construction of vehicular access
A] **would not have been lawful and that planning permission** for such use or operation **would be required**
B] **would have been lawful**

08/01006 ADV} The Garibaldi, 11-17 High St} Externally illuminated signs
08/01042/LBC} } PC = NO OBJECTION SBDC = GRANTED

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08/01037/FUL} Littleworth Corner, Common Lane Single storey/Two storey ext
08/01049/LBC PC = NO OBJECTION SBDC = GRANTED

638. Village Design Statement

It was suggested by Cllr Mrs Evans that South Bucks District Council contacts all residents, occupiers or owners of property in the High St area to remind them that shop frontages, signs and replacement paving are all subject to the conservation area legislation. It was noted that this would entail a lot of work for South Bucks District Council and a sympathetic manner would be needed.

There being no other business the meeting closed at 16.40 pm