

BURNHAM PARISH COUNCIL - PLANNING COMMITTEE

Minutes of the meeting of the PLANNING COMMITTEE held on 19th February 2018 in the Staff Room, Burnham Park Hall.

Councillors in attendance: Cllr David Pepler (Chairman) Cllr Marie Hammon (Vice Chairman)
 Cllr Judith Foster Cllr Pauline Poole Cllr Jean Horwood
 Cllr Paula Prince Cllr Pat Bird

Officers in attendance: Tabish Wazir (Deputy Parish Clerk)

The meeting opened at 4:45pm and closed at 5:35pm

346 Apologies

There were no apologies for absence.

347 Declarations of Interest

There were no declarations of interest.

348 Public Forum

- 2 members of the public from Green Lane attended the meeting, to voice their objections to application 18/00061/FUL. Their points included: the proposed dwelling would overlook the adjacent property as a result of its angle, the proposal was deemed to be an infill development, it would require more landscaping, and would be out of keeping with other properties in the locality. There would be insufficient visitor parking. Increased traffic on to a busy road by introducing a new entrance would have an adverse effect on the safety of pedestrians and motorists.

No part of the new boundary would be on Hazelhurst Road, the drive would also be from Green Lane, so the proposal should have been considered in the context of Green Lane.

It was clear that there was not enough space to carry out the work, this was exemplified in the application as it showed that the only means of constructing the new dwelling was by demolishing a third of the footprint of 1 Hazelhurst Road.

The members of the public also flagged that the proposal would contravene a planning condition on the property from 1958 which stated "the proposed development shall observe a minimum building line of 30 feet from the existing boundary of Green Lane". The residents summarised to the Committee by stating that they felt not enough had been changed on the application to make it acceptable.

349 Minutes

The Minutes of the meeting held on 29th January 2018 were signed as a true record.

350 Matters Arising

There were no matters arising.

Date 13/3/18 Chairman 

BURNHAM PARISH COUNCIL - PLANNING COMMITTEE

351 Planning Applications

18/00061/FUL 1 Hazelhurst Road, Burnham, Church & Beeches
Detached dwellinghouse.

The Committee **RESOLVED** to **OBJECT** to the application, as it was strongly felt to be further intensification within the locality. Furthermore, the dwelling would be considerably incongruous by virtue of its orientation, scale, and design. The infill would also adversely affect the spaciousness that was consistent with the area, with there being privacy issues too as the property would overlook parts of 51 Green Lane because of its angle.

Additionally, the parking was seen as insufficient despite the claim of three allocated spaces, as it was quite constricted and would result in visitors to the property parking on Green Lane and Hazlehurst Road, impeding the visibility splays of road users. The visibility splays would further be impeded by the existing trees and hedging at the location.

The Committee asserted that the proposal was also unfit due its dangerous location; the dwelling would be positioned too close to the public highway, and the intended access road had traffic passing through it at all times, which introducing a new entrance and further traffic would only compound.

The Committee concluded that the proposal was largely unfit and if accepted could also set a precedent for similar applications to follow.

18/00058/FUL 49 High Street, Burnham, Church & Beeches
Part two storey/part first floor rear extension and change of use of first floor from office to provide one residential unit.

The Committee **RESOLVED** to **OBJECT** to the application, as they felt that it was overdevelopment and would lead to the loss of important office space. Additionally, there was insufficient evidence to prove there would be adequate parking provision on site.

17/02385/FUL 29 Hag Hill Lane, Burnham, Lent Rise & Taplow
Single storey side/rear extension.


The Committee **RESOLVED** to state that they had **NO OBJECTIONS**.

18/00113/FUL Chantry Barn, Lake End Road, Burnham, Lent Rise & Taplow
Front porch, construction of garden wall and addition of rooflights.

The Committee **RESOLVED** to state that they had **NO OBJECTIONS**.

18/00092/FUL 8 Pink Lane, Burnham, Church & Beeches
Part single / part two storey side and rear extension. Two storey front/side extension.

The Committee **RESOLVED** to state that they had **NO OBJECTIONS**.

Date 13/3/18 Chairman 

BURNHAM PARISH COUNCIL - PLANNING COMMITTEE

18/00145/AGNOT Hicknaham Farm, Littleworth Road, Burnham Church & Beeches
Notification of agricultural or forestry development under Schedule 2, Part 6 of the
Town and Country Planning (General Permitted Development) Order 2015 for:
Construction of a steel portal framed building to be used as a general purpose building.
The Committee RESOLVED to state that they had NO OBJECTIONS.

17/02299/FUL 15 Pipers Close, Burnham, Church & Beeches
Two storey side and single storey rear extensions.
The Committee RESOLVED to state that they had NO OBJECTIONS.

352 Decisions by other authorities

The Committee noted planning decisions made by South Bucks District Council.

353 Updates

Appeals

The Deputy Parish Clerk updated the Committee that the following **appeals** had been **allowed** by South Bucks District Council:

- Detached dwelling; Land Adjoining 59 The Fairway, Burnham, SL1 8DY. Appeal ref: APP/N0410/W/17/3184161.
- The resumption of human habitation of an existing independent dwellinghouse; Plum Tree Cottage, East Burnham Lane, Burnham, SL2 3TL. Appeal ref: APP/N0410/W/17/3179562.

Date of next meeting: Tuesday 13th March 2018 - 4:00pm

Date 13/3/18 Chairman 