

21<sup>st</sup> June 2023

To: Members of the Planning Committee, and all other Burnham Parish Councillors for information.

You are hereby summoned to attend a **meeting of the Planning Committee** to be held at Burnham Park Hall, Windsor Lane, Burnham, SL1 7HR on **Monday 26<sup>th</sup> June 2023 at 4:30pm**.

*Louise Hayday*

Louise Hayday  
Clerk to the Council

## AGENDA

### 1. To accept apologies for absence

### 2. Declarations of interest

Members are asked to declare any personal interest and the nature of that interest which they may have in any of the items under consideration at this meeting.

### 3. Public Forum

An opportunity for members of the public to address the Committee on matters of concern relating to the Planning Committee.

### 4. Minutes

To approve Minutes from Planning Committee meeting on 5<sup>th</sup> June 2023

### 5. Decisions

**PL/22/3782/FA** - 18 Barrs Road, Burnham, Buckinghamshire, SL6 0LE

Subdivision of plot and erection of 2 semidetached dwellings

Burnham Parish Council: Objection (Ref: [12/12/22](#))

Buckinghamshire Council: Approved (Conditional)

Schedule of conditions and reasons relating to this permission:

1. No development shall take place above ground level until a schedule of materials to be used in the elevations of the development hereby permitted has been submitted to and

approved in writing by the Local Planning Authority. Thereafter the development shall be carried out in accordance with the approved details.

2. Prior to the commencement of above ground works of the development hereby permitted a specification of all finishing materials to be used in any hard surfacing of the application site shall be submitted to and approved in writing by the Local Planning Authority. Thereafter the development shall be constructed using the approved materials. (SM02)
3. No further windows shall be inserted at or above first floor level in the flank and front elevation(s) of the dwellings hereby permitted.

**PL/22/3093/EU** - Chetwynd House, 75 Green Lane, Burnham, Buckinghamshire, SL1 8EG  
Certificate of lawfulness for the existing use of land as garden curtilage, the creation of access, laying of hardstanding for driveway, and erection of entrance gates and garage outbuilding  
Burnham Parish Council: Objection (Ref: [26/09/2022](#))  
Buckinghamshire Council: Approved (Certificate of Lawfulness)

Schedule of conditions related to Lawfulness:

1. The Local Planning Authority consider that, on the balance of probabilities the land shown edged red on the attached plan has been used as garden curtilage for ten or more years and is residential curtilage to the dwellinghouse known as Chetwynd House.
2. The Local Planning Authority consider that, on the balance of probabilities, the creation of access, laying of hardstanding for driveway, and erection of entrance gates and garage outbuilding have been in situ for more than 4 years and are therefore lawful.

**PL/23/0678/HB** - 3 Brook End, Horseshoe Hill, Little worth Common, Burnham, Buckinghamshire SL1 8QE  
Listed building consent for proposed single storey extension to Grade II Listed building and replacement of windows and door.  
Burnham Parish Council: No Objection  
Buckinghamshire Council: Withdrawn

**PL/23/0785/FA** - 107 Lent Rise Road, Burnham, Buckinghamshire, SL1 7BN  
Vehicular access  
Burnham Parish Council: No Objection (Ref: [24/04/2023](#))  
Buckinghamshire Council: Refused

Schedule and reasons relating to refusal:

1. The proposed access is at a point where visibility is substandard and would lead to danger and inconvenience to people using it and to highway users in general. The development is therefore contrary to South Bucks District Local Plan (Consolidated February 2011) Policy TR5, the National Planning Policy Framework, Buckinghamshire Council Local Transport Plan 4 (adopted April 2016) and the Buckinghamshire Council Highways Development Management Guidance document (adopted July 2018).

2. The proposed vehicular access will serve a substandard parking area. The resulting overhang would be detrimental to pedestrian and road safety. The development is contrary to South Bucks District Local Plan (Consolidated February 2011) Policy TR7, the National Planning Policy Framework, the aims of Buckinghamshire's Local Transport Plan 4 and the Buckinghamshire Council Highways Development Management Guidance document (adopted July 2018).

**PL/23/0860/OA** - 103 High Street, Burnham, Buckinghamshire, SL1 7JZ

Outline application with all matters reserved for a rear extension to provide 2 flats, roof garden and parking at rear of the property.

Burnham Parish Council: Objection: (Ref: [24/04/2023](#))

Buckinghamshire Council: Refused Permission

Schedule of conditions and reasons relating to Refusal

1. The application site is located within the built-up area of Burnham and within the Burnham Conservation Area, which is characterised by traditional pitched roofed built form. The proposed development would result in an extension capable of hosting two residential units and a roof garden.
2. The proposed access is at a point where visibility is substandard and would lead to danger and inconvenience to people using it and to highway users in general.
3. The occupants of the proposal would add to the recreational disturbance of the Burnham Beeches Special Area of Conservation as the proposal would not contribute satisfactorily to mitigate its impacts in this respect.

## **6. Planning Applications**

To comment on the planning applications received up until the publication date of this agenda.

**PL/23/1792/FA** - 77 Green Lane, Burnham, Buckinghamshire, SL1 8EG

New access drive and gate.

**PL/23/1690/HB** - Swan Cottage, 36 High Street, Burnham, Buckinghamshire, SL1 7JP

Listed building consent for new signage to the front of the property

**PL/23/1694/FA** – Denes, 93 Green Lane, Burnham, Buckinghamshire, SL1 8EG

Single storey rear/side extension, changes to windows and doors and the addition of a front dormer on first floor.

**PL/23/1743/FA** - Claremont Common Lane, Little worth Common, Burnham, Buckinghamshire, SL1 8PP

Replacement of existing outbuilding with new outbuilding on same footprint, reusing existing slab and foundations.

**PL/23/1744/AV** - Swan Cottage, 36 High Street, Burnham, Buckinghamshire, SL1 7JP  
4 non-illuminated fascia signs and 1 non-illuminated hanging sign

**PL/23/1747/FA** - 17 Green Way, Burnham, Buckinghamshire, SL1 8HW  
Replacement of front porch and external rendered insulation

**PL/23/1815/FA** - 22 Linkswood Road, Burnham, Buckinghamshire, SL1 8AT  
Part two storey, part single storey side extension and addition of first floor window to south elevation of existing detached dwelling (Renewal of extant planning permission 17/00503/FUL 01-06-17)

**PL/23/1833/FA** - 77 Green Lane, Burnham, Buckinghamshire, SL1 8EG  
New portico canopy to main entrance.

**PL/23/1828/FA** - 42 The Fairway, Burnham, Buckinghamshire, SL1 8DS  
Single storey side extension

**PL/23/1767/VRC** - 78 Dropmore Road, Burnham, Buckinghamshire, SL1 8AU  
Variation of Condition 2 (elevation materials), Condition 3 (above ground materials), Condition 9 (Visibility Splays), Condition 11 (construction management plan), Condition 12 (ecological enhancements), Condition 14 (finished floor levels), Condition 15 (approved plans) of planning permission PL/22/3729/FA (Demolition of existing dwelling and erection of 2 semidetached and 2 detached dwellings with associated detached carport, bin and cycle stores, access, parking and amenity space) to allow for visibility splays which accord with the access and amendments to the access and dwellings including increase in depth of the buildings in plots 1, 2 and 3

**PL/23/1876/HB** - Burnham Abbey, Lake End Road, Burnham, Buckinghamshire, SL6 0PW  
Listed building consent for remedial works to the infirmary ruins.

**PL/23/1884/VRC** - 15 Cambridge Avenue, Burnham, Buckinghamshire, SL1 8HP  
Variation of condition 10 (approved plans) of planning permission PL/20/0135/FA (Demolition of existing garage and erection of single storey side and rear infill extensions. Loft conversion including rear roof extension and raising of the ridge, addition of front and rear dormers and 6 rooflights. Front porch, formation of 3 parking spaces and vehicular access) to allow addition of 1 door

**PL/23/1748/FA** - 3 Brook End, Horseshoe Hill, Little worth Common, Burnham, Buckinghamshire, SL1 8QE  
Proposed single storey rear extension to Grade II listed building

**PL/23/1749/HB** - 3 Brook End, Horseshoe Hill, Little worth Common, Burnham, Buckinghamshire, SL1 8QE  
Listed building consent for proposed single storey rear extension to Grade II listed building

**PL/23/1899/FA** - 689 Bath Road, Burnham, Buckinghamshire, SL6 0PB  
Part single /part 2 storey rear extension, single storey side extension and loft conversion with 5 rooflights.

## **7. Enforcement Updates**

- i) To approve a letter regarding Orchard Herbs

## **8. Area Planning Meetings and Strategic Planning Meetings**

The next South Buckinghamshire Area Planning Committee meeting is due to be held on 25<sup>th</sup> July 2023 at 2.30pm

<https://buckinghamshire.moderngov.co.uk/ieListDocuments.aspx?CId=360&MId=18144&Ver=4>

The next Strategic Sites Committee Meeting will be 6<sup>th</sup> July 2023 at 2:00pm.

<https://buckinghamshire.moderngov.co.uk/ieListDocuments.aspx?CId=362&MId=18273&Ver=4>

**Date of next meeting: Tuesday 17<sup>th</sup> July 2023**