

Burnham Parish Council

Minutes of the meeting of the Planning Committee held on the 22nd of September 2025
at 4.30pm in Burnham Park Hall.

Committee members present:

Cllr Marie Hammon (Chair)

Cllr Carol Linton

Cllr Pat Bird

Cllr Cole Caesar (Since P2526/48)

In attendance:

Officers of the Council: Laiba Malik (Assistant Clerk)

Councillors:

None

Members of public:

None

P2526/43 Apologies

Apologies were received from Cllr Pasha, Carey and Birdi.

P2526/44 Declarations of Interest

None

P2526/45 Public Forum

None

P2526/46 Minutes

The Committee **RESOLVED** to approve the minutes as an accurate record of the meeting held on 1st September 2025

P2526/47 Decisions

The decisions made by Buckinghamshire Council on applications listed on the 22nd of September 2025 agenda were **NOTED**.

P2526/48 Planning Applications

PL/25/3283/PIP - Land Between Taplow Common Road and Wymers Wood Road Burnham Buckinghamshire. Permission in principle for a minimum of 9 and a maximum of 9 dwellings.

The committee **RESOLVED** to **OBJECT**; the committee stated that the two sites are directly south of six other sites where trees have been cut down. There is also a much larger site directly north of Redwood that has been slowly cleared over decades, despite planning permission being refused. The 'garden' alongside Brakspear is also likely to be developed if the area is opened up. Recently, permission has been given for a plot on the corner of Wymers Wood Road, which could accommodate over 100 dwellings. All of this is within the Green Belt. Until the trees were taken down, the area was ecologically rich, home to deer, foxes, and probably smaller animals. It acts as a wildlife corridor between the Gore and the open farmland along Brickfield Lane, linking to the woodlands along Taplow Common Road and Nashdom grounds. Regarding the Grey Belt, this is a barrier

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around the urban area made up of Slough and Burnham and is not a village undeserving of Green Belt protection (see the discussion on the Iver application which was just approved). It is more akin to the strategic site in Beaconsfield, which was recently rejected. With the potential for this number of dwellings, it should be noted that school provision is already strained at the primary level. Most secondary pupils travel long distances to Bourne End school, which is oversubscribed with Wycombe pupils. Travel to Maidenhead is expensive, and those schools are likely to be expanded to cater for Maidenhead pupils. Sixth form provision for non-grammar school pupils is either on the other side of Maidenhead or in Henley. There are no local shops or recreation areas nearby, except for the organized football school and cricket club, so a playground will probably be required. Few residents will walk to the High Street. The Elizabeth Line stations are too far to walk, although cycling might be possible if a cycleway is included in the plans. Parking along Wymers Wood Road will soon be restricted due to three houses being built on the car park at the football ground. Any approval must include visitor parking to cover any eventuality and probably allow for football parking as well. An application for a new entrance further up Wymers Wood Road has been rejected as inappropriate. The whole road is not suitable for multiple junctions into cul-de-sacs, and the road is already busy up to the Pink Lane junction, which is a local rat run avoiding the High Street and Gore Road problems.

PL/25/3284/PIP - Land To The West Of Wymers Wood Road Burnham
Buckinghamshire Permission in principle for a minimum of 8 and a maximum of 8 dwellings.

The committee **RESOLVED** to **OBJECT**; the committee stated that the two sites are directly south of six other sites where trees have been cut down. There is also a much larger site directly north of Redwood that has been slowly cleared over decades, despite planning permission being refused. The 'garden' alongside Brakspear is also likely to be developed if the area is opened up. Recently, permission has been given for a plot on the corner of Wymers Wood Road, which could accommodate over 100 dwellings. All of this is within the Green Belt. Until the trees were taken down, the area was ecologically rich, home to deer, foxes, and probably smaller animals. It acts as a wildlife corridor between the Gore and the open farmland along Brickfield Lane, linking to the woodlands along Taplow Common Road and Nashdom grounds. Regarding the Grey Belt, this is a barrier around the urban area made up of Slough and Burnham, and is not a village undeserving of Green Belt protection (see the discussion on the Iver application which was just approved). It is more akin to the strategic site in Beaconsfield, which was recently rejected. With the potential for this number of dwellings, it should be noted that school provision is already strained at the primary level. Most secondary pupils travel long distances to Bourne End school, which is oversubscribed with Wycombe pupils. Travel to Maidenhead is expensive, and those schools are likely to be expanded to cater for Maidenhead pupils. Sixth form provision for non-grammar school pupils is either on the other side of Maidenhead or in Henley. There are no local shops or recreation areas nearby, except for the organized football school and cricket club, so a playground will probably be required. Few residents will walk to the High Street. The Elizabeth Line stations are too far to walk, although cycling might be possible if a cycleway is included in the plans. Parking along Wymers Wood Road will soon be restricted due to three

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houses being built on the car park at the football ground. Any approval must include visitor parking to cover any eventuality and probably allow for football parking as well. An application for a new entrance further up Wymers Wood Road has been rejected as inappropriate. The whole road is not suitable for multiple junctions into cul-de-sacs, and the road is already busy up to the Pink Lane junction, which is a local rat run avoiding the High Street and Gore Road problems.

PL/25/1994/HB - Nashdom Lane Burnham Buckinghamshire SL1 8NJ Listed building consent for installation of fire alarm system.

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

PL/25/2154/FA - 32 Pink Lane Burnham Buckinghamshire SL1 8JW Householder application for retention of existing side, rear and front extensions, retention of garage conversion to habitable space and retention of outbuilding (retrospective)

The committee **RESOLVED** to **OBJECT** to the retrospective planning application. The committee considered that the existing development is excessive and too large for the scale of the site, which reduces the available amenity space. This may affect the character of the property and could harm potential buyers due to the limited amenity space. The committee also **NOTED** that the site has no amenity space left; it has developed over the entire rear garden and thus changed its character completely. It has urbanised the area and also sets a precedent for future development on amenity space in Pink Lane. It is out of keeping and incongruous to the existing surroundings. This development should be restored to its former footprint, with rear amenity space.

PL/25/1415/FA - Oak Apple Abbey Park Lane Burnham Buckinghamshire SL1 8PJ Construction of single storey front and rear extensions with associated landscaping Appeal in Progress.

The committee **RESOLVED** to revert to their original decision and **OBJECT** to the application. However, the committee is mindful that the application site is located within the Metropolitan Green Belt and is 500m from the Burnham Beeches Special Area of Conservation.

PL/25/2627/TP - Burnham Park Windsor Lane Burnham Buckinghamshire G81 sycamore - sectional fell, T80 ash - reduce crown by 4m, T130 horse chestnut - reduce crown area by 4m, G185 acacia - sectional fell (TPO 4 of 1950)

The committee declared an interest and therefore **RESOLVED** not to comment on the planning application.

PL/25/1650/FA - Body4Real The Old Fire Station Church Street Burnham Buckinghamshire SL1 7HX Replacement of main doors and installation of roller shutter. The Committee **RESOLVED** to **OBJECT** to the proposed development. The Committee **NOTED** that although the fire station is not a listed building, it is located within the Burnham Conservation Area. Therefore, the proposed changes to the frontage would significantly alter the building's appearance. The Committee also **NOTED** that application PL/11/00766/ADV was refused, due to its location, which is within the Burnham Conservation Area and the need to preserve its appearance. The committee asked that the original red colour of the door frames are restored, as the grey is against the initial planning permission, when the building was converted from the fire station.

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The Committee supports the objection letter submitted.

PL/25/2703/FA - The Gables 45 Taplow Road Burnham Buckinghamshire SL6 0JN
Single storey side extension and garage conversion.

The committee **RESOLVED** to state that they had **NO OBJECTIONS**, However, the committee requested that the grass at the front of the property be reinstated and maintained.

P2425/49 Enforcement Updates

The Committee **NOTED** the appeal for **PL/25/0462/VRC** -Land To The Rear Of 113 Gore Road, Burnham, Buckinghamshire, SL1 7DF.

Proposal: Variation of condition 13 (Approved plans) of planning permission PL/23/3021/FA (Erection of detached dwelling and new vehicular access) to allow for raising the eaves height to provide additional first floor headroom and changing the roof of the single storey element from flat to pitched.

The Committee **NOTED** the appeal for **PL/24/2850/FA** - Land To The East Of Wymers Wood Road, Burnham, Buckinghamshire

Proposal: Detached two storey and single storey, 5-bedroom self-build dwelling house and associated works including vehicular access, parking, integral garage and landscaping.

P2526/50 Area Planning Meetings and Strategic Planning Meetings

The Committee **NOTED** the meeting dates.

Meeting Closed at 5.23pm

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