

**HUGHENDEN PARISH COUNCIL
PLANNING COMMITTEE**
Minutes of the meeting held on Thursday 15th November 2018
At the Council Offices commencing at 7.30 pm

CONFIRMED

Present: Cllr R Gould (Chairman), Cllr P Hardinge, Cllr H Stearn	
In attendance: Officer: Jill Armshaw (Deputy Clerk) There were 5 members of the public present. The meeting started at 7.30 pm.	
Minute	
1 18P150	Public participation The Chairman welcomed members of the public to the meeting and explained the process for public participation.
2 18P151	Apologies and approval of absence Apologies were received and approved from: Cllr P Gieler, Cllr K Gilmour and Cllr C Waterton.
3 18P152	Declarations of interests There were no declarations of interests.
4 18P153	Minutes RESOLVED: That the minutes of the meeting of the Planning Committee held on 25 th October 2018 be approved as a true record and signed by the Chairman.
5 18P154	Correspondence The following were noted: a) Letter from resident concerning application 18/07489/FUL Trystdene b) Letter from resident concerning application 18/07490/FUL Trystdene
6 18P155	Review of planning application decisions RESOLVED: That the decisions be noted. Appendix 1
7 18P156	Planning applications for consideration RESOLVED: That the listed comments be submitted to Wycombe District Council. Appendix 2
8 18P157	Future Business There was no business.
9 18P158	Date of the next meeting Thursday 6 th December 2018 at 7.30 pm.
10 18P159	The meeting closed at 9.05 pm.

Signed by the Chairman:

Date

Chairman's initials:

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**Review of Planning Application Decisions
Appendix 1**

WDC Reference	Location	Description	HPC Comment	WDC Decision	Variance HPC & WDC
18/06550/FUL	Hoppers Farm Cockpit Road Great Kingshill HP15 6ES	Change of use from agricultural building to 2 bed agricultural workers dwelling and associated alterations	No objection provided the application complies with Green Belt & AONB regulations. We would request that the application be subject to an agricultural worker dwelling condition so that the development must be retained as living accommodation for farm workers on Hoppers Farm. We would also request that if the officer is minded to approve the application, that it be considered by the WDC planning committee.	Application permitted	No
18/06842/FUL	51 Woodcock Avenue Walters Ash HP14 4TN	Householder application for construction of single-story side extension and alteration to path at front of property	No objection provided there is no intrusion on neighbours.	Application permitted	No
18/06869/FUL	Brimmers Farm Windmill Lane Widmer End HP15 6AL	Change of Use and alterations to agricultural barn to form two-bedroom dwelling (C3) and creation of two parking spaces, following demolition of attached corrugated barn. Relocation of access to Meadow View	No objection	Application permitted	No
18/07199/FUL	Lilac Cottage Pursells Meadow	Householder application for demolition of	No objection.	Application permitted	No

Chairman's initials:

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WDC Reference	Location	Description	HPC Comment	WDC Decision	Variance HPC & WDC
	Naphill HP14 4SG	garden shed and construction of attached garage			
18/07326/FUL	Modena Hunts Hill Lane Naphill HP14 4RJ	Householder application for construction of single storey side extension	No objection	Application permitted	No
18/07425/FUL 	The Black Lion Woodlands Drive Naphill HP14 4SH	Construction of standalone chiller and freezer unit positioned in existing rear yard	No objection	Application permitted	No

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**Planning Applications for Consideration
Appendix 2**

WDC Reference	Location	Description	HPC Comment
18/07690/LBC	Bristows Barn 380 Main Road Walters Ash HP14 4UU	Listed Building application for alterations & sub-division of dwelling to create 1 x 2-bed & 1 x 3-bed dwellings, new access & associated parking	No objection provided the access is acceptable to BCC Highways and the application is in line with Listed Building Regulations
18/07766/FUL	12 Dashfield Grove Widmer End HP15 6AJ	Householder application for construction of single storey front extension	No objection
18/07642/FUL	Bramble Cottage Bryants Bottom HP16 0JS	Householder application for construction of front porch extension with steps, part single storey, part two storey, part first floor side/rear extension, solar panels to front roof slope and box dormer to rear in connection with conversion of loft. Erection of 1m high boundary wall to front	No objection provided this and previous extensions do not exceed the 50% rule in Green Belt AONB.
18/07878/FUL	14 Coombe Gardens Hughenden Valley HP14 4PD	Householder application for construction of two storey side and single storey front/side/rear extensions with fenestration alterations (alternative scheme to pp 16/07072/FUL)	No objection
18/07879/FUL	Old Stocks Valley Road Hughenden Valley HP14 4PF	Householder application for construction of single storey replacement garden office building with gym	No objection however we note that there is a covenant on this land which states that the building may not be used for residential purpose
18/07895/FUL	Pine Trees Downley Road Naphill HP14 4QY	Householder application for the construction of single storey rear extensions replacing existing porch and proposed pitched roof over existing garage incorporating roof-light	No objection
18/07811/FUL	Drumlin Louches Lane Naphill HP14 4QJ	Householder application for a two-storey front and rear extension including internal alterations. Works to existing driveway to create additional off-street parking and bin store	No objection
18/07489/FUL	Trystdene Valley Road Hughenden Valley HP14 4PF	Householder application for demolition of existing garage and construction of part single and part two storey rear/side extension, first floor flat roof side extension, insertion of 6 x roof lights in connection with conversion of loft and creation of new access to front driveway	The Parish Council strongly objects to this application as the scale and size is inappropriate development in the AONB and Green Belt and is out of keeping with surrounding properties. There will be a major intrusion on neighbours. If the Officer is minded to approve this application should be considered by WDC Planning Committee

Chairman's initials:

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WDC Reference	Location	Description	HPC Comment
18/07490/FUL	Trystdene Valley Road Hughenden Valley HP14 4PF	Householder application for demolition of existing detached garage and construction of single storey detached garage and creation of new access to front driveway	The Parish Council strongly objects to this application especially as the advice given on pre-application to application 18/07489/FUL was to omit the proposed garage. The garage is large and out of keeping with surrounding properties and will be very visible and this will not be in keeping with street scene especially in Green Belt and AONB and may set an unwanted precedent
18/07621/FUL	63 Friars Gardens Hughenden Valley HP14 4LU	Householder application for construction of 2 x front dormers, insertion of 1 x rooflight to front, fenestration alterations and front porch canopy	No objection
18/07594/FUL	10 Trees Avenue Hughenden Valley HP14 4PQ	Householder application for insertion of flat roofed rear dormer & one side dormer, one Velux roof light to front and one to rear in connection with loft conversion	No objection provided there is no intrusion on neighbours and is in keeping with surrounding properties
18/07689/FUL	Bristows Barn 380 Main Road Walters Ash HP14 4UU	Alterations & sub-division of dwelling to create 1 x 2-bed & 1 x 3-bed dwellings, new access & associated parking	No objection provided the access is acceptable to BCC Highways