

**HUGHENDEN PARISH COUNCIL
PLANNING COMMITTEE**
Minutes of the meeting held on Thursday 18th April 2019
At the Council Offices commencing at 7.30 pm

UNCONFIRMED

Present: Cllr R Gould (Chairman), Cllr P Gieler, Cllr P Hardinge (deputising)	
In attendance: Officer: Jill Armshaw (Deputy Clerk)	
The meeting started at 7.30 pm	
Minute	
1 19P032	Public participation There were no members of the public present.
2 19P033	Apologies and approval of absence Apologies from Cllr C Waterton were received and approved.
3 19P034	Declarations of interests There were no declarations of interest.
4 19P035	Minutes RESOLVED: That the minutes of the meeting of the Planning Committee held on 7 th March 2019 be approved as a true record and signed by the Chairman. NOTED: That the consultee comments submitted to Wycombe District Council on 25 th March 2019 under delegated authority be noted. (Appendix 1)
5 19P036	Correspondence The following were noted: Notification of Tree Preservation Order off Speen Road, North Dean Appeal Notification 18?07862/FUL West Vale, Bryants Bottom Road
6 19P037	Review of planning application decisions RESOLVED: That the decisions be noted. (Appendix 2)
7 19P038	Planning applications for consideration RESOLVED: That the listed comments be submitted to Wycombe District Council. (Appendix 3)
8 19P039	Future business There was no business.
9 19P040	Date next meeting The next meeting will be held on Thursday 9 th May 2019.
10 19P041	The meeting closed at 8.20 pm.

Signed by the Chairman:

Date:

Chairman's initials:

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HUGHENDEN PARISH COUNCIL

Planning Committee

25th March 2019

Appendix 1 – Consultee Comments made under delegated authority

The following comments were submitted to Wycombe District Council on 25th March 2019 under authority delegated to the Chairman of the Planning Committee and the Clerk to the Council.

WDC Ref	Address	Description	HPC Comments
19/05368/FUL	Toad Hall Missenden Road Great Kingshill HP15 6DN	Householder application for demolition of existing outbuilding and construction of rear single storey extension with new rear dormer window to existing loft room	No objection.
19/05384/FUL	Pinehill Perks Lane Prestwood HP16 0JD	Householder application for construction of single storey side and rear extensions, alterations to entrance porch, first floor rear extension, pitched roof to existing flat roof dormer window, construction of detached shed and boundary wall, dropped kerb, widening of driveway and fenestration alterations	Provided the development complies with the policies of GB2 and AONB then the parish council does not object to this application.
19/05571/FUL	Great Kingshill Church of England Combined School Cryers Hill HP15 6JP	Erection of 2.4 m high Safeguarding fence and 3 x double gates to School perimeter	No objection.
19/05476/FUL	43 Trees Road Hughenden Valley HP14 4PN	Householder application for demolition of existing garage and conservatory, construction of single storey rear extension, insertion of 1 x roof light to front and 3 x roof lights to side in connection with loft conversion and replacement of tiles to roof	No objection provided there is no intrusion on neighbours.
19/05562/FUL	Hughenden Chase Denner Hill Road Denner Hill HP16 0JJ	Conversion of barn to 1 bed self-contained annexe with associated external alterations, demolition of existing stables, associated landscaping and creation of new access	No objection.
19/05302/FUL	The Studio Piggotts Hill North Dean HP14 4NF	Householder application for demolition of existing conservatory and erection of replacement single storey rear extension, first floor side extension, fenestration alterations, new window openings and provision of external timber cladding	No objection provided the development complies with GB and AONB policies.
19/05479/FUL	2 Hitchenden Farm Cottages Valley Road Hughenden Valley HP14 4LB	Householder application for construction of an enlarged replacement of front porch and garden room	No objection to the front porch but the parish council objects to the proposed garden room as this is inappropriate development in the GB and AONB.

HUGHENDEN PARISH COUNCIL
Planning Committee
Appendix 2 – Planning Application Decisions

WDC Ref	Location	Description	HPC Comment	WDC Decision	Variance HPC & WDC
17/05586/FUL	Heatherlands Naphill Common Naphill HP14 4RF	Amended Plans - Demolition of existing dwelling and erection of 3 x 4 bed detached dwellings with double detached garages and creation of new access	Hughenden Parish Council strongly objects to this amended application and agrees and supports the numerous and major objections that have been sent by a large number of Naphill residents and national bodies. We believe that the application has several important and significant inaccuracies. If minded to be approved, this application should go to the full Wycombe District Council Development Control Committee for consideration.	Application Permitted.	Yes
18/07304/FUL	Melvorn Stocking Lane Naphill HP14 4NE	Householder application for construction of part two storey, part single storey side extension and single storey rear extension	No objection provided the application complies with GB and AONB policies	Application Permitted.	No

WDC Ref	Location	Description	HPC Comment	WDC Decision	Variance HPC & WDC
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, insertion of 6 x rooflights in connection with conversion of loft creation of new access to front driveway and erection of double garage to rear	The Parish Council objects to this application as the scale and size is inappropriate development in the AONB and Green Belt and also contravenes the 50% regulation. There could also be a major intrusion on neighbours. If the Officer is minded to approve this application should be considered by WDC Planning Committee	Application Refused.	No
18/08038/FUL	19 Dashfield Grove Widmer End HP15 6AJ	Householder application for single storey rear extension	No objection.	Application Permitted.	No
19/05162/FUL	10 Trees Road Hughenden Valley HP14 4PW	Householder application for part two storey part first floor rear extension and changes to the front porch.	No objection.	Application Permitted	No
19/05173/FUL	31 Trees Road Hughenden Valley HP14 4PN	Householder application for construction of front open porch, insertion of additional rooflights to side and rear roof slope. Alterations to doors and windows. Raising of rear patio with associated alterations	No objection.	Application Permitted.	No
19/05175/FUL	The Firs Pursells Meadow Naphill HP14 4SG	Householder application for single storey side extension incorporating roof extension	No objection.	Application Permitted.	No
19/05217/FUL	7 Ash Close Walters Ash HP14 4TR	Householder application for construction of attached garage to side and single storey rear extension	No objection.	Application Permitted.	No
19/05250/FUL	6 Marigold Walk Widmer End HP15 6BZ	Householder application for construction of single storey rear extension with steps and patio to rear	No objection.	Application Permitted	No

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WDC Ref	Location	Description	HPC Comment	WDC Decision	Variance HPC & WDC
19/05300/TPO	279a Main Road Walters Ash HP14 4UU	Dismantle 1st branch back to main stem, reduce side lateral limb by 1-1.5m and reduce remaining overhanging branches to 1 x Scots Pine to reduce weight of branches to prevent branch failure.	No objection provided the work is carried out under the supervision of the WDC Tree Officer.	Application Permitted.	No
19/05316/FUL	27 Main Road Naphill HP14 4QD	Householder application for construction of single storey front and side extension and orangery at rear.	No objection.	Application Permitted.	No
19/05318/FUL	8 Orchard Close Hughenden Valley HP14 4PR	Householder application for demolition of existing garage and construction of part single, part two storey side/rear extension including integral garage and new roof over existing single storey rear extension	Provided there is no intrusion on neighbours, the parish council does not object to this application.	Application Permitted.	No
19/05407/FUL	Barnscroft Speen Road North Dean HP14 4NH	Erection of detached two storey 2-bed dwelling with associated car parking & using existing access	The parish council objects to this application as it considers it to be an inappropriate development in the GB and AONB.	Application Refused.	No

**Hughenden Parish Council
Planning Committee
Appendix 3 - Applications for Consideration**

WDC Reference	Location	Description	HPC Comment
19/05741/VCDN	Uplands Conference House and Training Centre Four Ashes Road Cryers Hill HP15 6LB	Variation of condition 2 (plan numbers) attached to PP 16/05053/FUL (Demolition of former coach house block and erection of new two storey building providing 1 x 1-bed, 10 x 2-bed & 2 x 3-bed self-contained flats. Conversion of former Conference Centre buildings including extensions & alterations to provide a terrace of 1 x 2-bed & 2 x 2-bed houses, 1 x 3-bed detached dwelling & 42 x 1,2 & 3-bed flats with reception area/offices/storage to ground & first floor of Central Block (59 dwellings in total). Highway works to Four Ashes Road, to include provision of a footpath beside Four Ashes Road between the site and Cryers Hill, alterations to site access, amendment to parking layout within site, boundary treatment, landscaping & associated ancillary works) to allow alterations to plan and design statement	No objection
19/05744/VCDN	Uplands Conference House and Training Centre Four Ashes Road Cryers Hill HP15 6LB	Variation of condition 2 (plan numbers) attached to PP 16/05054/LBC (Listed Building application for demolition of former coach house block and erection of new two storey building providing 1 x 1-bed, 10 x 2-bed & 2 x 3-bed self-contained flats. Conversion of former Conference Centre buildings including extensions & alterations to provide a terrace of 1 x 2-bed & 2 x 2-bed houses, 1 x 3-bed detached dwelling & 42 x 1,2 & 3-bed flats with reception area/offices/storage to ground & first floor of Central Block (59 dwellings in total). Alterations to site access, amendment to parking layout within site, boundary treatment, landscaping & associated ancillary works) to allow alterations to plan and design statement	No objection
19/05585/FUL	29 Woodcock Avenue Walters Ash HP14 4TW	Householder application for construction of 1 x rear dormer window and insertion of 3 x roof lights to front roof slope in connection with loft conversion	No objection
19/05704/FUL	Hughenden Manor Manor Road Hughenden Valley HP14 4LA	Change of Use of existing maisonette from Residential (C3) to Exhibition Area (D1) with internal alterations	No objection

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19/05713/FUL	Hogtrough Smallholding Louches Lane Naphill HP14 4QH	Demolition of existing buildings and clear the site, change the use of the site from redundant B8 (storage and distribution) to C3 (dwelling houses) and erection of 1 x 3 bed low carbon dwelling house which utilizes ground source heat, grey water harvesting, very low U-value insulation and solar power	The Parish Council objects to this application as it is inappropriate development in the Green Belt and AONB. If minded to be approved, then this application should be considered by the WDC Planning Committee
19/05275/FUL	25 Orchard Close Hughenden Valley HP14 4PR	Householder application for construction of an open front porch, insertion of a dormer window to the front roof elevation and bay window with roof	No objection
19/05751/VCDN	18 New Road Great Kingshill HP15 6DR	Variation of condition 3 (plan numbers) attached to PP 18/06177/FUL (Householder application for demotion of existing double storey rear extension and side lean-to structure and constructing of double storey rear, part side extension, single storey side and rear extension, insertion of window on side elevations and Velux style roof lights to single storey extension) to allow minor alterations	Provided there is no intrusion on neighbours, then the Parish Council has no objection to this application.
19/05856/FUL	149 Templewood Walters Ash HP14 4UF	Householder application for conversion of loft incorporating dormer window to the rear roof slope and roof lights to the front roof slope	No objection

Signed by the Chairman:

Date:

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