

HUGHENDEN PARISH COUNCIL – PLANNING COMMITTEE

Minutes of the meeting of the **PLANNING COMMITTEE** held in the Council Offices
held on Thursday 6th December 2007 commencing at 8pm

UNCONFIRMED

Present:- Cllr L O'Malley (Chairman) Cllr R F Gould
Cllr N J Morris Clerk: Mrs E Marsden
Cllr M E Ewart

There were no members of the public present.

1. **Apologies for Absence.** None.
The Clerk was unable to attend due to a family funeral, so Emma Marsden clerked the meeting.
2. **Declarations of Interest in Items on the Agenda.** None.
3. **Minutes of the previous meeting held on Thursday 15th November 2007.**
07P139 – These minutes were **RESOLVED** as a true record of that meeting and were duly signed by the Chairman.
4. **Matters Arising.**
07P140 – 07P110 - WDC - Response to HPC's letter regarding the absence of notification of amended plans and an item at Development Control Committee. Mrs Marsden informed members of the response from the District Council and it was **AGREED** that the Clerk would respond by asking that the Parish Council be re-consulted when an application has been amended that has been objected to. The members asked that the Clerk specifically 'flag up' any objections to the District Ward Councillors and not rely on them reading the minutes.
5. **Review of Conditions Attached to Permissions:-**
07P141 Information was **NOTED** in respect of the following:-
07/07356/FUL 4 Westmoreland Villas, Naphill Common, Naphill
07/07365/FUL 17 Fleet Close, Hughenden Valley
07/07403/FUL Walters Ash Farm Barns, Main Road, Walters Ash
07/07404/FUL Walters Ash Farm Barns, Main Road, Walters Ash
07/07425/FUL MOD, RAF High Wycombe, Walters Ash
07/07463/FUL Greenacres, Cryers Hill Road, Cryers Hill
07/07510/FUL 141 & 142 Templewood, Walters Ash
6. **Review of Reasons for Refusal of Applications:-**
07P142 Information was **NOTED** in respect of the following:-
07/07471/FUL Land adjacent to Jasmine Cottage, Hatches Lane, Great Kingshill
7. **Review of Reasons Contrary to Parish Council Views:-**
07P143 Information was **NOTED** in respect of the following:-
07/07325/FUL Mountain Ash, North Road, Widmer End
07/07374/FUL Silver Beeches, Missenden Road, Great Kingshill
07/07383/FUL 21 Moseley Road, Naphill
07/07494/FUL Rear of 232 Main Road, Naphill
8. **Correspondence.**
07P144 – Planning Inspectorate – Notice of allowance of appeal on 06/07949/FUL – Nortonleigh, Stag Lane, Great Kingshill. This was **NOTED**.
07P145 – Carey Group plc - Notice of public exhibition on De La Rue site, Coates Lane, High Wycombe to be held at St Michael & All Angels Church hall, Hughenden Manor on 13/12/07 between 2pm and 8pm. Copies of the letter were given to all members and it was **NOTED** that they would all attempt to attend this exhibition.

9. **Consideration of Planning Applications.**
07P146 – 6 applications were reviewed.

The following applications should be refused for the planning reasons set out below:-

VJB/07/07726/FUL - Valerie Bailey - 421548

Raising of roof and one chimney stack, insertion of 3 front and 2 rear dormers and 1 velux roof light to front in connection with loft conversion at Greenlands, Bryants Bottom Road, Bryants Bottom.

The Parish Council strongly object to this application due to the adverse visual impact that a three storey property would have in this area of the AONB and Green Belt. The dormer windows would be totally out of keeping with the adjacent properties and would constitute an intrusion on neighbours. If minded to approve, the Parish Council would wish this important application to be determined by the Development Control Committee.

AD/07/07863/FUL - Alexia Dodd - 421462

Construction of single storey side extension (Alternative scheme to pp-06/05181/FUL) at 128 Brands Hill Avenue, High Wycombe.

The Parish Council objects to the size and scale of the proposed extension, which would constitute overdevelopment of the site and be out of keeping with the adjoining properties.

AD/07/07892/FUL - Alexia Dodd – 421462

Construction of 2 bay windows to front, insertion of 1 front dormer and 2 side dormers and alterations at Beirnfels, North Road, Widmer End.

The Parish Council objects to the two side dormer windows, as they would be an intrusion on neighbours.

The Council has the following observations on these applications:-

GMG/07/07719/FUL - Gemma Gearing - 421632

Construction of single storey rear conservatory at Magnolias, Cryers Hill Road, Cryers Hill.

The Parish Council has no objection provided that this, together with previous extensions, does not exceed the 50% in Green Belt rule.

The Council has no observations on the following applications:-

GMG/07/07768/FUL - Gemma Gearing - 421632

Certificate of proposed lawfulness for conversion and associated alterations to integral garage to form elderly persons accommodation at Wisteria House, Friars Gardens, Hughenden Valley.

The following applications should be approved:-

ELH/07/07824/FUL - Emma Hatton - 421538

Construction of single storey front porch at 4 Orchard Close, Hughenden Valley.

10. **Other Matters.**

07P147 – Cllr Ewart informed members of a meeting with WDC and Council Chairmen where she raised the issue of the new procedures for planning consultations. Cllrs Davies and Jarman subsequently attended a WDALC meeting and it was mentioned that some aspects could be improved. It was **NOTED** that some other Parish Councils had specifically purchased an A3 printer.

11. **Items to be considered for the Strategic Plan.** No items outstanding.

12. **Urgent Matters by permission of the Chairman.** None.

13. **Date of the Next Meeting.**

The next meeting of the Planning Committee is scheduled for Thursday 20th December 2007.

There being no further business, the meeting closed at 9.50pm.

Signed:

Date: