

CHEPPING WYCOMBE PARISH COUNCIL

PLANNING MEETING

Report of the Planning Meeting held on 29 June at **10.00am via Microsoft Teams**

Under the Local Authorities and Police and Crime Panels (Coronavirus)(Flexibility of Local Authority and Police and Crime Panel Meetings) (England and Wales) Regulations 2020 (4 April 2020) allowing Local Authorities flexibility to hold meetings at a time, day and frequency to suit their own needs, without the requirement for further notice.

Cllr C Dodds acted as chairman of the meeting.

Attendees: Cllr R Kin, Cllr A Barron, Cllr C Jordan, Cllr D Johncock, Cllr L Johncock, Cllr H Darch, Cllr S Digby, Cllr R Wilks and one member of the public from High Wycombe

1. Apologies for Absence

Cllr S Herron

2. Declarations of Interest and Code of Conduct

Cllr C Dodds expressed an interest in 21/06665.

Cllrs D Johncock & L Johncock expressed an interest in 21/06675 and declined to comment

3. Applications for consideration

WDC Ref	Property Address	Proposal	Comment
21/06681	22 Ashley Drive Tylers Green Bucks HP10 8BQ	Householder application for roof alterations including hip-to-gable roof extension and 1 x dormer window to rear to facilitate conversion of existing loftspace to habitable accommodation, construction of single storey front extension with associated conversion of garage to habitable accommodation and part single/part two storey side rear extension	No comment
21/06665	Bridge Cottage Kingsmead Road Loudwater Bucks HP11 1JL	Householder application for construction of single storey side extension and two storey rear extension	CWPC objects to the planning application because of lack of parking on the applicant's land. Previously, cars have been parked on TfB's roadside grassed verge because of a narrow access bridge restricting the size of vehicle. We note that the proposed garage is also very small and there are no details showing how and where cars would be parked.
21/06675	165 Blind Lane Flackwell Heath Bucks HP10 9LE	Householder application for construction of two storey side extension and part single / part two storey side / rear extension	CWPC do not object to this application but would like it noted that we are still concerned over the access to the rear garden. The extension is too close to the boundaries (40cm and 15cm) with no gap down the side allowing access to the back garden. We would also like to refer the Case Officer to our previous comment querying whether there should be a fire escape from the master bedroom.
21/06688	40 Kite Wood Road Tylers Green Bucks HP10 8HH	Householder application for construction of single storey rear extension, first floor side extension and part garage conversion to habitable accommodation	No comment

21/06385	3 Fairview School Road Tylers Green Bucks HP10 8NE	Installation of retractable awning to front elevation	CWPC do not object to the planning application but we would like to request a condition that the awning is retracted when the store is not open.
21/06743	128 Heath End Rd Flackwell Heath Bucks HP10 9EW	Change of use of existing Gypsy/Traveller site to facilitate creation of 5 x additional Gypsy/Traveller pitches, comprising the siting of 5 mobile homes alongside 2 additional touring caravans	Chepping Wycombe Parish Council objects to this proposed development. It is recognised by all parties that this parcel of land is in green belt. CWPC objects to this planning application as an overdevelopment of the site in terms of the number of proposed dwellings (62% increase on current dwellings). Fire safety requirements indicate dwellings should be not less than 6 metres from any other trailer, caravan or park home. Clearly an expanded site does not meet this criterion. The proposed expanded site does not have the capability of an Amenity area for children and adults outside of the dwellings, due to site density and parking requirements. In considering the planned mobile homes dimensions, these currently exceed the granted permitted size in the original Appeal B: APP/K0425/A/12/2183066 of 13.5m 4.5m with current and proposed dimensions of 15.1m x 6.4m. The touring caravans are current and proposed at 9.2m x 5.3m. These proposed dwellings substantially fill the site. CWPC has substantial concerns over vehicle parking (both domestic and commercial) on site. The proposed plans indicate the potential for 8 standard carparking spaces on 13 dwellings, with no space for vans or lorries. Off street parking is and will be an issue with regards to buses and the road is a primary route through Flackwell Heath. Abbey Barn Development is expected to increase the traffic flows through the village and any off-street parking in this area will increase the possibility of vehicular accidents. The current site is subject to several enforcement orders regarding gates and arboreal (TPO) considerations for several years – at what stage will these be complied with?

21/06751	The Lookout Hammersley Lane High Wycombe Bucks HP10 8HG	Householder application for construction of part single, part two storey front, side and rear extension	CWPC objects to this application. We believe that this extension with its increase in size and bulk is an overdevelopment of the site and is out of character with other properties in the area. We also would like to query whether the current works to the existing house that have been ongoing for about a year have been approved.
21/06742	33 Clearbrook Close Loudwater Bucks HP13 7BQ	Householder application for construction of single storey side and rear extensions with creation of drive and crossover	No comment
21/06545	59 Southcote Way Tylers Green Bucks HP10 8JS	Householder application for construction of front porch, two storey rear extension, first floor extension over existing garage and external alterations. Construction of open-sided outbuilding for outdoor dining	No comment
21/06754	56 Coppice Farm Rd Tylers Green Bucks HP10 8AH	Householder application for construction of single storey rear extension	No comment
21/06811	32 Green Crescent Flackwell Heath Bucks HP10 9JQ	Householder application for construction of front porch, single storey outbuilding and roof alterations to front including 2 x roof lights to side roof slope	No comment

The chairman thanked members for their attendance and closed the meeting at 10.48.