

CHEPPING WYCOMBE PARISH COUNCIL

PLANNING MEETING

Report of the Planning Meeting held on 8 March 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.

The meeting is open to members of the public and press

CLlr C Dodds acted as chairman of the meeting.

Attendees: CLlr C Jordan, CLlr R Wilks, CLlr A Barron, CLlr D Johncock, CLlr L Johncock, CLlr J Herschel, CLlr I Forbes

1. Apologies for Absence

CLlr H Darch, CLlr S Digby, CLlr S Herron

2. Declarations of Interest and Code of Conduct

CLlr R Wilks and CLlr A Barron expressed an interest in 22/05341 and declined to comment.

CLlr H Darch expressed an interest in 22/05370 and declined to comment.

3. Applications for consideration

WDC Reference	Property Address	Proposal	Comment
22/05234	113 Heath End Road Flackwell Heath Bucks HP10 9ES	Variation of conditions 2 (plan) and 11 (access) attached to 20/07212/FUL (Erection of 2 x 4 bedroom dwellinghouses with associated works) to allow for change of access point with electric gate	No comment
22/05311	Little Farm London Rd Loudwater Bucks HP10 9RF	Conversion of existing barns to form 1 x 2-bed dwelling and 2 x 2-bed dwellings (3 residential units in total) with associated external alterations	No comment on the layout but the development is on Green Belt and must receive appropriate approval.
22/05221	12 The Lawns Tylers Green Bucks HP10 8BH	Householder application for erection of single storey rear extension and reposition of garden retaining wall	No comment
22/05170	Burleighfield House London Road Loudwater Bucks HP10 9RF	Residential development consisting of construction of 1 x 3-bed detached dwelling and an apartment block comprising 4 x 2-bed flats (5 residential units in total) with associated bin/cycle stores, car parking, hard and soft landscaping	No comment
21/08784	16 Buckingham Way Flackwell Heath Bucks HP10 9EH	Householder application for construction of 1 metre high fence to boundary	No comment
22/05294	Ashwells Lodge Cock Lane Tylers Green Bucks HP10 8DS	Reduce crown by 3-4 metres to previous pollard point due to excessive shading and remove epicormic growth on trunk	Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant.
22/05289	Bramley Cottage The Common Flackwell Heath Bucks HP10 9NT	Householder application for construction of single storey rear extension and roof alterations to existing flat roof extension	No comment, however we would request input from the Conservation Officer as we question whether a crown roof on a brick & flint building is in keeping with the village conservation area.

22/05232	The Mill House Boundary Road Loudwater Bucks HP10 9QN	Listed Building Application for conversion of Mill House to form 6 x 1-bed flats and 3 x 2-bed flats, erection of a terrace of 3 x 3-bed dwellinghouses (12 in total) with bin/cycle store and associated hard and soft landscaping	CWPC objects to the development because we wish to place a condition on the developer, that as part of the development, a public footpath is provided following the bank of the river Wye from the boundary on the west to the existing footbridge on the east boundary leading through to Knaves Beech Way. (The western boundary of the envisaged footpath would link to Snakely Close park via the former Railco site when it is developed in the future).
22/05231	The Mill House Boundary Road Loudwater Bucks HP10 9QN	Conversion of Mill House to form 6 x 1-bed flats and 3 x 2-bed flats, erection of a terrace of 3 x 3-bed dwellinghouses (12 in total) with bin/cycle store and associated hard and soft landscaping	CWPC objects to the development because we wish to place a condition on the developer, that as part of the development, a public footpath is provided following the bank of the river Wye from the boundary on the west to the existing footbridge on the east boundary leading through to Knaves Beech Way. (The western boundary of the envisaged footpath would link to Snakely Close park via the former Railco site when it is developed in the future).
22/05338	Pightle Cottage Cock Lane Tylers Green Bucks HP10 8DP	Householder application for construction of new front porch and double garage accommodating part workshop and part garage	CWPC objects to this application on the grounds that the proposed double garage will result in a significant loss of amenity and harm to the open street scene on this prominent location in the village. The garage planned would abut directly on to the western boundary wall of 1.5 metres in height having a ridge height standing 1.84 metres above that at 3.34 metres; furthermore the planned boarded finish above the curtain wall would be out of keeping with the existing brick finish of both the wall and house. We note that a previously approved application (14/07157) for a single garage sited back from the front boundary and nearer the southern hedged boundary had specific conditions attached to it requiring the street facing wall to be of brick and flint finish and to be screened by a hedge ('in the interests of amenity'). Relocating the planned garage so that its rear wall abutted the existing southern hedged boundary with a brick and flint finish to the western street facing wall would seem to be a more suitable and less visibly intrusive location.

22/05341	2 Old Kiln Road Flackwell Heath Bucks HP10 9NR	Householder application for conversion of integral garage to habitable accommodation, construction of single storey front extension and part single, part two storey side and rear extension	No comment
22/05370	High Bank Kingswood Road Tylers Green Bucks HP10 8JE	Householder application for single storey side extension and front infill porch with conversion of existing garage to habitable rooms. Creation of additional access and associated alterations to driveway	No comment
Owing to the rescheduling of the planning meeting, the following application was not on the agenda but it was discussed at the meeting.			
22/05346	15 Lammas Way Loudwater Bucks HP10 9QA	Crown lift of 7 metres to 1 x London Plane (T1) as it is too close to properties	Any works to be carried out only with the full approval of the Bucks Council Wycombe Area's tree consultant.

The chairman thanked members for their attendance and closed the meeting at 10.35.