

CHEPPING WYCOMBE PARISH COUNCIL

PLANNING MEETING

8 July 2025

Report of the meeting held at **10.30am via Microsoft Teams**
The meeting was open to members of the public and press

Present: Cllr D Johncock Cllr H Darch
 Cllr L Johncock Cllr K Griffiths
 Cllr A Barron Cllr N Thomas

Also present: Mr D Price – 10.38am to 10.48am only (resident Flackwell Heath)

Cllr H Darch was chairman of the meeting.

1. Apologies for Absence

Apologies were received from Cllr L Townsend, Cllr R Wilks, Cllr C Dodds and Cllr S Guy.

2. Declarations of Interest and Code of Conduct

There were no declarations.

3. Applications for consideration

Ref	Property Address	Proposal	Comment
25/05894	5 Highlea Avenue Flackwell Heath Buckinghamshire HP10 9AD	Householder application for garage conversion to living accommodation and construction of single storey rear extension	No comment
25/06182	Marchwood Hammersley Lane High Wycombe Buckinghamshire HP13 7BY	Householder application for construction of front, side and rear extensions, replacement pitched roof with gable ends to form new first floor and associated internal alterations	No comment
25/06251	2 Willow Close Flackwell Heath Buckinghamshire HP10 9LH	Householder application for loft conversion to include hip to gables, 6 dormers and replacement of existing tiles with new plain tiles	No comment
25/06309	The Royal British Legion Common Road Flackwell Heath Buckinghamshire HP10 9NS	Demolition of existing Royal British Legion building and construction of three storey apartment block comprising 2 x 1-bed and 7 x 2-bed apartments (9 x units in total), with associated car parking, bin/cycle stores and associated works	CWPC strongly objects to this planning application for the following reasons: - There is insufficient parking for the intended number of residents. The suggestion of using nearby parking bays situated by the neighbouring shops and takeaways is not acceptable as this road has restricted parking. - The lounge window for one of the ground floor flats will have all pedestrian traffic to and from the main entrance at a distance of less than one metre. Therefore severely impacting on privacy and noise. - Another of the ground floor flats will have the lounge and bedroom windows

			facing the solid brick wall of the Swim Street building. The lounge and bedroom windows of the flat above will also look directly onto the Swim Street building. This will seriously and unacceptably impact the visual amenity of the flat occupants. CWPC do not object to the site being developed but it must be the right scheme for the location. In addition, the RBL was an asset of community value which has been lost. There should therefore be a S106 contribution applied to this development for the provision of additional community facilities elsewhere. If Buckinghamshire Council are minded to allow the application, then we ask that the application be called in for determination.
25/06220	15 Chapel Road Flackwell Heath Buckinghamshire HP10 9AA	Householder application for construction of two storey front extension, two storey rear extension, new raised roof, roof extensions/alterations, front porch, front gates and associated external alterations	CWPC strongly objects to the proposal of the use of solid gates at the entrance to the site. There are no gated properties in this part of Flackwell Heath and the proposal would be completely out of character with the surrounding homes. The gates used should be see-through (wrought iron, for example) and it is strongly urged that the gates be positioned further within the site to enable vehicles to drive clear of the road whilst opening. CWPC makes no comment regarding the plans for the house itself.

ADDENDUM:

Ref	Property Address	Proposal	Comment
25/06361	Land Rear Of 21 Chapman Lane Flackwell Heath Buckinghamshire HP10 9AZ	Erection of two detached three bedroom bungalows at the land rear of 21 Chapman Lane with associated parking and new access	CWPC strongly objects to this planning application for the following reasons: • It is an overdevelopment of the site. • It is a back garden development which is against local policy. • The driveway access is too restricted for residents and delivery vehicles, and especially for emergency service vehicles. • First floor windows will impact on neighbour privacy. If Buckinghamshire Council are minded to allow the application, then we ask that the application be called in for determination.

25/06533	Land Adjacent Hilltop Hammersley Lane High Wycombe Buckinghamshire	Application for Permission in Principle for residential development of two residential units, construction of footpath from Hammersley Lane into land allocated under Policy HW6 of the Wycombe Local Plan and provision for land transfer of green infrastructure land, allocated under Policy HW6 of the Wycombe Local Plan	CWPC strongly objects to this planning application, and is agreement with the inspector's comments regarding the previous application. This would be an inappropriate over- development of Green Belt land, which should be protected. If Buckinghamshire Council are minded to allow the application, then we ask that the application be called in for determination.
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The chairman thanked those present and closed the meeting at 11.09am

Date and time of next meeting: Tuesday 29 July 2025 @ 10am, on Teams