

PLANNING COMMITTEE

Meeting - 9 January 2019

Present: *R Bagge (Chairman)
*J Jordan, *D Anthony, *T Egleton, *B Gibbs, *P Hogan,
*Dr W Matthews and *D Smith

*attended site visit

Apologies for M Bezzant and M Lewis
absence:

29. MINUTES

The minutes of the Planning Committee held on 5 December 2018 were approved and signed by the Chairman as a correct record.

30. DECLARATIONS OF INTEREST

There were no declarations of interest.

31. APPLICATIONS AND PLANS

Key to the following decisions:

ADV - Consent to Display Adverts; ARM - Approval of Reserved Matters; CI - Certificate of Lawfulness Issued; CON - Conservation Area Consent; D - Deferred; D (INF) - Deferred for Further Information; D (SV) - Deferred for Site Visits; D (PO) - Deferred for Planning Obligation; D (NEG) - Deferred for Negotiations; FCG - Consent for Tree Work; PCR TPO Part Consent/Part Refusal; LBC - Listed Building Consent; OP - Outline Planning Permission; P - Application Permitted; R - Refused or Rejected; R (AO) – Refused against Officer recommendation; RC - Removal of Condition; TC - Temporary Consent; TP - Temporary Permission; ULBC - Unconditional Listed Building Consent; UP - Unconditional Permission; VG - Variation Granted; W - Application Withdrawn.

(A) COMMITTEE DECISION REQUIRED FOLLOWING A SITE VISIT AND/OR PUBLIC SPEAKING:

		Decision
Plan Number:	17/02418/FUL	P
Applicant:	Mr Ferdenzi	
Proposal:	Construction of two apartment blocks comprising	

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	ten flats and basement parking at 24 & 26 Marsham Lane, Gerrards Cross, Buckinghamshire SL9 8HD
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Notes:

1. A site visit was undertaken by Members.
2. Speaking on behalf of the objector: Dr Ali Toutounchi and on behalf of the Applicant: Mr Gino Ferdenzi.
3. The Planning Officer verbally updated Members and made some amendments to the report. A plan was added to Condition 9 which would be incorporated in the transport statement in accordance with the approved plans. Condition 12 should refer to the Local Planning Authority rather than the County Planning Authority. An informative would be added reminding the client that the Section 184 agreement was separate to the planning process.
4. The Committee proposed a number of additional conditions as follows:-
 - to prevent the use of the flat roof and rear extension for use as a terrace or balcony
 - that privacy screens be used on the rear balconies
 - that no electronic mechanisms be used for the doorway to the car park to reduce noise
 - that acoustic fencing be used near the cottages to provide a noise barrier
 - that low level bollard lighting be used
 - that the use of dragon's teeth be explored with the Highway Authority to mitigate harm and improve highway safety by stopping traffic turning right
 - that an application be submitted for a sustainable drainage plan

Councillor T Egleton proposed that the application be permitted subject to the conditions outlined in the report as amended verbally by the Officer together with the seven additional conditions proposed by Members. The proposal was seconded by Councillor J Jordan and agreed at a vote.

RESOLVED:

That the application be permitted subject to the conditions outlined in the officer's report and as amended.

		Decision
Plan Number:	18/00928/FUL	PO
Applicant:	Mr D Crisp	
Proposal:	Conversion of stable building to a residential dwelling at Old Oak Farm, Parsonage Lane, Farnham Common, Buckinghamshire SL2 3PA	

Notes:

1. A site visit was undertaken by Members.
2. Speaking on behalf of the objector: Mr Philip Norvill and Mr Tristan Miles and on behalf of the Applicant: Mr Robert Clarke. The District Councillor Dev Dhillon also spoke against the application.
3. The Planning Officer verbally updated Members on two late letters of objections which covered similar areas to previous representations. An amendment was made to paragraph 34 of the report which referred to a survey; this survey was carried out in August last year not August this year. In terms of working with the applicant (Paragraph 37) officers had sought amendments on the details submitted. With regard to Condition 8 reference was made to a new access but this was an amendment of the existing access.
4. The Committee proposed additional conditions relating to access arrangements and the hardstanding on the site to give a softer appearance rather than tarmac and also landscaping on the curtilage boundaries.

Councillor P Hogan proposed that the application be deferred to enable Officer to negotiate with the agent/application with a view to agreeing obligations to be incorporated into a Section 106 agreement prior to the application being resubmitted to the Committee. The Section 106 agreement should include an obligation requiring the removal of existing temporary buildings on the site and the resubmission should include amendments to conditions and the 'working with the applicant' paragraph as outlined above. In addition, further planting and landscaping details should be sought from the agent. A further site visit was not required. The proposal was seconded by Councillor J Jordan and agreed at a vote.

RESOLVED

That the application be deferred so that a Section 106 agreement could be completed prior to the application being resubmitted to the Committee for consideration.

(B) COMMITTEE DECISION REQUIRED WITHOUT A SITE VISIT OR PUBLIC SPEAKING:-

None

(C) COMMITTEE OBSERVATION REQUIRED ON APPLICATIONS TO OTHER AUTHORITIES

None

(D) APPLICATIONS DETERMINED UNDER DELEGATED AUTHORITY

The Committee received for information a list of the applications dealt with under delegated authority by the Head of Planning and Economic Development.

32. **PLANNING APPEALS AND SCHEDULE OF OUTSTANDING MATTERS**

The Committee received for information a progress report which set out the up-to-date position relating to Planning Public Inquiries, Hearings and Court Dates.

RESOLVED that the report be noted

The meeting terminated at 6.10 pm