

# Planning Committee Minutes

Date: 4 June 2014

Time: 7.00 - 10.30 pm

**PRESENT:** Councillor D A Johncock (in the Chair)

Councillors Mrs J A Adey, D J Carroll, S Graham, C B Harriss, A E Hill, N B Marshall, H L McCarthy, R Metcalfe, Mrs D V E Morgan, S F Parker, B R Pollock JP and P R Turner.

Apologies for absence were received from Councillors: A Hussain and A Turner.

## LOCAL MEMBERS IN ATTENDANCE

Councillor W J Bendyshe-Brown

## APPLICATION

13/07946/FUL

### 1 MINUTES OF THE PREVIOUS MEETING

**RESOLVED:** That the minutes of the Planning Committee meeting held on 7 May 2014 be approved as a true record and signed by the Chairman.

### 2 DECLARATIONS OF INTEREST

There were no declarations of interest.

### PLANNING APPLICATIONS

**RESOLVED:** That the reports be received and the recommendations contained in the reports be adopted, subject to any deletions, updates or alterations set out in the minutes below.

### 3 13/07544/VCDN - SITE OF 86 TO 88 THE PARADE, BOURNE END, BUCKINGHAMSHIRE

Members expressed concerns regarding the likely vehicle manoeuvring resulting from the reduced width of the proposed access. A motion to defer the application was proposed by Cllr Marshall and seconded by Cllr Carroll to request the applicant to investigate the possibility of making the access slightly wider. Buckinghamshire County Council (BCC) would require tracking information with any revised proposal.

**RESOLVED:** that the application be deferred for the reason as stated above.

The committee was addressed by Mr Jim Penfold on behalf of the Bourne End Residents Association in objection and Mr Luke Raistrick of Martin Robeson Planning Practice, the agent on behalf of the applicant.

**4 13/07946/FUL - THE BLACK PRINCE / THE POPPY SEED, WYCOMBE ROAD, PRINCES RISBOROUGH, BUCKINGHAMSHIRE, HP27 0EN**

Members expressed a number of concerns regarding the design, layout and appearance of the proposed development. Given the range of concerns brought forward, quickly formulating a detailed reason for refusal was difficult. A motion was therefore proposed by Cllr Harriss and seconded by Cllr Hill that the Committee was minded to refuse the application, and delegated the decision to refuse the application to the Head of Planning & Sustainability based on the issues raised by the Committee regarding –

- Out of character
- Style
- Mass
- Intensification
- Too uniform
- Bulk of the block of flats

**RESOLVED:** that the Committee were minded to refuse the application, and delegated the decision to refuse the application to the Head of Planning & Sustainability based on concerns as listed above.

The committee was addressed by Ms Linda Davies, a local resident, and Town Councillor Will Streule, representing Princes Risborough Town Council in objection and Mr David Howell of Caldecotte Consultants, the agent on behalf of the applicant.

The committee was addressed by Councillor Bendyshe-Brown as the local Ward Councillor.

**5 14/05445/FUL - 1 HILLTOP COTTAGES, TREADAWAY ROAD, FLACKWELL HEATH, BUCKINGHAMSHIRE, HP10 9PX**

The Deputy Chairman, Councillor A Hill, took the Chair for this item, to allow the Chairman to speak as local member.

A motion to defer the application was proposed by Cllr Johncock and seconded by Cllr Pollock.

**RESOLVED:** that the application be deferred –

- To check on a possible incursion onto the public highway
- To investigate whether the applicant could reduce the height of the proposed fence, remove the timber sleeper retaining wall, increase the width of the planting bed and plant the hedge at road level.

The committee was addressed by Mrs Carolyn Leonard representing the Flackwell Heath Residents Association and Parish Councillor David Onslow representing the Chepping Wycombe Parish Council in objection and Mrs Helen Ekendahl, and Mr Roger Binney representing the applicant.

The committee was addressed by Councillor Johncock as the local Ward Councillor.

**6 14/05239/FUL - COMPAIR BROOMWADE, HUGHENDEN AVENUE, HIGH WYXCOMBE, BUCKINGHAMSHIRE, HP13 5SJ**

The officer's recommendation was put to a vote. Members voted unanimously in favour of the motion to approve the application subject to a proviso that the discharge of materials be in consultation with a panel of Members. Cllrs Johncock, Hill, Harriss, McCarthy and P Turner were nominated and agreed for this task. As part of the landscaping/materials details submitted it was requested that the applicant investigate the possibility of a green roof.

**RESOLVED:** that conditional planning permission is granted, and request that the Head of Planning & Sustainability consult the panel of members as set out above before the details required under conditions 18 (materials) and 19 (hard and soft landscaping) are approved.

**7 PRE PLANNING COMMITTEE TRAINING / INFORMATION SESSION**

Members noted that the pre-committee information / training session scheduled for Wednesday 2 July 2014 would be an update on the housing land supply work being carried out as part of the preparation of the WDC new Local Plan.

**8 APPOINTMENT OF MEMBERS FOR SITE VISITS**

**RESOLVED:** That in the event that it was necessary to arrange site visits on Tuesday 1 July 2014 in respect of the agenda for the meeting on Wednesday 2 July 2014, the following Members be invited to attend with the relevant local Members:

Councillors: Mrs J A Adey, S Graham, A E Hill, D A Johncock, N B Marshall, H L McCarthy and S F Parker.

**9 FILE ON ACTIONS TAKEN UNDER DELEGATED AUTHORITY**

The file on actions taken under delegated authority since the previous meeting was circulated for the Committee's attention.

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Chairman

**The following officers were in attendance at the meeting:**

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|-----------------|--|
| Mr M Hardy      | - Highways Officer, BCC                    |
| Miss G Hastings | - Technical Officer                        |
| Mrs L Hornby    | - Senior Democratic Services Officer       |
| Mrs J Ion       | - Principal Development Management Officer |
| Mr A Nicholson  | - Development Manager                      |
| Mrs S Siddiq    | - Principal Planning Solicitor             |
| Mr R White      | - Principal Development Management Officer |