



North Buckinghamshire Area Planning Committee minutes

Minutes of the meeting of the North Buckinghamshire Area Planning Committee held on Wednesday 13 March 2024 in The Oculus, Buckinghamshire Council, Gatehouse Road, Aylesbury HP19 8FF, commencing at 2:30pm and concluding at 5:30pm.

Members present

P Fealey (Chairman), H Mordue (Vice-Chairman), A Bond, P Brazier, M Caffrey, P Cooper, C Cornell, S Morgan, A Osibogun, M Rand and R Stuchbury

Agenda Item

1 Apologies

Apologies were received from Councillors P Gomm, F Mahon, Sir B Stanier Bt, and D Town.

Councillors P Brazier, M Caffrey and M Rand sat as substitutes.

2 Minutes RESOLVED

That the minutes of the meeting held on 17th January 2024 be agreed as a correct record.

3 Declarations of interest

There were none.

4 22/00613/APP - Brook Farm, Leighton Road, Stoke Hammond

Proposal: Erection of 42 residential dwellings including associated parking and landscaping.

The case officer gave a verbal update to her report, which detailed the following points:

- Paragraph 1.2 was a duplicate of paragraph 1.1 which was included in error.
- The planning reference number in condition 2 was to be replaced with A19-081-PL500-E which was the correct reference number for the site plan.

Speakers

Councillor/Local Member: Cllr J Jordan (statement read by Democratic Services Officer)

Parish Council: Cllr Malcolm Newing (Chairman of Stoke Hammond Parish Council)

Objector: Kim Balmer

Agent: Joe Read

It was proposed by Councillor P Fealey, seconded by Councillor A Osibogun and

RESOLVED

That application 22/00613/APP be **refused** for the following reasons:

1. The adverse impacts of the proposal significantly and demonstrably outweigh the benefits, in that the proposed development:
 - a. Failed to provide a biodiversity net gain and failed to demonstrate that it could realistically be delivered as part of any future development on site contrary to requirements of policy NE1 of the Vale of Aylesbury Local Plan and section 15 of the National Planning Policy Framework.
 - b. Had not demonstrated how it would meet recreational open space needs for future occupiers, contrary to policy i1 and i2 of the Vale of Aylesbury Local Plan.
 - c. Failed to sign up to a S106 legal agreement to secure the mitigation outlined in the relevant part of the report.

5 Availability of Members Attending Site Visits (if required)

Details on any site visits deemed appropriate by the Chairman to occur prior to an application's consideration at the next scheduled meeting of the Committee would be communicated to Members as necessary.

6 Date of the Next Meeting

10th April 2024.