



South Buckinghamshire Area Planning Committee minutes

Minutes of the meeting of the South Buckinghamshire Area Planning Committee held on Tuesday 27 October 2020 via Microsoft Teams, commencing at 2.30 pm and concluding at 4.38 pm.

Members present

D Anthony, M Bradford, S Chhokar, T Egleton, P Griffin, G Hollis, M Lewis, Dr W Matthews and R Reed

Agenda Item

1 Apologies for Absence

Apologies had been received from Councillor B Gibbs.

2 Declarations of Interest

There were no declarations of interest.

3 Minutes

The minutes of the meeting held on 29 September 2020 were agreed as an accurate record

4 PL/20/1685/FA - Land South of Rowley Lane, Wexham, Buckinghamshire

Proposal: Residential development consisting of 5 no. dwellings with associated access and landscaping, following demolition of existing buildings associated with the livery and storage uses on site.

Notes

- The Case Officer proposed that the recommendation be changed to read 'delegate the application to the Director of Planning and Environment to GRANT planning permission subject to the conditions set out in this report and any others which he considers appropriate and the satisfactory prior completion of a legal agreement relating to mitigation of Burnham Beeches SAC. If the Legal Agreement cannot be completed, that the application be refused for such reasons as considers appropriate.'
- It was confirmed that the applicant had confirmed agreement to the pre-commencement conditions set out in the report. Two additional conditions were proposed by the Case Officer, firstly a requirement that all existing buildings be removed prior to commencement of the new dwellings.

Secondly, a requirement for all details of boundary treatments to be submitted prior to development.

- Speaking as the agent: Mr Simon Firkins

It was proposed by Councillor M Bradford, seconded by Councillor W Matthews and RESOLVED:

That planning permission be refused on the grounds that the increase in the number of dwellings would result in an intensity in the use of the site with a negative impact on the openness of the green belt, and that it doesn't meet the requirements to be an exception to inappropriate development set out in paragraph 145 of the NPPF.

5 PL/20/0671/OA - Land Adjacent To Limewood Gate, Poyle Lane, Burnham, Buckinghamshire, SL1 8LE

Proposal: Outline application for development of a single detached dwelling with all matters reserved.

Notes

- The Case Officer noted the applicant had submitted further information. However, this was submitted too late for consideration at this meeting. The application was to be considered as laid out in the Officer's report.
- Speaking as the local ward member: Councillor Paul Kelly
- Speaking as the agent: Mr John Brearley

It was proposed by Councillor T Egleton seconded by Councillor W Matthews and RESOLVED:

That planning permission be refused as recommended for the reasons laid out in the report.

6 PL/20/2186/FA - 18 Station Parade, Denham Green, Buckinghamshire, UB9 5ET

Proposal: Change of use to an interchangeable use as Thai massage (a Sui Generis use) and/or uses within Class A1 (shops)

Notes

- The Case officer noted a new application had been submitted for the application site for a change of use to dwellings. This new application was to be considered independently. It was noted that these applications cannot be implemented at the same time.
- Speaking as the agent: Mr Sammy Chan

It was proposed by Councillor S Chhokar seconded by Councillor W Matthews and RESOLVED:

That Conditional Permission be granted subject to the conditions set out in the report.

