

**HUGHENDEN PARISH COUNCIL  
PLANNING COMMITTEE**  
Minutes of the meeting held on Thursday 2<sup>nd</sup> July 2015  
At the Council Offices commencing at 8.00 pm

**UNCONFIRMED**

<b>Present:</b> Cllr. R Gould (Chairman) Cllr. P Nicholls Cllr. B Swain Cllr. P Williams	
<b>In attendance:</b> Officer: Peter Wetherman (Clerk) There were 4 members of the public present. The meeting started at 8.00 pm.	
<b>Minute</b>	
<b>1</b> <b>15P103</b>	<b>Apologies for absence</b> Apologies for absence were received from Cllr. Hackling, Cllr. Williams attending in his place.
<b>2</b> <b>15P104</b>	<b>Disclosure of interest</b> There were no disclosures of any interests.
<b>3</b> <b>15P105</b>	<b>Minutes</b> <b>RESOLVED:</b> That the minutes of the meeting of the Planning Committee held on Thursday 11 <sup>th</sup> June 2015 be approved as a true record and signed by the Chairman.
<b>4</b> <b>15P106</b>	<b>Matters arising to note</b> There were no matters arising but the chairman reported that he had attended the WDC Planning Forum held on the 30 <sup>th</sup> June with particular reference to issues arising out of right to buy provisions, green belt suitability, neighbourhood plans and sustainable urban drainage systems.
<b>5</b> <b>15P107</b>	<b>Public questions, comments or representations</b> The members of the public in attendance spoke of their objections in respect of planning application 15/06627/FUL relating to 49 Brimmers Hill Widmer End.
<b>6</b> <b>15P108</b>	<b>Correspondence to note</b> There was no correspondence to note.
<b>7</b> <b>15P109</b>	<b>Review of decisions</b> <b>RESOLVED:</b> That the review of decisions be noted. See Appendix 1 attached.
<b>8</b> <b>15P110</b>	<b>Applications for consideration</b> <b>RESOLVED:</b> That the following comments be submitted to WDC. See Appendix 2 attached.
<b>9</b> <b>15P111</b>	<b>Community Infrastructure Levy</b> There was a short discussions on bids which HPC consider should be making to WDC in respect of their own CIL funds later in the year.
<b>10</b> <b>15P112</b>	<b>Strategic Action Plan</b> There were no items.

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<b>11</b> <b>15P113</b>	<b>Matters of report</b> There were no matters of report.
<b>15</b> <b>15P114</b>	<b>Date of the next meeting</b> Thursday 23 <sup>rd</sup> July 2015 at 8.00 pm.
	The meeting closed at 9.30pm.

Signed by the Chairman:

Date:

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**Review of Decisions  
Appendix 1**

<b>WDC Reference</b>	<b>Location</b>	<b>Description</b>	<b>HPC Comment</b>	<b>WDC Decision</b>	<b>Variance HPC &amp; WDC</b>
14/08212/FUL	Hoppers Farm Cockpit Road Great Kingshill HP15 6ES	Demolition of existing office building and ancillary building and erection of 3 x 5 bed and 1 x 4 bed detached dwellings with attached garages, associates parking and access	Provided this application complies with Green Belt and AONB regulations and there is no adverse effect on neighbouring properties and that vehicle activities are not increased, then Hughenden Parish Council have no objection.	Application refused	Yes
15/05793/FUL	Oakhurst Stag Lane Great Kingshill Buckinghamshire HP15 6EF	Householder application for construction of first floor side extension and part two storey, part single storey rear extension	No objection provided there is no intrusion on neighbours.	Application permitted	No
15/05837/FUL	21 Cowslip Road, Widmer End Buckinghamshire HP15 6BJ	Householder application for construction of single storey front extension, insertion of 3 x roof light to front roof slope and construction of boxed dormer to rear in connection with conversion of loft to provide additional living accommodation. Dropped kerb to front to create parking area.	Hughenden Parish Council object to the application on the grounds that the rear dormer window is out of keeping with the adjoining terraced properties and would constitute an intrusion. The Council also objects to the single storey single extension as it is out of keeping with adjoining properties and the Council objects to the dropped kerb as this will set a precedent for cars to be parked in front of the properties.	Application permitted - 1 x roof light (not 3)	Yes
15/05648/FUL	Laburnum Cottage	Demolition of existing dwelling	No objection provided that	Application refused	Yes

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WDC Reference	Location	Description	HPC Comment	WDC Decision	Variance HPC & WDC
	Cockpit Road Great Kingshill HP15 6EU	& erection of one pair of two storey 3-bed dwellings with widening of existing access to Cockpit Lane & creation of new access to Common Road with associated parking & landscaping	Highways are satisfied with the access onto Common Road and Cockpit Road.		
15/05983/FUL	22 Moseley Road Naphill HP14 4SQ	Householder application for construction of single storey side / rear extension.	No objection provided no intrusion on neighbours.	Application permitted	No
15/05937/FUL	Little Orchard Missenden Road Great Kingshill Buckinghamshire HP15 6EB	Householder application for construction of roof extensions and alterations to include window to each gable in connection with creation habitable rooms in roof space.	No objection.	Application permitted	No
15/05749/FUL	Hillview North Road Widmer End Buckinghamshire HP15 6ND	Householder application for construction of single storey rear extension	No objection.	Application permitted	No
15/05772/FUL	1 Campion Road Widmer End Buckinghamshire HP15 6BU	Householder application for construction of single storey front extension	Provided there is no intrusion on neighbours, then the Parish Council has no objection.	Application permitted	No
15/06083/FUL	42 Ash Close Walter's Ash HP14 4TR	Householder application for construction of single storey side extension.	No objection.	Application permitted	No
15/06063/FUL	10 Woodlands Drive Naphill HP14 4SH	Householder application for erection of single storey side extension and construction of pitched roof over existing attached garage	No objection provided no intrusion on neighbours.	Application permitted	No
15/06079/FUL	279 Main Road Walter's Ash HP14 4UU	Householder application for conversion of existing garage to habitable accommodation	Hughenden Parish Council object to this application as this combined with the previous	Application permitted	Yes

WDC Reference	Location	Description	HPC Comment	WDC Decision	Variance HPC & WDC
		and erection of single storey side/rear extension to provide garaging/store (alternative scheme to pp 13/08029/FUL)	permission 13/08029/FUL, is over development of the site.		
15/06205/FUL	232 Main Road Walters Ash HP14 4UU	Householder application for construction of single storey side extension, insertion of roof light to existing single storey side element, erection of pergola to rear	No objection.	Application permitted	No
15/06136/FUL	76 Main Road Naphill HP14 4QA	Householder application for construction of two storey rear extension and reduce length of garage by 1.66m	No objection.	Application permitted	No
15/06237/FUL	Land At 40 Main Road Naphill Buckinghamshire HP14 4QB	Erection of new detached 3-bed dwelling with attached single garage, creation of new access with associated parking & landscaping	Hughenden Parish Council have concerns that the plans especially for no. 34 are not shown correctly and therefore, might result in an intrusion on neighbours. The Parish Council strongly objects to the front roadside fence as it is totally out of keeping with street scene and contravenes planning regulations.	Application permitted	Yes
15/06293/FUL	Hoppers Farm Cockpit Road Great Kingshill Buckinghamshire HP15 6ES	Change of use of land to allow the stationing of 1 x static caravan (retrospective)	No objection provided there is a time limit of two years. Hughenden Parish Council would prefer that this is not a change of use but under license for two years.	Application permitted	No
15/06374/FUL	40 Main Road Naphill	Retention of mobile home for	If permission is granted under	Application permitted	No

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WDC Reference	Location	Description	HPC Comment	WDC Decision	Variance HPC & WDC
	Buckinghamshire HP14 4QB	a temporary period	application 15/06237/FUL then the Parish Council has no objection to the mobile home but only for two years while the house is being built. However, during this time, the Environmental Officer should monitor the activities that may take place during this time e.g. vehicles, bonfires and unauthorised materials.		

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**Applications for Consideration  
Appendix 2**

<b>WDC Reference</b>	<b>Location</b>	<b>Description</b>	<b>HPC Comment</b>
15/06572/FUL	134 Main Road Naphill Buckinghamshire HP14 4PZ	Householder application for construction of single storey rear conservatory extension	The Parish Council as no objection
15/06478/FUL	Land At 256 Main Road Naphill Buckinghamshire HP14 4RX	Erection of attached two storey 2-bed dwelling, widening of access & dropped kerb & creation of four parking spaces to front (2 spaces for use of 256 Main Road)	The Parish Council has no objection provided there is no intrusion on neighbours
15/06625/FUL	15 Moseley Road Naphill Buckinghamshire HP14 4SQ	Householder application for construction of part single, part two storey side extension	The Parish Council has no objection provided there is no intrusion on neighbours
15/06387/FUL	Ghyll Croft Bryants Bottom Road Bryants Bottom Buckinghamshire HP16 0JT	Householder application for erection of up to 1.2m high wooden post and rail fence to rear boundary.	The Parish Council has no objection.
15/06571/FUL	Briar Wood Coombe Lane Naphill Buckinghamshire HP14 4QX	Householder application for erection of two free standing gazebos in rear garden (retrospective)	The Parish Council has no objection provided there is no intrusion on neighbours and should also comply with current regulations on height
15/06614/FUL	1 Champion Road Widmer End Buckinghamshire HP15 6BU	Householder application for construction of single storey front extension with new chimney (alternative scheme to PP 15/05772/FUL)	The Parish Council has no objection.
15/06610/FUL	Little Heysham Naphill Common Naphill Buckinghamshire HP14 4SU	Householder application for construction of single storey side and rear extensions with flat roof and single storey rear extension with pitched roof creating loft space above. Alterations to existing dormer windows to front and new dormer window to rear elevation and associated fenestration alterations & external works. Conversion and fenestration alterations to existing detached garage including new flue, to create workshop/gym/tool & bike store and utility/laundry room with study rooms over, ancillary to main dwelling.	The Parish Council has no objection provided that the application conforms with Green Belt and ANOB Regulations especially the 50% rule.
15/06627/FUL	49 Brimmers Hill Widmer End Buckinghamshire HP15 6NN	Demolition of existing dwelling & garage, erection of 2 x 5 bed detached dwellings with detached garages, associated external & landscaping works and existing vehicular access widened.	The Parish Council has no objection provided there is no intrusion on neighbours, that the work is carried out under guidance from the WDC Tree Officer

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WDC Reference	Location	Description	HPC Comment
			and that the garages to the front are in keeping with the street scene
15/06628/FUL	Birchwood House Missenden Road Great Kingshill Buckinghamshire HP15 6EB	Householder application for construction of rear conservatory	The Parish Council has no objection.

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