

You are hereby summoned to attend the **PLANNING Committee Meeting on Tuesday 9 January 2024 at 7:00pm in Parish Council Office, Village Rd, Denham, UB9 5BN.**

The Planning Committee shall:

- act on behalf of the Parish Council in respect of any planning and infrastructure issues and consultations
- discuss, investigate, and consider all planning applications in respect of developments in Denham and comment on behalf of the Parish Council
- submit comments and recommendations regarding planning applications to the relevant Planning Authority. raise any planning related matters with Full Council where appropriate.
- at the discretion of the Committee raise any planning matters with Full Council where appropriate
- respond on the Parish Council's behalf to planning, licencing and infrastructure consultations.

Item no	Agenda Item
20240109 /01	Apologies for Absence
20240109 /02	Declarations of Interest
20240109 /03	Public Session
20240109 /04	Minutes and Actions of last Planning Committee – 5 December 2023
20240109 /05	Planning Applications for Comment: • PL/23/3888/FA - Mount Dairy Farm Mount Lane Denham UB9 4HP - Conversion of outbuilding/garage into residential annexe ancillary to main dwellinghouse. • PL/23/3830/FA - Denham Opticians 4 Broadway East North Orbital Road Denham Green UB9 5HB - Two storey rear extension and formation of studio flat at first floor level and storage area on the ground floor • PL/23/3895/FA - Treetops, 12 Bowyer Crescent, Denham UB9 5JE - Two storey side and part two, part single storey rear extension • PL/23/3995/FA - Coombe Cottage Bakers Wood Denham UB9 4LF - Erection of a single storey rear extension and changing existing side extension pitched roof to a flat roof. Alterations to front porch including, change from pitched to hipped roof and changes to windows and doors and new rear garden stairs. • PL/23/4044/FA – Winton House, Village Road, Denham UB9 5BH - Minor internal and external alterations including alteration to the northern range fenestration, structural repairs and repointing to the principal (south) elevation, formation of two new surface water gulleys, alteration to modern coal chutes, retention of a chimneypiece, cladding in timber of the modern brick garage. PL/23/4045HB - Listed building consent for minor internal and external alterations including alteration to the northern range fenestration, structural repairs and repointing to the principal (south) elevation formation of two new surface water gulleys, alteration to modern coal chutes, retention of a chimneypiece, cladding in timber of the modern brick garage. • PL/23/3873/FA – 91A Newtown Road, New Denham UB9 4BD – Proposed first floor rear extension. • PL/23/4090/FA – Larcombe, Broken Gate Lane, Denham UB9 4LA – Garage conversion and front infill extension.

	• PL/23/4172/HS2 – Land within The Colne Valley in proximity to the A412 North Orbital Road, HS2 SBDC, North Orbital Road, Denham Green - Request for approval of revised noise barrier designs under Schedule 17 to the High-Speed Rail (London - West Midlands) Act 2017 relating to the design and external appearance of the Colne Valley Viaduct (part of Scheduled Work 2/1) noise barrier. (Commencing at a point 60 metres to the southeast of the existing Harvil Road alignment and 255 metres north of the Harvil Road crossing of the Chilterns Line; terminating at a point 120 metres west of the A412 - North Orbital Road and 180 metres westnorthwest of Weybeards Cottages).
20240109/06	Permitted Development and Other Applications for Comment: a) PL/23/3992/PNE – Chedley, Redhill, Denham UB9 4LD - Notification under The Town and Country Planning (General Permitted Development) Order 2015, Part 1 of Schedule 2 Class A for single storey rear extension (depth extending from the original rear wall of 8.0 metres, maximum height 3.21 metres, eaves height 3.00 metres).
20240109/07	Certificates of Lawful Development: (To Note) DPC received a communication from Bucks LPA to advise that CLA's is a legal exercise, if development meets the criteria in the legislation, then it constitutes permitted development and does not require planning permission from the Council. Normal planning considerations cannot be considered for these types of applications. • PL/23/3864/SA - Cherry Tree Cottage Baconsmead Denham UB9 5AY - Certificate of lawfulness for proposed single storey outbuilding providing ancillary accommodation. • PL/23/3926/EU - Maltmas Green Blacksmiths Lane Tatling End UB9 4HN Certificate of lawfulness for existing development including two single storey extensions to outbuilding, a welfare room, games room, vehicular and pedestrian access gates to Froggy Lane and fencing surrounding the site part 2.4 metre height metal mesh fence and part 2 metre close board fencing and 17 column mounted CCTV. • PL/23/3917/SA – Two Oaks, Slade Oak Lane, Higher Denham, UB9 5DP – Certificate of lawfulness for proposed replacement of existing garage and creating home office. • PL/23/3951/EU - Maltmas Green, Blacksmiths Lane, Tatling End, UB9 4HN - Certificate of lawfulness for existing detached single storey ancillary residential outbuilding. • PL/23/3952/EU – Maltmas Green, Blacksmiths Lane, Tatling End, UB9 4HN – Certificate of lawfulness for existing detached single storey ancillary residential outbuilding.
20240109/08	South Area Planning Committee & Strategic Sites Planning Committee (To Note) • New Denham Quarry restoration to lakes, woodland and grassland was going to the Strategic Sites planning committee on Friday 15 December 2023 for consideration. The planning application is lodged with the Minerals and Waste team under planning application number CM/0003/23. • Denham Village Infant School planning application PL/21/1749/VRC was referred to the South Area Planning Committee on Tuesday 12 December 2023 for consideration. This planning application was granted conditional permission at this meeting, along with the Listed Building Consent application PL/21/1936/HB.

20240109 /09	Planning Application Appeals: – (To Note) - The clerk attended the planning appeal hearing with the Government Inspectorate on 5 December 2023 for the Electron Works appeal ref APP/N0410/W/23/3325579. Await to hear back from the Planning Inspectorate on his decision. PL/22/3700/EU Appeal reference APP/N0410/X/23/3334371 Land at and around Gladwins Wood, Pinstone Wat, Denham SL9 7BJ – Please note that this appeal will be determined jointly alongside the ongoing Enforcement appeal APP/N0410/C/21/3285729. However, this planning appeal inquiry will take place on Tuesday 16 April 2024 starting at 10am and last up to three days. PL/22/3817/SA – 8 Field Road, Denham UB9 4HL – Certificate of Lawfulness two storey and single storey rear extensions. Appeal reference APP/N0410/X/23/3317280 – Appeal dismissed 03 January 2024.
20240109 /10	Enforcement issues: (To Note) Planning Inquiry hearing at Council Offices, High Wycombe Date Postponed from 23 January 2024 and will be re-scheduled; Land at and around Gladwins Wood, Pinstone Way, Tatling End, Denham SL9 7BJ Appeal against enforcement notice alleging the material change in use to a Sui Generis mixed use comprising of storage of building materials and builders waste, deposition of mixed non-inert and inert waste materials, the stationing of assorted storage and shipping containers, the storage and distribution of scaffolding materials, the parking, storage and repair of heavy goods vehicles and cranes, renting and leasing of construction and civil engineering, storage of vehicles and caravans and storage of tyres without planning permission. Appeal reference APP/N0410/C/21/3285729 Application reference EN/18/2305 The date of this enforcement action has been postponed for the Government Planning Inspector to look at this application and the appeal against planning application PL/22/3700/EU together.
20240109 /11	Licensing Applications: None to report
20240109 /12	Sphere of Mutual Interest (Neighbouring Authorities Planning Consultation) None to report
20240109 /13	CIL Contributions (To Note) CiL contributions must be spent within 5 years of them being received, otherwise Bucks Council can ask for some or all this money to be repaid.
20240109 /14	Ongoing Monitoring – To Note ☐ Pinewood - Liaison Group ☐ Maya Tandoori, New Denham – Call-in requested likely to be considered January 2024, awaiting further information from Environmental Health. Emailed planning case officer for confirmation date. ☐ River View (originally known as Wrango Cottage) – Application Called-in 8 November 2023. Contacted planning case officer for anticipated committee date. ☐ SSSI Old Rectory Lane - This item should be monitored hard as the planning compliance manager has given the landowner a final deadline to comply. Re-chased 24/8, 28/9, 2/11 ☐ Chantry Park Development – GX/Chalfont St Peter ☐ Denham Car Centre – Cllr JC/GH are dealing with this issue. ☐ Definitive Map – Whitbread Field - Planning application by Whitbread brewer Car Boot field, access from Denham roundabout and Old Mill Road. Contacted Mark Anderson MD for Property and International. Received email from Richard

	Pearson who is investigating this site to make it more secure. This turns out to be land that Bucks Council has responsibility for to secure the gaps in the fencing. ☐ Southlands Road – Two blue trailers removed from lay-by, now replaced with another trailer - no lorry tractor units and no licence plates. The 'H' white lines outside residential properties been agreed at the Council meeting 9 Oct 2023. Contacted LAT and awaiting response. ☐ Planning Consultants – Bell Cornwell to review the land south of A40 – Contacted 31 Oct 2023. List of applications attached.
20240109 /15	2022-23 Trackers: Planning, Enforcement (See attached)
20240109 /16	Correspondence - See Planning SharePoint Folder – The Times Article on enforcement.
20240109 /17	Date and Time of Next Meeting Tuesday 6 February 2024 at 7pm Denham Parish Council Office, UB9 5BN

Signed: Derek Wilson – Executive Clerk and RFO
Date: 4 January 2024

Committee Members			
Cllr A Head	Cllr B. Keen	Cllr M Goonesekera	Cllr S Jefferys
Cllr S Williams	Cllr J Walsh	Cllr E Austin	