

You are hereby summoned to attend the **PLANNING Committee Meeting on Tuesday 6 February 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
20240206 /01	Apologies for Absence
20240206 /02	Declarations of Interest
20240206 /03	Public Session
20240206 /04	Minutes and Actions of last Planning Committee – 9 January 2024
20240206 /05	Planning applications for Comment: • PL/23/4168/FA - Site Of Former Landrecies Oxford Road SL9 7AT - Change of use from 3 dwellinghouses (Use Class C3) to children's homes (Use Class C2) • PL/24/0036/FA - Franton Oxford Road Denham SL9 7AP - Removal of existing single storey side extension, new two storey front extension and first floor extension with raising of existing ridge line and new front porch and changes to windows and doors. • PL/24/0134/FA – 6 Ashcroft Drive, Denham Green UB9 5JF – Loft conversion with the addition of a rear dormer including a Juliet balcony, two storey front extension, additional/changes to some windows and doors and removal of existing chimney. • PL/24/0167/FA – Orleans, Broken Gate Lane, Denham, UB9 4LA – Front and rear extensions, loft extension including roof alterations, front and rear dormers, associated internal and external alterations and landscaping.
20240206 /06	Permitted Development and Other Applications for Comment: a) PL24/0061/VRC – Anoopam Mission UK - Variation of condition 23 (use of electric cremators) of planning permission PL/19/4159/FA (Erection of crematorium, dining hall and widening of access road with associated landscape and biodiversity enhancements) to allow use of gas fuelled cremators. b) PL/24/0088/PNE - 12 Morten Gardens, Denham Green, UB9 5ND - 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 6.0 metres, maximum height 3.21 metres, eaves height 2.92 metres)

20240206 /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/24/0055/EU - Gladwins Wood Pinstone Way Denham UB9 7BJ - Certificate of lawfulness for existing buildings (operational development) on the site for in excess of 4 years (revised application further to PL/22/3700/EU) • PL/24/0087/SA - 12 Morten Gardens, Denham Green, UB9 5ND - Certificate of Lawfulness for proposed hip to gable roof extension and with 2 no. roof lights on the front elevation and rear dormer.
20240206 /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. A planning site visit was undertaken 7 December 2023. The meeting of the strategic sites committee on 15 December, agreed the following resolution: That subject to the submission of an updated composite restoration scheme drawing for New Denham Quarry that the application be approved subject to the imposition of planning conditions broadly in accordance with the details set out in the report, suitable planning obligations securing use of EURO 6 compliant vehicles and the implementation of a Bird Hazard Management Plan.
20240206 /09	Planning Application Appeals: – (To Note) • PL/23/0113/FA – 52 Middle Road, Higher Denham UB9 5EQ – Proposed new replacement detached dwelling. Decision: Appeal Dismissed reference: APP/N0410/W/23/3322077 • PL/22/1288/FA - Land To The Rear Of St Marys Road Denham Green UB9 5JU – Erection of a detached building comprising 10 flats with associated ancillary facilities including bin and cycle stores and parking, following demolition of garages. Decision: Appeal Dismissed reference: APP/N0410/W/22/3309449 • PL/22/2842/FA - Former Electron Works Willow Avenue New Denham UB9 – Three storey block of student accommodation comprising 38 Studios with communal area, Laundry, Plant room and Refuse store. Decision: Appeal Allowed reference APP/N0410/W/23/3325579. Application for an award of costs is refused. • PL/22/3538/OA - Land To The Rear Of St Marys Road Denham Green UB9 5JU – Outline application for demolition for demolition of garages and construction of 8 flats (matters to be considered access, scale, and layout). Decision: Appeal A Dismissed reference: APP/N0410/W/23/3317519. • PL/22/3537/OA - Land To The Rear Of St Marys Road Denham Green UB9 5JU - Outline application for demolition for demolition of garages and construction of 8 flats (matters to be considered access, scale, and layout). Decision: Appeal B Dismissed reference: APP/N0410/W/23/3317530.

	• PL/22/3539/OA - Land To The Rear Of St Marys Road Denham Green UB9 5JU - Outline application for demolition for demolition of garages and construction of 4 semi-detached dwellings and 3 flats (matters to be considered access, scale, and layout). Decision: Appeal Dismissed reference: APP/N0410/W/23/3316251.
20240206 /10	Enforcement issues: (To Note) • Planning enforcement appeal Land at 21 Southlands Road, Denham UB9 4HD – Appeal is against an Enforcement notice alleging the erection of a building and the laying of hardstanding without planning permission. This appeal is against enforcement action being taken and will be determined based on written representations to the planning inspectorate. Reference APP/N0410/C/23/3335784 and APP/N0410/C/23/3335788. Representations made to the Planning Inspectorate 30 January 2024.
20240206 /11	Licensing Applications: • None to report
20240206 /12	Sphere of Mutual Interest (Neighbouring Authorities Planning Consultation) • None to report
20240206 /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.
20240206 /14	Ongoing Monitoring – To Note ☐ Pinewood - Liaison Group ☐ Maya Tandoori, New Denham – Call-in requested PL/23/1789/FA 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. Being heard Tuesday 6 February 2024 at 2.30pm, High Wycombe offices. ☐ SSSI Old Rectory Lane - This item should be monitored hard as the planning compliance manager has given the landowner a final deadline to comply. Stephanie Penney advised 31 January that a Section 215 Notice will be issued in the next three weeks. ☐ 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. ☐ A40 Lay-by - Two blue trailers removed from lay-by, now replaced with another trailer - no lorry tractor units and no licence plates. ☐ Southlands Road – The ‘H’ white lines outside residential properties been agreed at the Council meeting 9 Oct 2023. Contacted LAT supervisor and awaiting response. ☐ Planning Consultants – Bell Cornwell to review the land south of A40 – Contacted 31 Oct 2023. Contracted to do work on behalf of DPC re Land south of A40

20240206 /15	2022-23 Trackers: Planning, Enforcement (See attached)
20240206 /16	Correspondence - See Planning SharePoint Folder – The Times Article on enforcement.
20240206 /17	Date and Time of Next Meeting Tuesday 5 March 2024 at 7pm Denham Parish Council Office, UB9 5BN

Signed: Derek Wilson – Executive Clerk and RFO

Date: 1 February 2024

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