

Minutes of the PLANNING Committee Meeting

Held on Tuesday 26th January 2016 at 7.00pm in the Council Office

Cllrs:	Miss S Jefferys (Chairman)	Ms K Bowen
	Mr G Hollis (Vice-Chairman)	Mrs S Williams
	Mr Samuel Sproul	Mr A Pamment

Clerk: Mr John Coleman

Aims and Objectives of the Planning Committee

To work towards the servicing of full neighbourhood planning across the Parish

To be open and accountable on all planning matters

To develop a Neighbourhood Plan that embraces every community

Regular and adequate Training of Committee Members

Awareness of current Planning Legislation

1. Apologies for Absence

Denoted by # above.

2. Notification of any Other Business

To set a date for the working party to discuss and respond to the Chiltern and South Bucks District Council's Local Plan.

3. Matters under Delegated Action since Last Meeting

None.

4. Matters Arising from Minutes of Last Meeting

None.

5. Correspondence List

The Clerk had not received any requests for correspondence since the last meeting.

6. Letter of Objection

A copy of a letter sent to Margaret Smith at SBDC Planning Department has been received. The letter objects to Application 15/02356/FUL regarding land adjoining The Lodge, Ashmead Drive, Denham, Bucks. This application had already been considered by the DPC Planning Committee. Noted by the members.

7. Copy of Letter to Herts C C regarding Pynesfield

A copy of a letter sent to Herts CC by SBDC in response to the Out of Area application land at Pynesfield, Denham Park Farm, Denham Way, Maple Cross. The DPC Planning Committee had already written a response to Herts County Council and SBDC. Noted by the members.

8. Newstead Wood

A copy of a letter to residents of Denham has been received. The letter objects to planning application 15/02395/REM. This application was discussed at the last Planning meeting and comments made objecting to the development. The latest application was discussed under item 13.

9. Scoping Opinion Request

A formal request for a scoping opinion on the proposed use of land at New Denham Quarry for an outdoor Activities centre had been received from BCC. The application had been made by HS2 Limited. The DPC Planning Committee support the relocation of the Hillingdon Outdoor Activity Centre subject to HS2 fully funding the scheme. A proposal had already been submitted to County Cllr. Reed for a youth facility at the relocated site.

10. Planning Permissions Granted (on correspondence list).

4779/15 15/02050/FUL Cherrywood, Marish Lane, Denham Green, Denham.

4817/16 15/02168/FUL Bramber, Old Mill Road, Denham.

4837/16 15/02193/VC Martin Baker Sports ground, Tilehouse Lane, Denham.

4838/16 15/02150/FUL Yew Trees, Ashmead Drive, Denham.

4839/16 15/02185/FUL 66 Moorfield road, Denham Green, Denham.

4863/16 15/02219/FUL Land at Field Road, Denham.

4903/16 15/02070/FUL Brampton, Oxford Road, Denham.

4905/16 15/02252/FUL 14 Penn drive, Denham Green, Denham.

11. Planning Approval Not Required

4775/15 15/02191/GPDE Huntwyk House, Redhill, Denham.

4883/16 15/02319/GPDE Sharon, Broken Gate Lane, Denham.

4894/16 15/02319/GPDE Copsewood,

12. Certificates of Lawfulness

475915 15/02063/CLOPED 3 Cheapside Lane, Denham.

4896/16 15/02190/CLOPED 36 Upper Road, Higher Denham, Denham.

13. Current Planning Applications (comments requested by SBDC).

See attached correspondence list refs:

4802/16 15/024792/FUL Cherry Tree Cottage, Baconsmead, Denham. Conversion of existing outbuilding into a self-contained dwelling.

DPC Comment: Denham Parish Council considers this application to be over development in a green belt area.

4804/16 15/02422/FUL 1 Side Road, Higher Denham, Denham. Single storey rear extension.

DPC Comment: No objection.

4805/16 15/02480/OUT Cherry Tree Cottage, Baconsmead, Denham. Outline application for redevelopment of site to provide two detached dwellings.

DPC Comment: Denham Parish Council considers this application to be over development in a green belt area.

4823/16 CM/62/15 Land adjacent to Hollybush Lane, Tatling End, Denham. Variation of conditions 4 & 8 to consent to increase the hours of operation and number of vehicles movements for the proposed 'remediation' and 'restoration' of a former landfill site. The proposal is to allow the site to operate between the hours of 07.00 to 18.00 Monday to Friday and allow the total number of daily HGV movements to increase from 84 to 128 (64 in and 64 out).

DPC Comment: Object see comments below made to SBDC.

4825/16 15/02343/FUL 5A Willow Avenue, New Denham, Denham. Retrospective application for outbuilding.

DPC Comment: No objection.

4843/16 16/000292/CM Land adjacent to Hollybush Lane, Tatling End, Denham. Variation of conditions 4 & 8 to consent to increase the hours of operation and number of vehicles movements for the proposed 'remediation' and 'restoration' of a former landfill site. The proposal is to allow the site to operate between the hours of 07.00 to 18.00 Monday to Friday and allow the total number of daily HGV movements to increase from 84 to 128 (64 in and 64 out).

DPC Comment: Object. Denham Parish Council objects strongly to this application. Some 35 letters of objection have been sent by residents to BCC objecting to this application. It is bad enough that this site in being opened up again but to start operations at 7.00am and running through to 6.00pm will impose an intolerable strain on the residents. Assuming that the 7.00am start time refers to the site opening time, there will most likely be lorry movements in the lane from 6.15am onwards. There is a massive safety issue involved that has not been taken into account. There are blind bends in the lane which is mainly de-restricted. School children walk down the lane which has no footpath. in the winter it will be dark with no streetlights. Dominic Grieve MP has written to BCC supporting the residents objections which we sincerely hope are taken into account.

4864/16 16/00018/FUL Oakwood, Hollybush Lane, Denham. Front Porch and two storey rear extension.

DPC Comment: Object to the extension on the grounds of overdevelopment but would have no objection to the porch.

4886/16 15/01906/FUL 59 Denham Green Lane, Denham. Single storey front, side extensions and a new roof incorporating dormers and rooflights. Amended plan on 4913/16

DPC Comment: No objection.

4894/16 15/02395/REM Copsewood, 69 Denham Green Lane, Denham. Demolition of existing dwelling and erection of 4 detached dwellings, garages and landscaping. Application includes details required in relation conditions 10, 12 and 15 of outline application 15/00510/OUT.

DPC Comment: Object as the access to the site is too restricted, there would not be enough space to park at least eight cars on the site. The development of the site would also destroy ancient woodland.

4897/16 16/00046/FUL 121 Tilehouse Way, Denham Green, Denham. Part two storey, part first floor, side and rear extension and loft conversion incorporating side dormer.

DPC Comment: Denham Parish Council objects to this application as it is out of keeping with the street scene and overbearing on the neighbouring bungalow.

4910/16 16/00061/FUL 50 Newtown Road, New Denham, Denham. Single storey rear extension.

DPC Comment: No objection.

14. Review Aims and Objectives

On reviewing the aims and objectives of the planning committee, it was decided to add training on planning to the list.

15. Any Other Matters (agreed under item 2 above)

It was agreed to hold the working party meeting on Monday 22nd February at 7.30pm

16. Next Meeting

To confirm the date of the next meeting as **Tuesday 16th February 2016** at **7pm** in the Parish Council Office.

Meeting Closed at 9.00pm

John Coleman
Clerk-Denham Parish Council