

Minutes of the PLANNING Committee Meeting

Held on Tuesday 15th November 2016 at 7.00pm in the Council Office

Cllrs:	Miss S Williams (Acting Chairman)	Mrs M Heath (ex officio)
	# Miss S Jefferys (Chairman)	Mr A Pamment
	# Mr G Hollis (Vice-Chairman)	Mrs T Riley
	# Mr S Sproul	
	# Ms K Bowen	

Clerk: Mr John Coleman

In the absence of both the Chairman and the vice-Chairman, Cllr. Williams was proposed as chairman for the meeting by Cllr. Riley and seconded by Cllr. Pamment and agreed.

Aims and Objectives of the Planning Committee

To be open and accountable on all Parish planning matters

Regular and adequate Training of Committee Members

Awareness of current Planning Legislation

1. Apologies for Absence

Apologies denoted by # above

2. Review of Aims and Objectives

Agreed as current.

3. Notification of New Urgent Matters to be taken under item 14

None.

4. Matters dealt with under Urgent Action since Last Meeting

None.

5. Matters Arising from Minutes of Last Meeting

None.

6. Correspondence List

No requests had been made to the Clerk for items on the Correspondence List.

7. Chiltern & SBDC Joint Local Plan: Potential Introduction of a Community Infrastructure Levy

A letter had been drafted by the Clerk and circulated to the committee prior to the meeting. The letter was in response to Chiltern and South Bucks District Councils request for Parish Councils to respond to questions regarding the introduction of a CIL. The letter was approved with one amendment. The Clerk to amend the letter and post to Chiltern DC.

8. Chiltern & SBDC Joint Local Plan: Public Consultation on Green Belt Options

Responses to the consultation are required by the 12th December 2016. It was agreed by the committee that Cllr. Hollis would be best suited to reply to the consultation on behalf of the Parish Council. This item was discussed in depth at Full Council where his views were aired and agreed. The Clerk to contact Cllr. Hollis.

9. Land for Sale Hollybush Lane
This land was advertised for sale at £180K, however, it was finally sold by sealed bids. The Clerk has spoken to County Cllr. Reed regarding the sale as residents were concerned that the land may be sold to travellers. Cllr. Reed said that it was highly unlikely that this would be the case.
10. Planning Permissions Granted
The following were noted by the Committee:
1591/16 16/01625/TPO 77 Denham Green Lane, Higher Denham, Denham
1616/16 16/01673/FUL 35 Newtown Road, New Denham, Denham.
1657/16 16/01663/FUL 1 Hawthorn Drive, New Denham, Denham.
11. Certificates of Lawfulness
The following were noted by the Committee:
1648/16 16/01635/CLOPED Sharon, Broken Gate Lane, Denham. Application would have been lawful.
1693/16 16/01708/CLOPED Haywood Cottage, Tilehouse Lane, Denham. Application would not have been lawful.
12. Planning Refusals
1676/16 16/01681/FUL Briar Cottage, Old Amersham Road, Denham.
13. Current Planning Applications (comments requested by SBDC).
See attached correspondence list refs:

1600/16 16/01929/RVC Anoopam Mission, Brahmajyoti, the Lea, Western Avenue, Denham. Removal of Condition 2 of planning permission 13/01166/FUL to permit design changes to the redevelopment of the site.
DPC Comment: No objection.

1614/16 16/01929/RVC Anoopam Mission, Brahmajyoti, the Lea, Western Avenue, Denham. Removal of Condition 2 of planning permission 13/01166/FUL to allow reconfiguration of layout, design and mass of approved building.
DPC Comment: No objection.

1624/16 16/01832/TPO the Village Green, Village Road, Denham. (T1) Ailanthus Altissima-Crown lift low branches to 2.5m, cut back branches to provide a 1.5m clearance of phone line, reduce long lateral limbs on north, east and west sides by 2-3m and remove major deadwood (SBDC TPO No. 02, 1980).
DPC Comment: No objection.

1658/16 16/01996/FUL Paddocks and Stables, Willets Lane, Denham. Extension to stable block to form rest room.
DPC Comment: Object as this application constitutes overdevelopment in the Green belt.

1665/16 16/01994/TPO Deluxe Laboratories Ltd. Denham Film Studios, Denham Media Park, North Orbital Road, Denham Green, Denham. (T1) Sweet Chestnut-fell and replace. G137 Hornbeam-fell and replace. Elm-fell. 1 x Oak-replace. Laurel 1 in G127-fell. Laurel 2 within G137-fell. (SBDC TPO No. 15, 2002)
DPC Comment: No Objection subject to the felled trees being replaced with the same trees.

1667/16 16/01963/FUL Co-operative, North Orbital Road, Denham Green. Denham. Installation of ATM structure.

DPC Comment: No Objection.

1668/16 16/01987/FUL Holtye, Village Road, Denham. Single storey rear extension to existing garage, construction of outdoor swimming pool and hot tub, solar panels mounted on raised ground with associated hard and soft landscaping incorporating an outdoor kitchen, pergola, garden walls, paths and front entrance gates and walls. Cllr. Heath declared a personal interest in this application.

DPC Comment: No objection however the committee would be concerned if the solar panels faced outwards towards the golf course.

1732/16 16/01817/FUL Land adjacent to 11&12 Field Road, Denham. Erection of two agricultural barns.

DPC Comment: No objection subject to the barns being converted to habitable accommodation at a later stage.

1733/16 16/02035/FUL 3 Upper Road, higher Denham, Denham. Raised external rear walkway incorporating glass balustrading. (amendment to planning permission 16/00963/FUL).

DPC Comment: No objection.

12742/16 16/01964/FUL Cooperative, north orbital Road, Denham Green, Denham. Installation of external plant and enclosing fence to north-east corner of site.

DPC Comment: No objection subject to there being no noise nuisance from the plant.

1743/16 16/02063/CAN River Lodge, Village Road, Denham. T1 Chestnut- Fell. (Denham Conservation Area).

DPC Comment: No objection subject to the arboriculturist deeming the work necessary.

1744/16 16/01897/FUL 3 Denham Close, Denham. Part two storey/part first floor rear extension and roof extension.

DPC Comment: No objection subject to the flat roof not being used as a terrace.

1747/16 16/02080/ADJ Out of Area land adjacent to the Abrook Arms, Harefield road, Uxbridge. Consultation re: demolition of existing public house and erection of a new building comprising 18 residential units and a basement car park. (Hillingdon Ref: 18505/APP/2016/3534).

DPC Comment: No objection.

1781/16 16/02089/FUL Paddocks and Stables, Willets Lane, Denham. Extension to stables to provide secure storage.

DPC Comment: Object as this application constitutes overdevelopment in the Green belt.

1782/16 16/02087/FUL 16/107 Tilehouse Way, Denham Green, Denham. Porch and front bay window. Part single/part two storey front/side extensions.

DPC Comment: No objection.

15. Any Other Matters (agreed under item 3 above)
None.

16. Next Meeting

To confirm the date of the next meeting as **Tuesday 6th December 2016** at **7pm** in the Parish Council Office.

The meeting closed at 8.05pm

John Coleman
Clerk