

WENDOVER PARISH COUNCIL

Minutes of the Planning Committee Meeting

1st December 2020 at 6:45pm

Online Meeting via Zoom

Present: Councillors Sheila Bulpett, Alan Myers, Tom Walsh (Ex-Officio)

Clerk: Jane Ellis

Chairman: Councillor Sheila Bulpett

Members of Public: 2

1. APOLOGIES FOR ABSENCE

P20/199 Apologies were received from Councillors Jennifer Ballantine, Stephen Worth, Jo-Durden Moore and they were accepted.

2. DECLARATIONS OF INTEREST

P20/200 None

3. PUBLIC PARTICIPATION

20/03767/APP & 20/03768/ALB The Old Mill 2 Hale Road Wendover Buckinghamshire HP22 6NE

Proposed outbuildings to include changes to existing pergola structure to create new home office and erection of new pergola barn

P20/201 Two residents joined the meeting to oppose the application. They felt it was contrary to the policies in the Wendover Neighbourhood Development Plan namely H2 and SD1, in the conservation area, out of character and concerned about the effect on the rural environment. They would like to see Bucks Council assess the application against the policies in the Wendover Neighbourhood Plan and requested that a member of the Planning Committee make a site visit.

4. MINUTES

P20/202 The minutes of the Planning Committee Meeting held on 3rd November 2020 were AGREED as a true record and saved for the Chairman to sign, the meeting on 17th November 2020 was cancelled.

5. DECISIONS

P20/203 The decisions made by Buckinghamshire Council on applications listed on the 1st December 2020 agenda were noted.

6. PLANNING APPLICATIONS

P20/204 The following Planning Applications were considered, and decisions made: -

20/03718/APP 37 Water Meadow Way Wendover Buckinghamshire HP22 6RS

Wendover Parish Council – No Objection

20/03879/APP & 20/03880/ALB Lime Tree House 16 Pound Street Wendover Buckinghamshire HP22 6EJ

Wendover Parish Council – No Objection. Wendover Parish Council has concerns regarding the glass link building being out of keeping with the surrounding architecture.

20/01239/APP Chiltern Yurt Retreat Sluice Cottage South Heron Path Wendover Buckinghamshire HP22 6NN

Wendover Parish Council – As stated in Wendover Parish Council’s last consultee comment on 8th July 2020 Wendover Parish Council has no objection subject to the findings in the Flood Risk Assessment and parking issued raised by Bucks Highways being addressed, Wendover Parish Council has stated in previous comments that this application falls within the green belt and conservation area.

20/03964/APP 41 Lambe Road Wendover Buckinghamshire HP22 5PU

Wendover Parish Council – No Objection

20/03767/APP & 20/03768/ALB The Old Mill 2 Hale Road Wendover Buckinghamshire HP22 6NE

Wendover Parish Council – Objection. The application is out of character, overlooking and in the conservation area. It is not in keeping with the Wendover Neighbourhood Plan, namely policy numbers H2 and SD1.

7. CLERK’S REPORT INCLUDING HISTORY AND CORRESPONDENCE

20/01501/APP 17 Perry Street Wendover Buckinghamshire HP22 6JT

Demolition of existing single storey rear extension and erection part two and part single storey rear extension

P20/205 Minor amendments were made to the application and communication had been received from Bucks Council Planning dated 30th October stating that it was not appropriate to undertake a further round of consultations

00069/REF 23-25 Aylesbury Road Wendover Buckinghamshire HP22 6JG Change of use of ground floor restaurant to residential in order to form 1 dwelling house (incorporating first floor existing residential use)

P20/206 Following refusal by Buckinghamshire Council the applicant had gone to the Planning Inspectorate to appeal the decision which began on 3rd November 2020. Notification was received on the 26th November 2020 from the Planning Inspectorate stating that the appeal had been withdrawn.

Withdrawal of the South Bucks Local Plan – For Information Only

P20/207 Following a meeting on 21st October 2020 members of the Council voted to withdraw the Chiltern and South Bucks Local Plan 2036 from examination. As a new Council, their focus is now being made on the final stages of the Vale of Aylesbury Local Plan 2033, and preparation of the Buckinghamshire Local Plan

Government Make U Turn on Permitted Development

P20/208 On Wednesday 17th November 2020 the Government announced that Permitted Development Rights would need to meet minimum “space” standards.

8. VALE OF AYLESBURY LOCAL PLAN

P20/209 None

9. HS2 – Little Missenden Parish Councils Concerns Over Travel Time During Construction

P20/210 Little Missenden Parish Council had been working on a document raising their concerns regarding increased travel times from the Roundabout at Wendover to the Chalfonts during HS2 construction. They were looking for feedback from other communities' experience in working with the contractor and Bucks Council Highways to resolve these issues. The Clerk of Planning Jane Ellis was asked to forward the details to the Planning Committee.

HS2 Health and Survey Questionnaire

P20/211 The Wendover Parish Council filled in and returned the HS2 Health and Safety Questionnaire in relation to the sites at The Witchell and Hampden Pond.

HS2 Works at Bowood Lane Wendover

P20/212 Residents at Bowood Lane had reported that the contract vehicles for HS2 were causing delays and excessive mud on the road.

10. CLOSURE OF RAF HALTON

P20/213 None

11. WENDOVER NEIGHBOURHOOD DEVELOPMENT PLAN AND FUTURE DEVELOPMENT

P20/214 Notes on Neighbourhood Planning 2020

The autumn edition of the Notes on Neighbourhood Planning was forwarded to members of the Planning Committee which covers articles from the Ministry of Housing, Communities and Local Government relating to the recent planning updates.

12. DEVELOPMENT MANAGEMENT MEETINGS AND STRATEGIC MEETINGS

P20/215 It was NOTED that the next Central Buckinghamshire Area Planning Committee Meeting was due to take place on 10th December 2020 at 2.30pm further information can be found:-

<https://buckinghamshire.moderngov.co.uk/ieListMeetings.aspx?CId=359&Year=2020>

The next Strategic Sites Committee Meeting will be 17th December 2020 at 2.00pm.

<https://buckinghamshire.moderngov.co.uk/ieListDocuments.aspx?CId=362&MId=527&Ver=4>

13. MATTERS OF REPORT

P20/216 None

CLOSURE OF MEETING

P20/217 7.16pm

Signed by *Sheila Bulpett*

Chairman to the Planning Committee

Date: 2nd December 2020