

Stoke Mandeville Parish Council

Clerk: Mrs Sarah Copley

Minutes of the meeting of the PLANNING COMMITTEE held at the Community Centre, Eskdale Road, Stoke Mandeville.

Thursday 20th October 2016 at 10.30am

PRESENT: Cllrs: J Hunt (Chair), S Atkinson, A Clark, M Rogers (part of meeting) and S Pluckwell (committee members). Cllr R Butler.

Mr J Yeoman (Savills) for P16/117 and Mr G Watts for P16/118

P16/114	APOLOGIES Apologies had been received from Cllr Ezra.	
P16/115	DECLARATIONS OF INTEREST There were no declarations of interest.	
P16/116	MINUTES The minutes of the meetings held on 8 th September were agreed as a true record and duly signed by the Chairman.	
P16/117	PRE-APPLICATION PRESENTATION FROM SAVILLS ON PROPOSED RESIDENTIAL DEVELOPMENT ON LAND OFF RISBOROUGH ROAD Councillors were reminded that this was a pre-application presentation which should be treated as an information gathering exercise and that no opinions or view should be made. James Yeoman of Savills gave a presentation on the proposals for a residential development of 80 dwellings which they have taken pre-application advice on from Aylesbury Vale District Council. The developer was still in the process of collecting technical information, including traffic modelling reports and ecological and archaeological reports. They expected to submit the formal application in November. Councillors asked questions on a number of points, including whether the traffic modelling took into account the proposed realignment of the A4010 by HS2. It was confirmed that traffic reports would be done both with and without the realignment. Councillors encouraged the developer to liaise with HS2 due to the close proximity of the site to the line. There would be a public exhibition on the proposals that evening at the Ark.	
P16/118	APPLICATION 15/04341/AOP LAND EAST OF LOWER ROAD Mr Watts advised that he and his wife had applied to the Secretary of State to call in this application. They had taken legal advice and alleged that AVDC had not followed due process for this application, in particular with respect to transparency. Mr Watts asked for the Council's support of this action and stated that they were not requesting any financial assistance. The Committee considered the request, the Council had opposed both applications for this site and had made representations at AVDC's Development Control Committee when the application was determined. After discussion, it was unanimously AGREED to write to the Secretary of State to support the residents' action. Cllr Clark asked that it be made clear in the letter that the Council was not applying for Rule 6 status.	

P16/119	<p>16/03439/APP 61 LOWER ROAD Two storey rear extension</p> <p>This application was considered and it was agreed to OPPOSE the application due to the likelihood of considerable loss of natural light to the neighbouring property.</p>	
P16/120	<p>16/03497/APP 4 EVANS CLOSE Remove hedge on property boundary and replace with close board fencing (retrospective)</p> <p>This application was considered. Cllr Clark proposed that the Council oppose the application as the removal of hedging changed the character and environment of the area. Cllr Pluckwell seconded this. On being put to the vote, there were two in favour (AC/SP) and two against (SA/JH). As the Chairman had the casting vote, the Council would not raise any objections to the application.</p> <p><i>Cllr Rogers arrived at the end of the discussion and abstained from voting.</i></p>	
P16/121	<p>CM/54/16 Land Adj to Chiltern View Nurseries, Wendover Road Retention of buildings as constructed with an extension to building B, erection of storage bays and the storage of skips.</p> <p>Bucks County Council had requested comments on this application.</p> <p>This application was considered and it was unanimously agreed to OPPOSE the application in the interests of local amenity, noise and air quality.</p>	
P16/122	<p>DECISIONS ON PLANNING APPLICATIONS</p> <p>The following decision were noted:</p> <ul style="list-style-type: none"> • 14/A1112/NON 2B Risborough Road Stoke Mandeville Non material amendment sought on planning permission 14/01112/APP. Amend parking to create three carpark spaces in total. • 16/02967/ATP Linden House 28B Risborough Road Stoke Mandeville Lime (02278) - Crown lift to 3m all round and remove dead wood. • 16/02781/ACL 21 Plough Close Aylesbury Application for a Lawful Development Certificate for the demolition of existing rear conservatory and a proposed single storey rear extension. • 16/02719/APP 1 Thorpe Close Aylesbury Two storey side and single front and rear extensions 	
P16/123	<p>ANY OTHER MATTERS (FOR INFORMATION) No matters raised.</p>	
P16/124	<p>DATE OF NEXT MEETING</p> <p>The next meeting would be held on 10th November at 10.30am.</p>	

Signed _____ Date 10th November 2016