

Stoke Mandeville Parish Council

Clerk: Mrs Jill Knowles

Minutes of the meeting of the PLANNING COMMITTEE held at the Community Centre, Eskdale Road,
Stoke Mandeville on Thursday 22nd June 2017 at 10.30 am

PRESENT: Cllrs: J Hunt (Chair), S Atkinson, B Ezra, S Pluckwell, M Rogers.

P17/73	APOLOGIES AND ABSENCE There were no apologies. Cllr A Clark was absent.	
P17/74	DECLARATION OF INTERESTS With regards to item 5b of the Agenda, SA declared an interest as a neighbour.	
P17/75	MINUTES The Minutes of the previous meeting held on 18 th May 2017 had been circulated and were confirmed as a correct record and signed by the Chairman.	
P17/76	OPEN FORUM FOR PARISHIONERS No Parishioners were present.	
P17/77	PLANNING APPLICATIONS CONSIDERED <u>New Applications</u> a) 17/01688/APP – Hayden Training and Business Centre, Unit 14 Triangle Business Park – Change of use from offices (B1) and part training facility (D1) to all office (B1) use It was agreed to raise no objection to the changes proposed and the Parish Council is keen to encourage employment in the locality. b) 17/01932/APP – 47 Risborough Road – Demolition of existing garage with erection of new timber garage It was agreed, NO OBJECTION, provided that the appearance of the extended garage is in-keeping with the remainder of the dwelling house. <u>Ongoing Applications</u> c) 16/04608/AOP – Land at Lower Road for the development of 125 dwellings (adj to Stoke Mandeville Hospital) It was agreed that MR would attend the meeting of AVDC Strategic Development Committee on 28 th June to speak to the Council's objection to the proposal. d) 16/02673/APP – Land rear of 17-55 Eskdale Road and 47-63 Station Road The Committee considered the amendments to the original application and noted that the steps up the embankment leading to Station Road were still in situ. It was agreed to seek a meeting with the Planning Officer and the Developers due to the concerns of safety for disabled and vulnerable people in accessing Station Road before any further comments could be made on the proposals.	

	<p>e) 17/01221/ADP – Material considerations for development of 190 homes on Land at Lower Road [Amendments]</p> <p>The amendments and accompanying correspondence were noted and discussed and the following comments made to be submitted to the local planning authority before the 28th June expiry date.</p> <ol style="list-style-type: none"> 1) The Parish Council has noted the change of site for the LEAP which is considered to be preferable and offers a great improvement. 2) The traffic changes were noted but the Council remained disappointed that no central island is to be provided on Lower Road at the southern end of the site to enable safer crossing to the footpath on the opposite side of the road, which is necessary for those accessing the facilities in the village and more so for children walking to the village school. 3) No mention is made of a safer bus stop along Lower Road. That currently provided is no more than a paving slab on a ditch side verge and totally unsuitable to cater for the additional population from the development likely to be travelling to Aylesbury town. This needs to be placed where it is possible for a bus shelter to be provided at some future date. 4) No electric car charging points are indicated to be provided on the site. 5) The additional car parking spaces for visitors were welcomed. However, the further comments from the Highways Authority were noted and supported. 6) The Fourth Schedule on The Open Space Obligations were noted for the “aftercare” of open spaces and that no offer or discussions had taken place with the Parish Council or as far as known with the local planning authority. 	
<p>P17/78</p>	<p>DECISIONS ON PLANNING APPLICATIONS</p> <p>Application decisions by AVDC were noted as follows ; -</p> <p>17/01558/APP – 6 BRUDENELL DRIVE – Single storey side and rear extension APPROVED</p> <p>17/01538/APP – 6 WYCOMBE CLOSE – First floor side and two storey side extension and single storey rear extensions and conversion of garages to residential accommodation APPROVED</p> <p>17/01433/APP – 5 LOWER ROAD – First floor front extension and single storey rear extension WITHDRAWN/NOT PROCEEDED WITH</p> <p>17/01320/COUOR – UNIT 1, TRIANGLE BUSINESS PARK, QUILTERS WAY – Determination as to whether prior approval (Class O) is required in respect of transport and highway impact, contamination risk, flooding and noise for the conversion of B1 officers into a 63 dwellings (C3) REFUSED</p> <p>17/01240/APP – 20 STATION ROAD – Single and two storey side and rear extensions APPROVED</p> <p>17/01195/ATP – 113 WENDOVER ROAD – Walnut tree to the rear of the back garden, over hanging 9 and 10 Arnold Close. Specification of works to be done: Crown reduction to provide up to 2 metres clearance from neighbouring properties. Works to be carried out July/August to avoid bleeding. CONSENT GRANTED</p>	

	<p>17/00962/APP – 14 MEADOW PARK – First floor extension above garage (Amended description) APPROVED</p> <p>ENFORCMENT NOTICES FROM 18TH MAY TO 16TH JUNE 2017 None reported</p> <p>PLANNING APPEALS FROM 18TH MAY TO 16TH JUNE 2017 None reported</p>	
P17/79	<p>ANY OTHER MATTERS</p> <p><u>Sign at Risborough Road/Lower Road</u> – The Highways Sign at the Church roundabout concerning highways works on Lower Road was questioned. It was observed that this related to Old Stoke Road.</p> <p><u>Vale of Aylesbury Local Plan</u> – The Chairman reported on correspondence received from AVDC about the delay in the publication of the Draft Local Plan which was now planned to take place during September/October. The 17th July seminar for local Councils had been cancelled, with the VALP being considered by the Scrutiny Committee on the 26th September, meeting of Cabinet on 10th October and full Council on 18th October.</p> <p><u>Transport/Lorry movement survey</u> - SA advised that the transport/lorry movement survey had a two week window for comment. MR agreed to make comment and take into account what has been said for submission to the Highway Authority on behalf of the Parish Council.</p>	
P17/72	<p>DATE OF NEXT MEETING</p> <p>The next meeting was scheduled for 20th July at 10.30 am.</p>	

Signed _____ Date 22 June 2017