



ASTON CLINTON PARISH COUNCIL

Minutes of the **Planning Committee** meeting
held at 6.30pm on **14th December 2023** at the
Parish Council Office, Aston Clinton Park, HP22 5HL

PRESENT: Cllr M Mason (Chair), Cllr J Hughes (Present from P23.63) Cllr D McCall, Cllr L Ronson, Cllr P Wyatt.

IN ATTENDANCE: Mr H Stephens (Assistant Clerk)

P23.58 Public Participation (limited to 15 minutes) None Received

P23.59 To Receive Apologies for Non-Attendance Received from Cllr C Read.

P23.60 To Receive Declarations of Interests or Requests for Dispensations
Interest declared by Cllr Mason regarding P23.65 iv, Cllr M Mason is known by the applicant. Cllr Mason abstained from the discussion and voting.
Interests declared by Cllr Ronson regarding P23.65 iv and P23.65 v, Cllr L Ronson is known by the applicant of P23.56 iv and has family ties to the applicant of P23.65 v. Cllr Ronson abstained from the discussion and voting.

P23.61 To Approve the Minutes of the Committee Meeting Held on 16th November 2023
The minutes of the meeting held on 16th November 2023 were approved as a true and accurate record and were signed by the Chair.

P23.62 To Note Recent Decisions & those at Variance with the Recommendations of this Committee

Of the five applications decided between 9th November 2023 and the 7th December 2023, one application was of a different outcome.

i. **23/02449/APP: 98 London Road HP22 5HS**

Householder application for loft conversion including rear dormer and single storey side and rear extension.

ACPC Decision: Object: The reasoning for this objection is that the application will lead to a building that would overbearing and incongruous in relation to surrounding properties. This is in contravention of Policies HQD1 and HQD2 of the ACNP.

Bucks Decision: Approved: A dormer window to the rear roof slope could be constructed under permitted development as evidenced by the issuing of a lawful development certificate for a dormer of an identical scale under app ref: 23/01809/CPL, while the proposed single storey side/ rear extension would be identical to extant permission 23/01812/APP.

Cllr J Hughes joins meeting

P23.63 To Report on Progress of Current Active Medium to Large Scale Development Sites

- i. **Shanly Homes Aylesbury Road Development:** Cllr Wyatt reported that there had been a noted lack of movement on the site.
- ii. **Laxtons London Road Development:** Cllr Ronson reported that mud from the London Road Development had been seen on London Road.

P23.64 To Note Planning Applications Decided by Email

i. **23/02657/APP: 116 Weston Road HP22 5EP**

Demolition of existing bungalow and erection of a dwelling

RESOLVED: OBJECT There appears to be no material differences to the previous application, prior comments made on 5 October 2023, still stand.

ii. **23/03221/ADP Aylesbury Woodland College Road North**

Application for approval of reserved matters (access, layout, scale, appearance and landscaping) for Phase 1A works (Woodlands Roundabout Improvements and associated flood mitigation and landscaping), pursuant to outline planning permission ref

16/01040/AOP and approval of condition 4. 9, 13 (detail of access, layout, scale, appearance and landscaping) 15 slab levels) 16 (drainage and suds) 29 (construction environmental plan) 36 (flood risk aspects) management

RESOLVED: NO OBJECTION

P23.65 To Consider Planning Applications Small Scale and Large Scale

- i. **23/03457/APP: Lindum Chiltern Way HP22 5NH**
Householder application for roof alterations to provide accommodation in the roof space, a single storey rear extension to the existing house and a single storey annexe (replacing the existing garage)
RESOLVED: SUPPORT This is with the caveat that the annexe is not converted to a separate dwelling in future.
- ii. **23/03475/APP: 3 Vantage Street HP22 5FY**
Householder application for two storey side and single storey rear extensions
RESOLVED: OBJECT The application would lead to a building incongruous with the local area and overbearing for the size of the plot, in contravention of Policy HQD1 (i) of the ACNP. Additionally, the parking provision would make an already difficult parking situation more difficult.
- iii. **23/03532/VRC: 12 New Road HP22 5JD**
Variation of conditions 2 (Approved plans) and 3 (Materials) of planning permission 22/02644/APP (Householder application for single storey rear extension, first floor side extension and facade alterations) to allow for: a Slight increase in footprint of single element to the rear (extending out to existing side wall line), Roof of single storey element raised slightly to accommodate structure. Study window to the front made wider. Facade treatment changed form from Cedral OEA to render with recon stone cills to the widows on the front elevation. Minor amendment to porch design
RESOLVED: NO OBJECTION
- iv. **23/03539/APP: 11 Beaconsfield Road HP22 5JU**
Householder application for single storey side and rear extension incorporating elderly persons annexe
RESOLVED: NO OBJECTION This is with the caveat that the annexe is not converted to a separate dwelling in future.
- v. **23/03639/APP: Moo's Barn Longhorn Farm Weston Road HP22 5EJ**
Householder application for dormer windows and rooflights and other changes to fenestration
RESOLVED: NO OBJECTION

P23.66 To Receive a Report on Enforcement Cases

Updates on Enforcement Cases were received.

P23.67 Neighbourhood Plan Review

- i. It was agreed that a new Meeting would be scheduled for the 8th January 2024 to discuss the Neighbourhood Plan Review. **ACTION: Planning Committee**

P23.68 To Receive a Report on the Buckinghamshire Council Planning Surgery on the 28th November

The Planning Surgery Meeting attended by Cllr McCall and Cllr Wyatt discussed current enforcement cases and the effect of the Chiltern Beechwood SAC on planning applications. It was agreed to book another Planning Surgery Meeting for the 23rd January.
ACTION: Planning Committee/Asst.Clerk

The meeting closed at 7.45pm

Signed.....Date