

**Minutes of a Meeting of Little Chalfont Parish Council Planning Committee
Held in the Community Library, Cokes Lane, Little Chalfont
Tuesday 6 May 2014 at 7.30pm**

Present: Cllr B Drew; Cllr J Hinkly ; Cllr M Parker (Chairman); Cllr V Patel; Cllr D Rafferty and Cllr J Walford; Cllr J Wyper.

In Attendance: Mrs K Sterling (Assistant Clerk)

Members of the Public: None

1. **To receive apologies for absence:** Cllr L Hunt
2. **To approve the minutes of the Planning Committee meeting held on Tuesday 15 April 2014:** These were approved as a correct record and were duly signed by the Chairman.
3. **To accept a proposal to suspend standing orders enabling members of the public to speak (10 mins):** Not applicable
4. **To receive declarations of interest:** The Council declared an interest in application CH/2013/0660/FA – Gable Cottage, Village Way, Little Chalfont, HP7 9PU because the architect has previously attended meetings of the Community Buildings Working Party.
5. **Chairman to approve items of any other business: (i)** Framilode, Chalfont Avenue.
6. **To consider the following applications:**

Application number and address	Summary of Proposed Works	Little Chalfont Parish Council Recommendation
CH/2014/0575/FA 5 Charsley Close Little Chalfont HP6 6QQ	Single storey side extension, demolition of existing detached garage and alterations to hardstanding	No objection but if permission is granted this should be conditional on (a) any occupation of the extension must be only as part of the existing dwelling on the site and at no time should the extension be occupied as an independent dwelling for pecuniary gain, and (b) the side windows facing 1 and 3 Charsley Close must be obscured
CH/2014/0396/FA Rowood Farm Burtons Lane Little Chalfont HP8 4BA	Redevelopment of site to provide detached dwelling with associated hardstanding	No objection if the proposed works satisfy all Green Belt requirements. However, in view of the history of the site, approval should be conditional on appropriate attention to drainage and, despite the previous TfB report to the shared access issues to/from Burtons Lane, where the speed limit is 60mph.
CH/2014/0586/FA Thatched House	Use of land for the temporary siting of a mobile home and	The Parish Council object. The proposed location of the mobile home and four storage units is

Cokes Lane Chalfont St Giles HP8 4TQ	four storage containers for the duration of works to the main property and temporary widening of existing access	immediately adjacent to the boundary of neighbouring properties and these could be located in a different part of the applicant's land without such obtrusion on neighbours' amenity.
CH/2014/0614/FA Ash Cottage Long Walk Little Chalfont HP8 4AW	Proposed single storey detached garage, creation of new vehicular access and alterations to hardstanding	No objection.
CH/2014/0669/FA Nightingales Nightingales Lane Chalfont St Giles HP8 4SL	Conversion of outbuilding into habitable ancillary accommodation, insertion of one velux roof light, fenestration alterations and insertion of door in listed garden wall	No objection.
CH/2014/0670/HB Nightingales Nightingales Lane Chalfont St Giles HP8 4SL	Conversion of outbuilding into habitable ancillary accommodation, insertion of one velux roof light, fenestration alterations and insertion of door in listed garden wall	No objection.
CH/2014/0660/FA Gable Cottage Village Way Little Chalfont HP7 9PU	First floor rear infill extension and single storey rear extension	No objection.
CH/2014/0617/FA Laerdale Cokes Lane Little Chalfont HP8 4TX	Detached garage with storage in the roof space	No objection. If permission is granted it should be on condition that any occupation of the building is only as part of the existing dwelling on the site and at no time should the building be occupied as an independent dwelling for pecuniary gain.
CH/2014/0659/FA Merley Cokes Lane Little Chalfont HP8 4TX	Single storey side extension, single storey front extension and roof alteration, insertion of rear dormer windows to provide first floor accommodation in the roof	No objection.

	space and alterations to fenestration	
CH/2014/0676/FA Copse Hatch Burtons Lane Little Chalfont HP8 4BA	Replacement dwelling	No objection.
CH/2014/0600/SA 25 Bedford Avenue Little Chalfont HP6 6PS	Application for a Certificate of Lawfulness for a proposed operation relating to the insertion of a rear dormer structure and hip-to-gable roof extension to facilitate habitable accommodation within the roof space	Noted.

7. **To receive decisions of Chiltern District Council's Planning Committee:** The schedule which had been previously circulated was received and noted.
8. **Donkey Field update:** The suggested list of road names and building names has now been received from Countryside. Cllr Parker will reply to the email confirming that the Parish Council would not object to the proposals and is happy to put them through to CDC once clarification is provided that the word 'building' after every name for a building is superfluous and whether The Warren should definitely be put forward as an appropriate name.
9. **To receive appeal notices and decisions:** (i) CH/2013/2004/FA – Hunters Green, Nightingales Lane, HP8 4SR for two front dormer windows, three rear dormer windows and alterations to fenestration to facilitate the provision of habitable accommodation in the roofspace (part retrospective). Appeal in progress.
10. **Enforcement updates:** None.
11. **Licensing applications:** None.
12. **Any Other Business (i)** Framilode, Chalfont Avenue – the fencing erected on the site, alongside Elizabeth Avenue, requires planning permission because of its height. The assistant clerk will find out whether planning permission has been applied for and, if not, request that enforcement proceedings are started to have the fence removed unless and until any necessary planning permission is granted.
13. **Date of next meeting:** Tuesday 27 May 2014 at 7.30pm in the Village Hall.

Signed.....

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