

**Minutes of a Meeting of Little Chalfont Parish Council Planning Committee  
Held at Little Chalfont Village Hall, Cokes Lane, Little Chalfont  
Tuesday 31<sup>st</sup> July 2018 at 7.30 pm**

**Present:** Cllr I Griffiths, Cllr C Ingham, Cllr B Drew, Cllr Patel, Cllr D Alexander, Cllr M Crowe and Cllr D Rafferty (Chairman)

**In attendance:** Sallie Matthews (Assistant Parish Clerk)

**Members of the public:** None

1. **Apologies for absence:** Cllr M Parker, and Cllr J Walford
2. **Approval of the minutes of the Planning Committee meeting held 3<sup>rd</sup> July 2018:** Approved and signed.
3. **Suspension to standing orders enabling members of the public to speak:** None
4. **To receive declarations of interest:** The Committee have a collective interest on Planning application: PL/18/2249/FA.
5. **Chairman to approve items of any other business:** (i) Community Centre, (ii) Population Numbers
6. **To consider the following applications:**

Application number and address	Summary of Proposed Works	LCPC Planning Committee Recommendation
CH/2018/0636/FA Byeways, Cokes Lane, Little Chalfont, HP8 4TQ	Part single, part two storey side extensions	Decision already made by CDC
PL/18/2082/FA 27 Loudhams Road, Little Chalfont, HP7 9NX	Outbuilding	Decision already made by CDC
PL/18/2162/FA 17 Bedford Avenue, Little Chalfont, HP6 6PT	Conversion of existing detached single garage to laundry room	No Objection
PL/18/2178/FA Belle Court, Bell Lane, Little Chalfont, HP7 9PE	Addition of second floor to create two new flats, a triple height rear extension (stairwell), fenestration alterations, removal of garaging to provide additional parking and associated landscaping alterations	The Parish Council objects to this application on the grounds that the allocated parking space is inaccessible and the dormer windows and height of the building is obtrusive and out of keeping with the area.
PL/18/2186/FA 1 Oakington Avenue, Little Chalfont, HP6 6SY	Erection of two storey dwelling on land to rear of 1 Oakington Avenue and new vehicular crossover	The Parish Council objects to the proposed vehicle access. Owing to the many hazards on this busy section of the A404, a Strategic Inter-Urban Route, there are no vehicular crossovers on to the A404 for individual dwellings between

		Church Grove and the village centre. This safety feature should be maintained. However, the proposal includes two such crossovers over the pedestrian pavement to the slip road, one opposite the dangerous junction leading to Chalfont Avenue and the railway Station, and other close by. A speed camera was installed near this location because of the dangers on this section of the A404. The Plan now proposed would have a severe impact on road safety, and would harm the amenity of pedestrians for whom the pavement provides the only route to the village centre from the large housing areas east of the application site. The pavement is also heavily used by pupils and parents of Little Chalfont Primary School in Oakington Avenue. The Parish also continues to object to the design of the proposed house which would be out of character with the neighbourhood.
PL/18/2225/FA Rest Assured, 14 Chenies Avenue, Little Chalfont, HP6 6PR	Two storey front and rear extensions with internal alterations	No Objection
PL/18/2263/FA Charlecote, Long Walk, Little Chalfont, HP8 4AN	Extension to basement and front roof light/fire escape route	No Objection
PL/18/2249/FA Little Chalfont Village Hall, Cokes Lane, Little Chalfont, HP7 9QB	Demolition of existing buildings, erection of two storey community centre, alterations to existing access, formation of new vehicular access and provision of cycle parking, car park, bin stores, boundary treatment and landscaping	The Parish Council supports this application.
PL/18/2309/FA Oakwood, Burtons Lane, Little Chalfont, HP8 4BB	Two storey front extension, single storey side/rear extension, alterations to roof to provide 4 dormer windows and front gable	No Objection

PL/18/2088/FA Tom Thumb Cottage, Finch Lane, Little Chalfont, HP7 9NE	Single storey extension to garage	The Parish Council objects to this application as it is out of character for the area, the proposed building is overbearing thus causing the neighbour to lose natural light on to his property.
PL/18/2431/TP 24 Birkett Way, Little Chalfont, HP8 4BK	Removal of one lower branch from each of an oak and a beech and crown lifting of an oak and beech – all trees protected by a Tree Preservation Order	No Comment
PL/18/2570/PNO Pollards Wood, Nightingales Lane, Little Chalfont, HP8 4SP	Prior Notification under Class O of Part 3, Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015- Change of Use from Office (Use Class B1 (a)) to eighty three residential units (Use Class C3)	No Comment
PL/18/2566/PNE 1 Chandos Close, Little Chalfont, HP6 6PJ	Notification of proposed single storey rear extension; depth extending from the original rear wall of 4.8 metres, a maximum height of 3.7 metres and a maximum eaves height of 2.9 metres.	No Objection

7. **Decisions of Chiltern District Council's Planning Committee:** The schedule, which had been circulated in advance of the meeting, was received and the content noted.
8. **Appeal notices and decisions:** It was noted that Planning Applications: CH/2017/1909/FA – Land off Chessfield Park to R/o 87 Amersham Road, Little Chalfont, HP6 6SP and CH/2017/1569/PNO – Pollards Wood, Nightingales Lane, Little Chalfont, HP8 4SP had gone to appeal.
9. **Licensing applications:** None.
10. **Response from Chiltern District Council:** After discussion, it was decided to defer to the next meeting Planning meeting on the 28<sup>th</sup> August 2018.
11. **Any Other Business:** (i) Community Centre – Cllr Drew informed the committee that Little Chalfont Community Association are sending a letter of support to Chiltern District Council and that a copy of the letter has been circulated to all Councillors. It was also decided that Cllr Drew would create a letter to be sent to regular hall users asking for their support. The clerk to circulate. (ii) Population Numbers: Cllr Ingham said that the Coordination Group was preparing a letter to CDC querying the population figures for Little Chalfont used in the emerging local plan and in the Open Spaces Strategy. Cllr Griffiths said he had seen a draft and would be willing to sign such a letter. It was agreed that, as the contents of the letter would be factual, there would be no need to clear it with the whole Parish Council before dispatch.
11. **Date of next meeting:** 28<sup>th</sup> August 2018 at Little Chalfont Village Hall, Cokes Lane, Little Chalfont, Bucks at 7.30pm.

Signed.....

Date.....