

All correspondence should
be addressed to:

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Minutes of Little Missenden Parish Council Planning Meeting held on 12 April 2021 via Zoom

Attendees

Councillor S Baker - Chair; Councillors S Burke, S Geraghty, G Spiller, D Baker
Assistant Parish Clerk - Lynne Lusby

1. **Public forum for discussion of Planning Applications only.**
No members of the public were present.
2. **Apologies for absence.**
Councillor D Hill, Councillor J Fallon and H Hogan, Clerk
3. **Councillor's Declarations of Interest.**
None received.
4. **To receive and approve the previous Planning Committee Meeting Minutes for 1st March 2021.**
Minutes approved.
5. **Current Planning Applications**

a) **Old Orchard Stony Lane Little Kingshill Bucks HP16 0DS**
Additional vehicular access, alterations to the existing vehicular access and erection of 2 timber gates.
Reference: **PL/21/0920/FA**
Date validated: 8 March 2021
Consultation expiry date: **Not available**
Date received by LMPC: 17 March 2021
Determination date: 3 May 2021
NO OBJECTION

b) **Cambois 48 Sheepcote Dell Road Holmer Green Bucks HP15 6TL**
Part single/part two storey side/rear extension, rear dormer and detached garage/carport with store
Reference: **PL/21/0854/FA**
Date validated: 3 March 2021
Consultation expiry date: **5 April 2021**
Date received by LMPC: 16 March 2021
Determination date: 25 April 2021
NO OBJECTION TO extension to dwelling but OBJECTION to garage/carport with store which appears to be excessive in size and can be seen from adjoining field which is an AONB.

c) **56 Brays Meadow Hyde Heath Amersham Bucks HP6 5RY**
Vehicular access with hardstanding and gates.

Reference: **PI/21/0630/FA**
Date validated: 10 March 2021
Consultation expiry date: **Not available**
Date received by LMPC:
Determination date: 5 May 2021

OBJECTION – Applicant appears to be seeking permission for access over public footpath/vision splay for junction in the road. We have concerns that cars parked in the drive will obstruct the view from the junction less than 20m from them, they will also be obstructing the public foot path.

d) **8 Walnut Way Hyde Heath Amersham Bucks HP6 5SB**
Certificate of Lawfulness for proposed outbuilding.

Reference: **PL/21/0597/SA**
Date validated: 3 March 2021
Consultation expiry date: **Not available**
Date received by LMPC:
Determination date: 28 April 2021

NO OBJECTION

e) **Kingshill Farm Watchet Lane Little Kingshill Bucks HP16 0DR**
Formation of menage and associated fence.

Reference: **PL/21/0924/FA**
Date validated: 8 March 2021
Consultation expiry date: **20 April 2021**
Date received by LMPC:
Determination date: 19 May 2021

OBJECTION – taking part of a field in an AONB

f) **Missenden Lodge Village Road Little Missenden Amersham Bucks HP7 0RD**
Yew T1 – Reduce crown by 1m all round and 2m off height, reshape an balance Yew T2 – Crown reduce height by 2m and approx. 1m all round, clear trunk of epicormic growth, Holly x 3 – Remove branch to crown allow new head to form. (Conservation Area: Little Missenden)

Reference: **PL/21/0865/KA**
Date validated: 3 March 2021
Consultation expiry date: **31 March 2021**
Date received by LMPC:
Determination date: 14 April 2021

NO OBJECTION

g) **Marylands Weedon Hill Hyde Heath Bucks HP6 5RN**
Demolition of existing detached garage / outbuilding, proposed part two / part single storey rear extension, loft conversion to habitable space, attached single storey rear / side extension with office space within the roof and dormer windows, changes to doors and windows, new patio and hardstanding, detached garden shed outbuilding to rear garden

Reference: **PL/21/1088/FA**
Date validated: 17 March 2021
Consultation expiry date: **20 April 2021**
Date received by LMPC: 1 April 2021
Determination date: 12 May 2021

OBJECTION - Overdevelopment, out of keeping in an area of ANOB, Sheer bulk of the garage complex is overbearing and unnecessary and can only be concluded that the future plan is to divide this and sell as a separate property, a garage complex of approximately 185 sqm is the size of most houses.

If it is thought to approve this application a condition must be in place that this garage complex can never be separated from the main dwelling and cannot be used for accommodation.

h) Claremont House Stony Lane Little Kingshill Bucks HP16 ODS
New vehicular and pedestrian gate to be installed on driveway access to property from Stony Lane
Reference: PL/21/1012/FA
Date validated: 29th March 2021
Consultation expiry date: 22 April 2021
Date received by LMPC: 1 April 2021
Determination date: 24 May 2021
NO OBJECTION

i) Griffins 13 School Close Holmer Green Bucks HP15 6SR
Certificate of Lawfulness for proposed single storey rear extension
Reference: PL/21/1121/SA
Date validated: 18 March 2021
Consultation expiry date: Not available
Date received by LMPC: 1 April 2021
Determination date: 13 May 2021
NO OBJECTION

j) Land to The Rear Of 8 Rookery Meadow Holmer Green High Wycombe Bucks HP15 6XF
Certificate of lawfulness for existing equestrian stable and barn buildings 1 to 5
Reference: PL/21/0978/EU
Date validated: 16 March 2021
Consultation expiry date: 13 April 2021
Date received by LMPC: 22 March 2021
Determination date: 11 May 2021
NO OBJECTION

6. Planning Decisions

- a) 46 New Road Little Kingshill Great Missenden Bucks HP16 0EU**
Certificate of Lawfulness for proposed to fit windows in the front and rear gables.
PL/21/0125/SA Validated: 19 January 2021 Status: Cert of law proposed dev or use issued
- b) 57 New Road Little Kingshill Bucks HP16 0EU**
Non material amendment to planning permission PL/19/2165/FA (Single storey side infill extension, addition of roof lights to rear elevation, changes to windows and conversion of garage to habitable space and storage.) to allow changes to doors and windows, lowering of pitched roof and omission of rear rooflights.
PL/21/0498/NMA Validated: 8 February 2021 Status: Accepted
- c) Hare Cottage and Kingshill Lodge Windsor Lane Little Kingshill Bucks HP16 0DZ**
Extension of vehicular access and partial demolition of boundary walls to each property.
PL/20/3665/FA Validated: 13 November 2020 Status: Conditional permission

- d) **Limes Cottage Village Road Little Missenden Buckinghamshire HP7 0RG**
Single storey side/rear extension and enlargement of rear hardstanding.
PL/20/3182/FA & PL/20/3183/HB Validated: 21 October 2020 Status: 3182 Withdrawn
- e) **Great Meadow Barn Copes Farm Spurlands End Road Great Kingshill Bucks HP15 6 HZ**
Certificate of Lawfulness for an existing use of barn as residential dwellinghouse (Use Class C3)
PL/20/2063/EU Validated: 15 July 2020 Status: Cert of Law - existing use - granted
- f) **Windermere Cottage Brays Lane Hyde Heath Bucks HP6 5RT**
Single storey rear extension
PL/20/4425/FA Validated: 11 January 2021 Status: Conditional permission
- g) **The Manor Cottage Taylors Lane Little Missenden Buckinghamshire HP7 0QZ**
Listed Building Consent to: Demolish the wall between the kitchen and dining room and install steel beam, remove lead water pipes and replace with modern pipes.
PL/20/2853/HB Validated: 21 September 2020 Status: Conditional consent
- h) **Crown Cottage Village Road Little Missenden Bucks HP7 0RD**
Works as per attached Schedule (Little Missenden Conservation Area).
PL/21/0184/KA Validated: 18 January 2021 Status: TPO shall not be made
- i) **14 Browns Road Holmer Green High Wycombe Bucks HP15 6SL**
Single storey side and rear extensions and porch canopy.
PL/21/0157/FA Validated: 15 January 2021 Status: Conditional permission
- j) **48 Parish Piece Holmer Green High Wycombe Bucks HP15 6SP**
Conversion of garage to living space.
PL/21/0127/FA Validated: 25 January 2021 Status: Conditional permission
- k) **12 Penfold Cottages Holmer Green Bucks HP15 6XR**
Single storey rear, side and front porch extension.
PL/21/0141/FA Validated: 13 January 2021 Status: Conditional permission
- l) **63 New Road Little Kingshill Great Missenden Bucks HP16 0EU**
Crown reduction to previous points and crown thinning of three lime trees (T18, T19 and T20) protected by TPO 33 of 1988
PL/21/0102/TP Validated: 12 January 2021 Status: Conditional permission
- m) **65 New Road Little Kingshill Great Missenden, Bucks HP16 0EU**
T1 – Lime and T2 – Oak – crown reduction and thinning by 25-30% (CDC TPO 33 of 1988)
PL/21/0103/TP Validated: 21 January 2021 Status: Conditional permission
- n) **Shirewood Weedon Hill Hyde Heath Amersham Bucks HP6 5RN**
Loft conversion with two front dormer windows, one front and two rear roof lights.
PL/21/0014/FA Validated: 4 January 2021 Status: Conditional permission
- o) **Sandor 15 Earl Howe Road Holmer Green Bucks HP15 6PU**
Hipped roof to front dormer, enlargement of rear dormer, alterations to roof of existing rear extensions including addition of 2 roof lanterns, changes to doors and windows, alterations to chimney and render to existing brickwork.
PL/21/0245/FA Validated: 1 February 2021 Status: Conditional permission
- p) **38 Watchet Lane Holmer Green Bucks HP15 6UG**
Two storey side extension and single storey rear extension following demolition of garage (alternative scheme to PL/20/1197/FA)
PL/21/0309/FA Validated: 1 February 2021 Status: Conditional permission

- q) **57 New Road Little Kingshill Bucks HP16 0EU**
Front extension to existing detached garage, new steps to allow for raised door and alterations to windows and doors.
PL/20/4314/FA Validated: 12 January 2021 Status: Conditional permission
- r) **69 New Road Little Kingshill Bucks HP16 0EU**
Certificate of lawfulness for proposed demolition of existing rear bay window and construction of new rear extension, changes to rear doors, internal alterations and landscaping.
PL/21/0470/SA Validated: 5 February 2021 Status: Cert of law proposed dev or use issued
- s) **Thornhay Hare Lane Little Kingshill Bucks HP16 0EF**
Addition of 4 dormer windows to existing outbuilding, partial conversion of garage to living space and changes to doors and windows, continued use of building for ancillary residential purposes.
PL/21/0260/FA Validated: 22 January 2021 Status: Conditional Permission
- 7. Planning Notices**
- a) **41 Watchet Lane Holmer Green Bucks HP15 6UF**
Erection of two detached dwellings, one with integral garage and creation of new vehicular access.
PL/20/4358/FA Validated: 7 January 2021 Status: Awaiting decision – Conditional Permission
- b) **1 Mill End Cottages Village Road Little Missenden Buckinghamshire HP7 ORG**
Demolition of rear conservatory and erection of single storey rear extension and Demolition of rear conservatory and erection of single storey rear extension
PL/20/4013/FA & PL/20/4014/HB Validated: 27 November 2020 Status: Registered
- c) **Land at Hollyberry Grove Holmer Green Buckinghamshire HP15 6XB**
Conversion of barn and stable to residential dwelling and garden room.
PL/20/2790/FA Validated: 17 September 2020 Status: Awaiting decision
- d) **70 Beech Tree Road Holmer Green Bucks HP15 6UT**
Two storey rear extension, roof extension, loft conversion with two front dormers.
PL/21/0480/FA Validated: 5 February 2021 Status: Registered
- e) **6 Meadow Way Hyde Heath Amersham Bucks HP6 5RX**
Demolition of existing outbuilding, proposed new summer house outbuilding.
PL/21/0619/FA Validated: 19 February 2021 Status: Registered
- f) **21 Orchard Way Holmer Green Bucks HP15 6RF**
Single storey front extension, increase in hardstanding area and installation of bi-fold door to rear.
PL/21/0624/FA Validated: 16 February 2021 Status: Awaiting decision – Conditional Permission
- g) **6 Highmore Cottages Little Missenden Amersham Bucks HP7 ORB**
Single storey rear extension
PL/21/0564/FA Validated: 18 February 2021 Status: Registered
- h) **Lister Lodge Windsor Lane Little Kingshill Bucks HP16 0DL**
First floor side extension above existing garage with garage conversion to habitable space, single storey timber pool house outbuilding in rear garden, single storey double car port to front, new gable end roof extension to front matching existing roof finishes, new roof lights, changes to internal and external doors and windows.
PL/21/0508/FA Validated: 16 February 2021 Status: Registered
- i) **Hollands Farm Penfold Lane Holmer Green Bucks HP15 6XS**
Installation of 20 solar panels on roof of detached garage.
PL/21/0170/FA Validated: 5 February 2021 Status: Registered

j) Rowan Cottage 22 Glebe Close Holmer Green Bucks HP15 6UY

Single storey front and rear extensions, roof alterations including raising the roof height to allow for living space in loft, including one front dormer, two rear dormers, one side rooflight and new pitched roof over existing rear extension and changes to windows.

PL/21/0409/FA

Validated: 12 February 2021

Status: Registered – Conditional Permission

8. Planning Appeals and Appeal Decisions.

a) Holmer Green Farm, Penfold Lane, Holmer Green, Buckinghamshire, HP15 6XW

Appeal incorporating CH/2018/0463/FA & CH/2018/0464/HB; Conversion of Grade II listed barns and a curtilage listed barn to three residential units and the renovation and extension of an existing Grade II listed house.

APP/X0415/W/20/3254067 – **It is believed that a hearing has been set for 16/17 June – details to be confirmed.**

b) Marylands Weedon Hill Hyde Heath Buckinghamshire HP6 5RN – APPEAL DISMISSED

Appeal against refusal of PL/20/2381/FA; Part demolition of existing dwelling house and demolition of triple garage and outbuilding; part two storey/ part single storey rear/side extension. Loft conversion. Changes to windows and addition of front and rear dormer windows and rooflights and rendered walls. Subdivision of land and construction of new dwelling house; construction of one detached garage block to front and one garden outbuilding to rear with associated new hard and soft landscaping to each dwelling house.

APP/X0415/W/20/3263934

c) Holmer Green Senior School Parish Piece Holmer Green Bucks HP15 6SP

Appeal against Enforcement Notice to remove Air Dome to cover four tennis courts on the site.

EN/20/0437/EN/1

It is believed that an appeal has been lodged but details are awaited from the Secretary of State.

9. Neighbourhood plan

There was some discussion regarding this, no decisions were made.

10. Planning Checklist – Councillor Simon Baker

See attached.

Meeting closed at 8.10pm

Dates of Next Meetings:

19 April 2021 Parish Council Meeting at 7:30pm

10 May 2021 Planning Meeting at 7.30

Signed as an accurate record of this meeting: Councillor S Baker (Chair)

Date: 1 November 2021

Date	Reference	Location	LMPC decision	CDC decision	Action
7.11.2016	CH/2016/1788/FA Temporary Ag. Bldg	Windsor Lane OS Field 4136 Windsor Lane Little Kingshill	Objection	Permitted for 3 years expiring on 7 December 2019 . Letter to Planning/Env. Health sent beg. 12/18 regarding LK residents' concerns. Responses rxd. Matter ongoing EN/18/2275	To be monitored in good time with CDC Enforcement NB beg. 2/18 approx 1 doz sheep noted in one field then moved to another. At beg. 3/18 sheep gone. Oct/Nov 18: a few sheep noted in field plus 3 ponies Check Dec 2019 Drove past could not see sheep any of the fields Permission has been granted for a New Farmhouse to be built with restrictions that it has to be for agricultural or Forestry works only
9.1.2017	CH/2017/0160/AV	Autobarn Hyde Heath	Objection Local residents not consulted and sign on public land	Consent granted for 5 years from 29 March 2017	At expiration of 5 years (29 March 2022) the sign shall be removed unless a new application is approved.
3.4.2017	CH/2017/0290/FA	Land North of Heath End Road Little Kingshill (proposed Alpaca farm)	Objection Inappropriate development in Green Belt and AONB NB Called in by GtMissPC	Registered Bourne Rural have sent in a email 20 th Dec 2019 Suggesting the extra information concerning the financial viability of this project has been partly	23/04/2020 – Planning meeting cancelled due to Covid 19, awaiting new date Permission was refused and are awaiting the client to enter new plans as he was advised to by planning, he also needs to

				resolved, but he still feels the project should not be given permission	enter financial details and new business plan as all was rejected
3.4.2017	2014/00278/AB/EN /1 2014/00327/AB	Bubbles Car Wash & Springhaven	Car parking And Storage of motor vehicles	18.12.17 Enforcement team are fully aware of the current situation at the site. Matters are now with the legal team 29.3.18 Communication received from Enforcement. The Land to the rear of Bubbles car wash has been served with two enforcement notices today. It is of course likely the landowner will appeal the notices and I will keep you updated in this regard, but just to confirm formal action has been taken in relation to the rear site and we will continue to proceed with seeking to resolve these unauthorised breaches of planning control on both the front and rear sites.	15.12.17 letter sent to CDC Enforcement Officer. Corres rxd from CDC ref court case date set at 7.2.18 Adjourned to 15.3.18 Court case to hearing 17.5.18 Conviction decision at Crown Court with some matters to be decided. NB An appeal could be lodged. Helen has had a reply, will be going to public inquiry on the 28-29 April 2020 Public inquiry was cancelled due to Covid-19 so awaiting a new date
3.7.2017	CH/2011/1194/FA See also CH/2017/1650/FA 20.11.2017 PL/19/3339/EU	Oaklands Farm Beamond End Lane	Objection. Clearly residential. Suggest same objection Objected Planning has already been turned down on Application CH/2017/1650/FA and on	Permitted use of mobile home for residential use expired 30 June 2012 APPEAL DISMISSED -AUGUST 2019 New Planning notice PL/19/3339/EU Stationing of a log cabin for agricultural use	See CH/2017/1650/FA Kirstie Elliot -Enforcement has been dealing with case Still No further information on planning notice 30/12/19 Planning has been rejected Jan 2020 waiting to see if he will appeal this

			appeal also dismissed the case		Mobile home is still there and is still in use, when Covid Lockdown is over I will write to planning enforcement
					Have contacted Enforcement to see what is happening, as still there and still being used
9.4.2018	CH/2018/0463/FA	Holmer Green Farm, Penfold Lane, Holmer Green	Objection The Parish Council has concerns regarding road access/egress from the proposed development and also parking for visitors to the development	30/10/2019 Historic buildings officers report is in and still requires further alterations to plans and further investigation on the historic structure and protection	<p>30/10/19 Historic Buildings are still not stratified with their questions that the builder feels he has answered, HB are demanding new drawings</p> <p>06/01/2020 as discussed earlier in meeting, new plans entered just awaiting approval</p> <p>23/01/2020 Historic building officer has requested a FULL detailed analysis by an archaeologist must be done and dating of the beams in the main barn, before he will consider any further action</p> <p>Planning was rejected, I feel this was due to the architect not complying with the planning officers</p> <p>Meeting held on site 28th Aug, with Stuart and Jane, very interesting to see existing house, concerned on the condition and how it is getting worse, need to speak to Planning and chase up</p> <p>Appeal is now going to an open 2 day hearing to hear facts</p>

Date for the Hearing is the 16 & 17th June

17.9.18	PL/18/3378/ADJ PL/18/3121/OA 18/07194/OUT	Inland Homes 20 Wycombe Rd Holmer Green & Tralee Farm No more news cllr Peter Martin has advised local plan is in final stages	Objection as per letters agreed at Council WYCOMBE LOCAL PLAN 'SOUND' AUGUST 2019	NB corres between CDC/LMPC regarding anomalies on both planning references. PL/18/3378/ADJ now has no documentation attached.	Objection letters sent to CDC and WDC 19.9.18 Awaiting outcome. Called in by Cllr Titterington No further information 01/10/2019 06/01/2020, CDC neighbourhood plan not due out till mid/end 2020 Application now received for 103 houses to be build, objection letter sent in, looking at having a meeting with Locals and District councillors to show our concerns and how this will effect HG, also need to sort boundaries out as precept and house % will go to Hazlemere and not HG Over 400 HG residents have sent in objections and 2 councillors have "Called In" so will be going to the Strategic committee Still awaiting a date for the strategic committee meeting
Sep 2020		Holmer Green Secondary School		Installation of a Dome over the tennis courts without permission then the following refused application	Application refused and it was agreed the Dome was to be removed School is saying they will appeal, The school has slatted LMPC and been libellous, we have complained to the head of planning and awaiting a reply

School has applied for Community use Agreement was part of there original planning permission on the tennis courts

Enforcement have issued the instruction to remove, school have till the 19th March to appeal, no appeal seen yet

School have appealed against the decision and we are awaiting a date of hearing, once a date is issued you will be able to respond to there appeal
