



BUCKINGHAM TOWN COUNCIL

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Councillor,

You are summoned to a meeting of the Planning Committee of Buckingham Town Council to be held on **Monday 8th October 2012 at 7pm** in the Council Chamber, Cornwalls Meadow, Buckingham.

C.P.Wayman
Town Clerk

Please note that the meeting will be preceded by a Public Session in accordance with Standing Order 1.4, which will last for a maximum of 15 minutes, and time for examination of the plans by Members.

AGENDA

1. **Apologies for Absence**
Members are asked to receive apologies from Members.
2. **Declarations of Interest**
To receive declarations of any personal or prejudicial interest under consideration on this agenda in accordance with the Localism Act 2011 Sections 26-34 & Schedule 4.
3. **Minutes**
To receive the minutes of the Planning Committee Meeting held on Monday 10th September 2012 ratified at the Full Council meeting held on 1st October 2012 (PL/06/12).
Copy previously circulated
4. **Vale of Aylesbury Plan & Neighbourhood Plan**
 - 4.1 To receive for information the ideas produced at the stakeholder session held 12th September. **Appendix A**
 - 4.2 To receive for information confirmation from AVDC regarding the Neighbourhood Area and correspondence with Gawcott Parish Council regarding an alteration. **Appendix B**
 - 4.3 To receive details of the successful NALC/CPRE consultation support application. **Appendix C**
 - 4.4 To receive response from AVDC legal team regarding developer engagement. **Appendix D**
 - 4.5 To review the saved policies of the Local Plan. **Appendix E**
 - 4.6 To receive for information a letter from Mr. Byrne concerning the VoA Plan strategy **Appendix F**
5. **Action Reports**
To receive action reports as per the attached list. **Appendix G**
 - 5.1 (298.1) Response from Mr. Byrne: "Our work on CIL will follow closely on the vale of Aylesbury Plan Strategy document which we are aiming to get to submission by the end of the year. CIL is totally different from S106 in that it is not collected and earmarked for specific projects."

Members are reminded that they must declare a prejudicial or personal interest as soon as it becomes apparent in the course of the meeting.



At this stage we would be putting the charging schedules in place and taking that through a formal examination process. We are aiming to have that in place by April 2014 and earlier if possible. The decisions on what any money collected from the levy (which will only apply to developments granted planning permission after the date the CIL is brought into effect) will be a separate issue for the future.

Hope this helps”

5.2 (363/12) Mr. Hedley, BCC, has replied: “I think all we can do is to go to them and speak in person, explain there have been a few complaints, and it is causing a problem particularly for partially sighted people and mobility vehicle users and ask them to be more considerate if they are going to do this, and then explain that if following this, if further complaints are received, then unfortunately we would have to request them to stop altogether.

Also under the Highways Act what they are doing is technically classed as an obstruction and wilfully restricting passage along the highway, and if there were an accident as a result, then they would be held liable.”

6. Planning Applications

To consider planning applications received from AVDC and other applications

AVDC:

1. 12/01831/APP 6 Bourton Road, MK18 1BE
Creation of pond and erection of garden wall
Higham

Members are asked to note that the proposal affects the setting of a Listed Building

The following applications have the same set of drawings:

2. 12/01905/ACD Well Street Centre, 61 Well Street, MK18 1EN
Part demolition of the building comprising of existing three ramps and guarding, first floor roof structure of the corridor, ground floor single storey (lobby) including glazed screen and doors and removal of four bay windows.
Collins [BCC]
3. 12/02125/ACC; CC/22/12 Well Street Centre, 61 Well Street, MK18 1EN
New Day Care Opportunities Centre, including a refurbishment of the existing buildings including a new 75m square entrance and reception extension. The new build infills the space between the Victorian Schoolhouse building and 20th century Hall extension forming a new courtyard space
Rogers [BCC]

The following Minor Amendments have been received, for information only:

12/00794/APP 1 Portfield Close Demolition of existing garage and erection of two storey side extension

Minor amendments: drawing supplied giving relationship to No.3's garage & materials schedule; Members will note the decision has been made (below)

12/01547/APP 26 Westfields Two storey rear extension

Minor amendments: depth of extension at first floor reduced to comply with 45° rule; roof design altered to allow rooflight in bathroom

7. Planning Decisions

To receive for information details of planning decisions made by AVDC as per 'Bulletin' and other decisions.

Approved:

| | | |
|--|-------------------------------|---------|
| 12/00794/APP 1 Portfield Close | Demol. garage/erect extension | Support |
| 12/01272/APP Land.adj.23 Church Street | Var.Con.10 of 08/01681/APP | Oppose |
| 12/01480/APP 19 Willow Drive | Single storey rear extension | Support |

| | |
|--|---|
| 12/01481/APP land adj. Little Oaks, Brackley Rd. Demol. garage & erect new | Oppose |
| 12/01566/ADP Former Railway Station | Details of landscaping No decision |
| 12/01585/APP Lace Hill | Temporary sales centre Support |
| 12/01624/APP Cornwallis Meadow Car Park | Shopmobility building & car parking Support |

Corrected decision (approval):

12/00160/ADP Lace Hill subphase 1L 26 dwellings for residential purposes Oppose
The Clerk has been unable to discern any difference between this and the original, except that the corrected version omits the sheet of drawing numbers previously supplied.

Refused:

| | | |
|---|-------------------------------------|---------|
| 12/01149/APP Land adj. 1 Burleigh Piece | Erection of detached 2-st. dwelling | Oppose |
| 12/01328/APP 10 Hilltop Avenue | 2-storey side & front extension | Support |

8. Reports to Development Control

A Report has been received for the following application, and is available in the office
12/01547/APP 26 Westfields Two storey rear extension

9. (367/12) Terms of Reference

To receive the decision made at Full Council on 1st October and discuss and agree Terms of Reference for the Committee. **Appendix H**

10. Enforcement

- 10.1 To receive the updated list **Appendix I**
- 10.2 To receive a response on 4 Well Street **Appendix J**
- 10.3 To receive for information a written response (AVDC Council meeting 12/9/12) **Appendix K**
- 10.4 To discuss and agree whether the new glass sign in West Street should be reported, and the changed signage on Castle Estates **Appendix L**
- 10.5 To notify any other breaches

11. Transport

11.1 To receive a verbal report from Cllr. Stuchbury and discuss and agree participants and a date to meet the BCC Local Area Technician, Mr. Hedley, and list subjects for discussion.

12. Any other planning matters

- 12.1 Strategic Flood Risk Assessment.
To receive selected paragraphs & maps from the recently published document for information. The complete document (which deals with the whole Vale) is available at <http://www.aylesburyvaledc.gov.uk/local-development-plans/planning-policy/vale-of-aylesbury-plan-/strategic-flood-risk-assessment-level-1-aug-2012/> **Appendix M**
- 12.2 Land behind Market Hill; to receive for information a letter retrieved from the application website entry **Appendix N**
- 12.3 AVDC Planning Information Newsletter #11 (September 2012) **Appendix O**
- 12.4 AVDC (362/12; Focus site) Response from Mr. Byrne **Appendix P**

13. Correspondence

- 13.1 12/01770/APP (Fir Cottage): To receive a letter from the developer **Appendix Q**
- 13.2 To receive a request from the University of Buckingham to address the Committee and agree an invitation. The attached drawings are circulated with the University's permission. **Appendix R**
- 13.3 To receive a request from UK & Maine to address the Committee and agree an invitation. **Appendix S**
- 13.4 (12/00691/APP & 00693/ALB; Fleece Yard) Reasons for contrary decision **Appendix T**
- 13.5 (12/01328/APP; 10 Hilltop Avenue) Reasons for contrary decision **Appendix U**

14. News releases

15. Chairman's items for information

16. Date of the next meeting: Monday 29th October 2012 following the Interim Council meeting.

To Planning Committee:

Cllr. P. Collins

Cllr. J. Harvey

Cllr. P. Hirons (Vice Chairman)

Cllr. A. Mahi

Cllr. M. Smith

Cllr. R. Stuchbury

Cllr. M. Try

Cllr. W. Whyte (Chairman)

Mr. I. Orton (co-opted member)