



BUCKINGHAM TOWN COUNCIL

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Town Clerk: Mr. C. P. Wayman

Tuesday, 24 October 2017

Councillor,

You are summoned to a meeting of the Planning Committee of Buckingham Town Council to be held on **30th October 2017 following the Interim Council meeting** 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 3.f, 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 9th October 2017 to be put before the Full Council meeting to be held on 20th November 2017.
Copy previously circulated
4. **Buckingham Neighbourhood Plan/Vale of Aylesbury Plan**
To receive any update.
5. **Action Reports**
To receive action reports as per the attached list. **Appendix A**
6. **Planning Applications**
For Member's information the next scheduled Development Management Committee meetings are 2nd and 22nd November 2017, with SDMC meetings on 1st and 24th November 2017.

Buckingham



Twinned with Mouvaux, France

Members are reminded to declare any prejudicial interest as soon as it becomes apparent. All Committee documents can be found on the Buckingham Town Council's website. Alternatively, the Clerk send you a copy of any minutes, reports or other information. To do this, send a request using the contact details set out above.

To consider planning applications received from AVDC and other applications

1. 17/03530/ALB 30 High Street, MK18 1NU
Replace two rear bedroom windows
Montgomery

2. 17/03760/COUM The Dukes Music, 24 Market Hill, MK18 1JX
Determination as to whether prior approval is required in respect of transport and highway impact, contamination risk, flood risk, local facilities, and design and external appearance for the conversion of a musical instrument shop to one residential dwelling.
Bethell
This is a permitted Change of Use; providing the applicant shows there is no demand for the retail use (the shop has been closed for 6 months), and the floorspace is not greater than 150m² (total floor area, shop + first-floor offices, is 67.7m²), so only these matters are for consideration and comment. The upper floor was previously classed as residential.

3. 17/03763/APP 5 Bostock Court, West Street, MK18 1HP
Single storey rear extension
Butt

4. 17/03766/APP 7 Highlands Road, MK18 1PN
Rear single storey extension
Chambers

5. 17/03785/AAD 2 Cornwalls Centre, High Street, MK18 1SB [*the previous Gyre & Gimble café*]
Erection of wooden panel fascia sign with built up letters with a light halo illumination
Patel

6. 17/03799/APP 2 Hubbard Close, MK18 1YS
Retrospective application for the erection of garden building
Cissell

7. 17/03922/APP 28 Candleford Court, MK18 1GA
Change of use from Café (Class A3) to Gymnasium (Class D2)
Goldstone

8. 17/03959/APP 2 Jacob, MK18 1GE
Conversion of existing loft space to 2 bedrooms and shower room
Malpas

The following two applications may be considered together:

9. 17/04000/APP 4 High Street, MK18 1NT [*Prego's*]
10. 17/04001/ALB Demolition of existing glazed lean-to 'link' and part boundary wall and construction of new boundary wall and rear flat roof extension
Fox

ADDITIONAL PLANS

11. 17/02939/APP Royal Latin School, Chandos Road, MK18 1AX
Provision of new all weather pitch and sports building with associated flood lighting

RLS

Additional plans: Vehicle Tracking diagrams for lorries entering and leaving (a) by Brookfield Lane and (b) by Chandos Road (the BCC officer had commented that the previous tracking showed vehicles over-riding the kerbs); electrical services site layout; dimensioned car park layout; all weather pitch plan + two elevation drawings

MINOR AMENDMENT

12. 17/03241/APP [Garage on] Land adj. Little Oaks, Brackley Road
Installation of four rooflights on garage
Sweetman

Red-line plan amended – previous was inaccurate, challenged by resident. Block paving added to frontage and part side path.

7. Planning Decisions

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

Approved		BTC response	Officer recomm ⁿ
17/02605/APP	Tesco, London Rd.	Replace doors, new car park barrier	No objections

Withdrawn			
17/02350/APP	Old Latin House	Carport store and garden workshop	No objections

Not Consulted on:

Approved			
17/03471/ATC	Paynes Court	Works to trees	No objection
17/03485/HPDE	19 Aris Way	Permitted extension	n/a
17/03794/ATC	15 Chandos Road	Works to trees	No objection

Planning Inspectorate

16/03138/APP Summerhouse Hill Residential development comprising 38 dwellings including parking, cycle and refuse storage and associated landscaping works
Weston Homes plc.

Inspector has allowed the appeal against non-determination. Weston Homes have made an application for costs.

8. Development Management Committee

- 8.1 Strategic Development Management (Friday, 13th October 2017) *Meeting cancelled*
[Late additions to calendar](Wednesday 25th & Thursday 26th October) No Buckingham applications
[scheduled] (Wednesday 1st November) No Buckingham applications
- 8.2 Development Management (Thursday 12th October 2017) *No Buckingham applications*
(Thursday 2nd November 2017) Meeting cancelled

9. Enforcement

- 9.1 To receive the Enforcement update for September per Cllr. Stuchbury **Appendix B**
9.2 To report any new breaches

10. Site and Street Naming

- 10.1 To receive correspondence and discuss and agree a name for the four houses at the Nursery Bungalow site. **Appendix C**

10.2 (433/17 refers) To consider Members' suggestions for theme (marketing name) and eventual street naming for the Tingewick Road Triangle sites (15/01218/AOP) and decide on which to offer the developer. **Appendix D**

11. **North Bucks Parishes Planning Consortium**
To receive and discuss the minutes of the 11th October 2017 meeting **Appendix E**
12. **Transport**
To report any damaged superfluous and redundant signage in the town.
13. **Access**
To report any access-related issues.
14. **Correspondence**
14.1 To receive and discuss a letter from the Swan Practice about transfer of dispensary services to Lace Hill Medical Centre **Appendix F**
15. **News releases**
16. **Chairman's items for information**
17. **Date of the next meeting:** Monday 27th November 2017 at 7pm.

To Planning Committee:

Cllr. Ms. J. Bates

Cllr. M. Cole

Cllr. J. Harvey

Cllr. P. Hirons

Cllr. D. Isham

Cllr. A. Mahi

(Chairman)

Town Mayor

(Vice Chairman)

Cllr. Mrs. L. O'Donoghue

Cllr. M. Smith

Cllr. Mrs. C. Strain-Clark

Cllr. R. Stuchbury

Cllr. M. Try

Mrs. C. Cumming (co-opted member)

ACTION LIST

Appendix A

Min. 31/1/17	Planning Responses posted on AVDC website: 23/8/17	Min. 4/38/17	News release	Date of appearance 13/10/17 13/10/17
			1. Initial response to VALP 2. Access Awareness Day 3. Wates site	
Subject	Minute	Form	Response received	
AVDC				
Poplars, Franciscan	374/17 428/17	Investigate 'revoking' further Write to Mr. Bercow and S/State & Min. Environment	Government guidelines circulated 9/10/17 meeting	
S106	186.3/17 374.4/17	Obtain info on good practice from LGA, DCLG, NALC Fol request to AVDC on Cllr Patemoster amendment 1. Narrow dates to May 2. Match answers to CP's amendments and send to Leader & Chairman	DCLG acknowledged but unable to give response date LGA acknowledged. Answer to be expected by 18/8/17; Chased 25/8/17; Received 17.10.14/9/17 with an apology for late response. 13/10/17 I have returned to FOI work after a long absence and am currently checking all outstanding requests. I looked into your follow-up request and the original response that was sent to you. There appears to be some confusion as I have been informed that the reference to the Section 106 Officer in both your original request and the follow-up is incorrect. The Section 106 Officer is not responsible for liaising with Parish/Town clerks. He has informed me that Joe Houston, Parks & Green Infrastructure Officer is the one who liaises with parishes when determining sports and leisure projects. I'm not sure why this wasn't mentioned in our original response to you so please accept my apologies if this point wasn't made clear. I am assuming that what you require is the correspondence between Joe Houston and the parishes (for May 2017 only)? In light of the confusion, I would respectfully ask that we be granted another 20 working days from today. We shall send our response as soon possible and no later than 10 November. I hope that this is OK. Francisca Harpur, Senior Support Officer, Business Support & Enablement	
Parent & Child parking spaces	193/17	Town Clerk to confirm installation	New Property Manager in post; investigating	
Planning Liaison Officer	308/17	Invite to Committee meeting		We would be delighted to attend one of your planning meetings, thank you for the invite. Please let us know the future dates that we would be able to come along and introduce ourselves. Just so that you are aware, we also handle a wide variety of areas alongside planning. Departments such as Recycling, Waste and Environmental Health all fall under our remit. As a result, we will be at hand to assist with a variety of

Subject	Minute	Form	Rating √ = done	Response received
Equality Act compliance	317/17	Send invitation letter Query to Equalities Commission as minuted	√ √	At the meeting, we will be able to go into greater detail about how we aim to be the key link between your Parish and multiple AVDC departments. Hazrat Hussain, Parish Liaison Officer Receipt acknowledged
Ford Meadow parking & lighting	432.2/17	Write to University	√	Parish Liaison 13/10/17: I have caught up with the case officer and they have provided me with more information in regards to this application. They have some concerns with the points you have raised and is going to raise the issue with the University for clarity. The case officer has also made enforcement aware of the situation and will keep them updated on how things unfold. As soon as I have more information I will contact you directly. The university has opened additional car parking spaces at Ford Meadow, (60 spaces), which will help ease the demand on parking space around the campus. Access is via the Ucard, so only open to staff and students.
VALP submission	427/17	Letter as minuted	√	Receipt acknowledged
New planning system	434/17	Letter to confirm Planning Clerk to attend meetings	√	Receipt acknowledged
BCC:				
2 Bridge St	586.2	Response re actual parking available	√	Response replied to. Reply awaited
	374.2/17	Letter as minuted to Dominos and Roosters	√	
	432.2	Request installation of railings to prevent parking	√	
	118/17	Check on progress	√	Cllr. Whyte (11/9/17) Verbal update provided to meeting
Addington Rd traffic calming	374/17	Respond to consultation Circulate neighbouring parishes	√ √	
Waste & Minerals consultation	379/17	Respond to consultation	√	
Development Management consultation				

Subject	Minute	Form	Rating √ = done	Response received
Secure by Design	186.4/17	Circulate main points for assessing applications against	started	
Conservation Area	374/17	Mrs Cummings to organise meeting with Roger Edwards, & Cllrs Harvey & Cole to explore raising profile of CA		
Street/Estate Naming	433/17	All Members to forward suggestions to Clerk for 30 th October meeting		

Subject	Minute	Form	Rating √ = done	Response received
Enforcement reports and queries				
13 High Street	795.3/15 664.2	New signage & lighting Chase response (done regularly)	√	P Dales: 12/5/17. 13 High Street, Buckingham: we had in the past met with the owner to secure the removal of the signs. Whilst this had not materialised we had been aware that its ownership may change and had hoped that the new owner may be have their own plans and/or may be receptive. However, this has not materialised and so I have asked our consultant enforcement officer Will Holloway to take on the case and we will keep you informed of progress.
Dominos	148/17 313.2/17	Prompt sent 14/9/17 Chase via Parish Liaison Compressor unit not as plans; motorbikes and skips blocking alley Awaiting response from officer on discharge of Condition 4 – Waste disposal	√ √	Acknowledged 17/00169/CON3
Police Station wall	117.2 250.1/17	Report damage Ask for copy of officer's report	√ √	Parish Liaison Officer has in hand
2 Hubbard Close	117.2	Report large structure	√	Case file opened 17/00226/CON3 Parish Liaison: "The enforcement officer has informed me that this particular case is now closed. They concluded there was no breach of planning permission. Reports are not created for these enforcement investigations." Buckingham Society have sent photographs of damage to wall for forwarding to AVDC (done)
Costa tables and fixed barrier	313.3/17	Tables out on market day and fixed barrier contrary to approval	√	Case file opened 17/00279/CON3 Application 17/03799/APP → 30/10/17 meeting AVDC Case number 17/00386/CON3.
Garden encroachment into Maids Moreton Avenue	378/17	CC to have photos sent to office Office to report breach	Received √	BCC Licencing following up barrier contravention: Officer has contacted to say in hand, barrier hopefully removed before Fair
Cornwalls Meadow car park – new path	381/17	Ask why no planning application & consultation	√	

Enforcement Investigations
Received During September 2017

17/00428/CON3 **BUCKINGHAM SOUTH WARD**
Alleged unauthorised erection of rear boundary fence in excess of 2m high
67 Moorhen Way Buckingham Buckinghamshire MK18 1GU
Case Officer: Nazia Begum

17/00431/CON3 **BUCKINGHAM SOUTH WARD**
Alleged unauthorised works to trees whilst application 17/03432/ATP is pending
(16/01413/APP also refers)
Land Off Chandos Road Buckingham Buckinghamshire
Case Officer: Gary Dunne

17/00447/CON3 **BUCKINGHAM SOUTH WARD**
Alleged unauthorised erection of a timber shed within the school grounds adjacent
to Bobbins Way
Lace Hill Academy Catchpin Street Buckingham Buckinghamshire MK18 7RR
Case Officer: Nazia Begum

17/00453/CON3 **BUCKINGHAM NORTH WARD**
Alleged unauthorised replacement fascia advertising signage panel for new shop
Vape Direct (Conservation Area)
2 Cornwalls Centre High Street Buckingham Buckinghamshire MK18 1SB
Case Officer: Nazia Begum

for information only (case closed, see below)

17/00424/CON1 **LUFFIELD ABBEY WARD**
Alleged unauthorised felling of pine tree and other trees in a Conservation Area
Maids Moreton Hall Church Street Maids Moreton Buckinghamshire MK18 1QF
Case Officer: Mr Jim Wilmot

Enforcement Investigations
Closed During September 2017

17/00424/CON1 **LUFFIELD ABBEY WARD**
Alleged unauthorised felling of pine tree and other trees in a Conservation Area
Maids Moreton Hall Church Street Maids Moreton Buckinghamshire MK18 1QF
Closed: No breach of control
Case Officer: Mr Jim Wilmot

Katharine McElligott

From: Chris Wayman
Sent: 13 October 2017 13:07
To: Katharine McElligott
Subject: FW: Street Naming - 16/00991/APP

From: Street Naming [mailto:streetnaming@aylesburyvaledc.gov.uk]
Sent: 13 October 2017 08:41
To: Chris Wayman
Cc: 'mikeanjill@talktalk.net'
Subject: Street Naming - 16/00991/APP

Dear Christopher,

I have been contacted by relatives of the former owners of the site at Nursery Bungalow where there is planning permission for 4 dwellings. The planning application number is 16/00991/APP. Please find below background information regarding the relatives request to name the new street Sturgess Gardens.

Can I please ask that when your Council are invited to make a street name suggestion for this development that your Council considers this request.

Kind regards

Teresa

Teresa Bull
Systems Administrator

01296 585444

Customer Fulfilment | Aylesbury Vale District Council | The Gateway | Gatehouse Road | Aylesbury | HP19 8FF
Web: <https://www.aylesburyvaledc.gov.uk/street-names-and-numbers>



From: mikeanjill@talktalk.net [mailto:mikeanjill@talktalk.net]
Sent: 09 October 2017 20:06
To: Street Naming
Subject: Fw: Street naming

Hi Teresa,

Please find below a bit of background history about my grandparents and the land in West Street.

On 1st March 1954 my grandparents Mr and Mrs Sturgess bought 14 West Street and shortly after purchased the Nursery behind the cottage, this is where they raised their three daughters. My grandfather continued

with the market garden business supplying local people with flowers, fruit and vegetables. He also supplied the Buckingham WI market stall every Saturday with pot plants and flowers.

He also made Wedding Bouquets and wreaths for the people of Buckingham as his father had done previously at the Florists, W.E. Sturgess in Nelson Street which is now Howes the Florist.

Then in 1985 they sold the cottage and had Nursery Bungalow built to enable them to stay in the place they loved so much.

The site has a lot of very special memories for the whole family and this is why, if at all possible it would be a lovely tribute to my grandparents if it could be named in memory of them.

Therefore our suggestion for the name of the new development is "Sturgess Gardens" which incorporates my grandparents surname and the heritage of the land. We also feel that this would be in keeping with the other developments in West Street.

I really appreciate your help in putting forward our suggestion as it would mean so much to me and my family if this was at all possible.

Kind Regards

Jill Tapping

(Grandaughter to the late Walter & Edith Sturgess)

-----Original Message-----

From: mikeanjill@talktalk.net

Date: 28/09/2017 19:54

To: <streetnaming@aylesburyvaledc.gov.uk>

Subj: Re: Street naming

Hi Teresa,

Thankyou for your e-mail I will speak with my mother and send you the details you require.

I really appreciate your help regarding this as it would be wonderful for the family if my grandparents could be recognised and remembered in this way.

Kind Regards

Jill Tapping

-----Original Message-----

From: streetnaming@aylesburyvaledc.gov.uk

Date: 28/09/2017 14:38

To: "'mikeanjill@talktalk.net'" <mikeanjill@talktalk.net>

Subj: Street naming

Dear Jill,

Further to our quick conversation this morning I can confirm that a new street will be required for the four dwellings at land on West Street, Buckingham. The process that we follow when naming new streets are detailed in our guidance

notes which can be viewed on the following weblink -

https://www.aylesburyvaledc.gov.uk/sites/default/files/page_downloads/StreetNamingAnd%20NumberingGuidanceForDevelopers.pdf

Once I receive an application from the Developer for the provision of the postal addresses I then invite Buckingham Town Council and the Developer to provide me with a suitable street name that they both agree upon. Therefore if you can provide me with a background history to the site and details of the family members then I can use this to send to both parties in the hope that they agree with your suggestion. I do not know the surname you wish to use for this site but as long as it is unique to Buckingham and to similar postcodes starting MK18 1** then we can proceed to including the name as a street name suggestion.

I hope this information is of use to you and I look forward to hearing from you.

Kind regards

Teresa

Teresa Bull

Systems Administrator

01296 585444

Customer Fulfilment | Aylesbury Vale District Council | The Gateway | Gatehouse Road | Aylesbury | HP19 8FF

Web: <https://www.aylesburyvaledc.gov.uk/street-names-and-numbers>



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15/01218/AOP Tingewick Triangle site – naming suggestions

The response from Phil Markham, BCC's Senior Archaeology Officer, included the following:

Archaeological evaluation has been undertaken within the proposed development area including an archaeological geophysical survey and archaeological trial trenching. These recorded that significant archaeological assets were present. Our consultation response is divided into the main areas of the proposal.

The Eastern Field (St Rumbold's Park) We welcome that the eastern field does not include residential development; however, plan 4562-L101 D indicates this area would include new woodland, hedgerow and tree planting. From the results of the evaluation significant archaeological assets are present within this area. The summary of the archaeological evaluation includes:

Evidence from the eastern field includes ditches, pits, postholes, walls and stone surfaces including a possible cobbled trackway, predominantly of 1st – mid 3rd century date. An area of waterlogged clay/peat containing a posthole with an intact wooden post is of high potential for the preservation of organic remains (i.e. leather and woodwork).

The Western Field (Area 2) The summary of the archaeological evaluation includes:

The results of the evaluation have indicated that the western field appears to contain evidence for a pre-medieval coaxial field system along with a small enclosure and a spread of stone that may be connected to extensive Roman activity in the eastern field.

We would rather see the preservation in situ of the enclosure and the stone spread area, however, if this is not practical these two significant areas could be mitigated by archaeological excavation. We would expect this work would include public engagement including open days.

Section 6.4 of the archaeological evaluation includes: The results of the trenching have demonstrated that the results of the geophysical survey appear to be broadly correct with regard to the presence of ditches in the locations identified. However, a significant number of additional features have been revealed that were not identified by the geophysical survey; including stone walls, stone surfaces and a number of additional ditches and this may cast doubt on the accuracy of the overall interpretation presented.

Plan 4562-L-101 D indicates that the eastern area of this field would include new woodland, hedgerow, tree planting and play equipment. This is adjacent to the significant Roman assets in the eastern field and any works in this area would require archaeological mitigation.

The Northern Field (Area 1) The summary of the archaeological evaluation includes:

The trenches in the northern field did not reveal any finds or features of archaeological significance and this area may be considered of low potential.

From the currently available information we would not require any further works in this area.

We [*i.e.* BCC] conclude that the proposed development will affect heritage assets of archaeological interest. If planning permission is granted for this proposal a condition should be applied to require the developer to secure appropriate investigation, recording, publication and archiving of the results in conformity with NPPF paragraph 141.

Suggestions:

Cllr. Smith has offered:

"The proximity to St Rumbold's Well suggests that as a potential starting point. Rodney Shirley's excellent pamphlet about St Rumbold gives a number of possibles:

- Astrop** - the field near Kings Sutton, where he was allegedly born
- Wulfstan** - the Bishop of Worcester, who wrote about him in *Vita Sancti Rumwoldi*
- Alchrid** - Rumbold's father (King of Northumberland)
- Ethelwald** - another possible father to Rumbold
- Cyneburga** - his mother
- Penda** - the king his parents were heading to visit when Rumbold was born
- Widerin** - a priest in the company of Rumbold's parents during the journey

Eadwald	- another priest in the company of Rumbold's parents during the journey
Natalis	- Rumbold's feast day
High Acre	- the name of the field containing Rumbold's Well
Fowler	- Richard Fowler, Chancellor of the Duchy of Lancaster, provided money to refurbish Rumbold's tomb in 1477
Guild	- referring to the many guilds and fraternities that supported the cult of Rumbold in the 1500s
Conduit	- reflecting the rectangular Conduit House erected over St Rumbold's Well when water was piped to Castle House
Wellhouse	- as Conduit above, but as referred to in the Royal Commission on Historical Monuments, 1913

The Dark Ages saw Buckingham as a thriving town for pilgrims, flocking to our child saint's birthplace, so perhaps **Pilgrims Way** may be suitable for the spine road.

Our meeting also suggested connecting this to Roman Britain, in view of the archaeological finds in the vicinity. In my view, Roman names do not fall readily to the modern tongue (I started with Roman Governors in Britain, but gave up after trying to work something around **Aulus Plautius** (AD 43), **Publius Ostorius Scapula** (AD 47) and **Aulus Didius Gallus** (AD 51/2). They actually got worse (eg **Decimus Clodius Septimus Albinus** in AD 192 to 197), although there are over 50 of them between AD 43 and AD 410, when we were eventually left to fend for ourselves. Roman Emperors are a little easier, with a selection that could include **Augustus**, **Tiberius**, **Caligula**, **Claudius**, **Vitellius**, **Domitian** etc, although only a couple of them came to good ol' Blighty.

Roman Coinage may offer opportunities – **denarius** (very common), **aureus** and **solidus** (gold coins) and **sestertius** (the first to represent Britannia) spring to mind (well, sprung out of the pages of Peter Clayton's excellent book *A Companion to Roman Britain*).

Alternatively, assuming that the buildings are a Romano-British farm (good land, year-round water supply, some distance from a major road):

Farmhouse	<i>Fundus</i>	Spade	<i>Pala</i>	Flax	<i>Linum</i>
Barn, granary	<i>Horreum</i>	Shovel/trowel	<i>Rutrum</i>	Willow	<i>Salix</i>
Stable	<i>Stabulum</i>	Axe	<i>Securis</i>		
Chicken coop, Sty	<i>Hara</i>	Cart/Wagon	<i>Plaustrum</i>	Grape/vine	<i>Uva/Vitis</i>
Winepress	<i>Prelum</i>			Fig	<i>Ficus</i>
Beehive	<i>Alvus</i>	Cow/Cattle	<i>Vacca/Pecus</i>	Apple	<i>Malum</i>
Field	<i>Ager</i>	Sheep	<i>Ovis</i>	Cherry	<i>Cerasum</i>
ploughed field	<i>Arvum</i>	Goat	<i>Caper</i>	Plum	<i>Prunum</i>
field of grain	<i>Seges</i>	Pig	<i>Orcus</i>	Damson	<i>Damascenum</i>
Fishpond	<i>Piscina</i>	Ox	<i>Bos</i>	Mulberry	<i>Morum</i>
		plough-oxen	<i>Armenti</i>	Sweet chestnut	<i>Castanea</i>
Farmer	<i>Agricola</i>	Poultry	<i>Gallinae</i>	Walnut	<i>Juglans</i> or <i>Juglans</i>
Ploughman	<i>Arator</i>	Goose	<i>Anser</i>	Almond	<i>Amygdalum</i>
Reaper	<i>Messor</i>	Pheasant	<i>Phasianus</i>		
Shepherd	<i>Pastor</i>	Bee	<i>Apis</i>	Cabbage	<i>Brassica</i>
Swineherd	<i>Subulcus</i>			Radish	<i>Radix</i>
		Corn	<i>Fruementum</i>	Turnip	<i>Rapum</i>
Plough	<i>Aratrum</i>	Wheat	<i>Triticum</i>	Carrot	<i>Carota</i>
Billhook/Sickle/Scythe	<i>Falx</i>	Barley	<i>Hordeum</i>	Mustard	<i>Sinapi</i>
Hoe	<i>Sarculum</i>	Rye	<i>Secale</i>	Pea	<i>Pisum</i>
Rake	<i>Rastrum</i>	Spelt	<i>Far</i>	Leek	<i>Porrum</i>
Mattock	<i>Dolabra</i>	Hay	<i>Faenum</i>	Onion	<i>Caepe</i>
Fork	<i>Furca</i>	Straw	<i>Stramentum</i>	Broad bean	<i>Faba</i>

North Bucks Parishes Planning Consortium

Minutes of meeting held on Wednesday 11 October 2017 at Winslow Town Chamber commencing 7.30 pm

Apologies for absence: Maggie Beach (Thornborough PC), John Gilbey (Great Horwood PC), Gill Morgan (Stewkley PC), James O'Rourke (Calvert Green PC), Andrew Pryke (Stewkley PC), Graham Stewart (Whaddon PC), Rob Symonds (North Marston PC), Simon West (Mursley PC)

Present: Paul Hirons (NBPPC Chairman/ Buckingham TC), David Carter (Nash PC), Trish Cawte (Winslow TC), Mark Cole (Buckingham TC), Mark Cowdrey (Little Horwood PC), Geoff Culverhouse (NBPPC Secretary), Sylvie Eames (Newton Longville PC) – from 7.50 pm onwards, Helen Harvey (Drayton Parslow PC), Mike Long (Padbury PC), Llew Monger (Winslow TC), John Riches (Middle Claydon PC), Brian Robson (Bierton with Broughton PC), Mary Saunders (Great Horwood PC), Paul Smith (Stewkley PC), Roy Van de Poll (Winslow TC/NBPPC Treasurer)

Declarations of Interest: none

Minutes (under Any Other Business) in respect of AGM held on 28 June 2017 and minutes of last ordinary meeting held on 19 April and matters arising

The minutes were accepted as a true record of the Any Other Business agenda item relating to the June 2017 AGM and minutes of the last ordinary meeting. There were no matters arising that are not covered within tonight's agenda.

Treasurers Report

Roy Van de Poll reported that our current bank balance is £4,544.16 with a £20 cheque just received which will further increase the balance. Roy mentioned that there are still some membership payments outstanding and he will chase these in late October 2017.

Vale of Aylesbury Local Plan (VALP) – consider NBPPC comments for submission during consultation period between 2 November and 14 December 2017

The VALP seminar last week was discussed and reference made to the 25 slide presentation which gives a good abbreviated version of the plan. **ACTION: It was agreed that Llew Monger will circulate a copy of the presentation to NBPPC members as it seems that some parishes have not yet received it.**

Llew Monger felt that the best way forward was for individual parishes to submit their own comments during the consultation process. In addition NBPPC should submit all-embracing comments to ensure we secure a place at the table during the Examination process. Llew emphasised the importance of providing evidence to back up any submission comments.

Vale of Aylesbury Local Plan (VALP) – consider NBPPC comments for submission during consultation period between 2 November and 14 December 2017 (continued)

It was agreed that parish and town council members should submit their own thoughts on the VALP to Geoff Culverhouse (with copies to Llew Monger, Roy Van de Poll, Paul Hirons and Graham Stewart) no later than Tuesday 14 November 2017 in connection with a NBPPC special meeting on Wednesday 15 November when all of these thoughts will be pulled together to form NBPPC's submission comments. **ACTION: would members please submit their thoughts, as outlined above, by 14 November at the latest.**

Llew confirmed that individual parish/town council issues will be incorporated into NBPPC's submission comments. Mike Galloway's comments from Newton Longville PC, as per his recent email to Llew, will also be taken into account. (Graham Stewart's recent email commenting on the VALP, which was copied to Llew, should perhaps also be considered). Mary Saunders mentioned an anomaly in the VALP in respect of Neighbourhood Plan affordable housing numbers and will circulate a copy of her husband's comments on this issue to NBPPC members. **ACTION: Would Mary please circulate the appropriate document to NBPPC members.**

The debate on this issue ended with Llew highlighting the fact that once the VALP was adopted, work on a fresh plan would have to start immediately with the indications that AVDC having to face up to even more challenging housing numbers with unmet needs from neighbouring local authorities still a key issue.

Wycombe District Local Plan

Roy Van de Poll highlighted the alarming difference in proposed housing density numbers between Wycombe District and AVDC which unfairly increases pressure on AVDC to take up Wycombe's unmet need – Roy has already circulated a copy of Winslow TC's submission comments to the draft Wycombe District Plan.

The importance of NBPPC strongly objecting to Wycombe's proposals was agreed with a view to getting a seat at the table during the Examination process. Llew Monger feels there is potential for more housing at both Princes Risborough and Monks Risborough which would help reduce Wycombe's unmet need being pushed on to AVDC. It was left that Roy will draft suitable comments and circulate to NBPPC members. **ACTION: Roy will prepare draft comments and circulate to NBPPC members.**

Update on creation of Unitary Authority

Mary Saunders understands from a recent BALC meeting that a response from DCLG is still awaited as they are preoccupied with Brexit and the Grenfell Tower disaster.

Major Development Issues

South West Milton Keynes planning application: Sylvie Eames and Llew Monger reported that SDMC have approved the application subject to completion of Section 106 agreement together with Highways approval by MKC before the application is technically agreed.

Major Development Issues (continued)

Hampden Fields/Woodlands: Llew Monger reported that dates have been set for SMDC to consider these two developments – Hampden Fields, Wednesday 25 October, Woodlands, Thursday 26 October. Both hearings will commence at 10.30 am.

Town/Parish Updates

Stewkley: Paul Smith said there was nothing significant to report.

Bierton with Broughton: Brian Robson reported that 120 homes are already occupied on the Kingswood development. The Eastern link road connecting the Stocklake link road to the A418 should be completed and operational by 2022. Work to construct the Eastern link road/A418 junction near Hulcott Turn, including installing traffic lights, should start early next year. An application for a 95 home development in the centre of Bierton is now under discussion. Firing tests are understood to have taken place at the constructed Watermead Crematorium with work due to start on the Bierton Crematorium in the near future.

Buckingham: Mark Cole was pleased to report that the application for 130 homes situated west of Moreton Road was called in and refused by the Secretary of State as it was not in line with Buckingham's Neighbourhood Plan.

Padbury: Mike Long reported that a house in his parish had been built without planning approval and this highlighted the pressure on AVDC planning staff and in particular the severe shortage of enforcement officers. Another member mentioned that the new parish liaison officers are making a difference although they are not qualified so tend to get answers rather than give them.

Newton Longville: Sylvie Eames reported that an application for 50 homes was submitted but then withdrawn – there seems to be uncertainty surrounding this development.

Drayton Parslow: Helen Harvey reported that a decision in respect of a 24 homes development is still awaited – topography issues need to be resolved.

Nash: David Carter reported that plans are afoot to double the size of the traveller site (situated within Great Horwood parish) and AVDC are providing little support. Llew Monger asked David to send him a note on the subject so he can attempt to help.

Little Horwood: Mark Cowdrey explained that his parish have made six different complaints to AVDC without response and wonders whether there is a hierarchy they can approach. Llew Monger thought that the local government ombudsman would be the body to approach but if proceeding along this route it was important to provide evidence to show what harm has been done.

Middle Claydon: John Riches reported that planning applications from East West Rail affecting his parish are now being received. His PC have requested help because there has been road damage caused by cable laying works.

Town/Parish Updates (continued)

Great Horwood: Mary Saunders reported that outline planning permission has been granted for 30 homes on land south of Little Horwood Road – the number of homes concerned is allocated within Great Horwood's Neighbourhood Plan. In respect of a development on Nash Road, Highways comments are awaited. Revised plans for the Horwood Mill development have been received – there is now a better mix of house types but there could be access issues with Spring Lane now proposed rather than Greenaway. The views of the District Valuer are awaited in relation to the provision of affordable homes.

Winslow: Roy Van de Poll reported that nothing has yet been heard from the Secretary of State in respect of the 211 homes Glebe Farm Appeal, 4 weeks after the date by which the decision letter had been promised. Roy also explained the difficult situation relating to employment designated land between the proposed railway station and the free school. The application should have been refused by AVDC but due to delays in dealing with the matter the applicants submitted a non-determination appeal, which will be heard in April 2018, and it will probably be another 6 months before the outcome is known. An application has just been received for 74 homes on the Station Road industrial area which is a site included in the Winslow Neighbourhood Plan. An application for 13 homes has been submitted by Vale of Aylesbury Housing Trust on land which is allocated in the Winslow Neighbourhood Plan as a local green space.

Milton Keynes issues

Graham Stewart has recently submitted an email setting out his current thoughts. It was pleasing to note that MKC have taken the long term view that sites across the M1 motorway will be considered and in the meantime are not looking to expand into Aylesbury Vale.

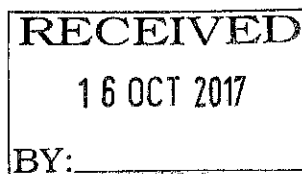
Any Other Business

Mike Long raised the point that infrastructure should be put in place before any homes are built. In response Llew Monger explained that utilities have an obligation to put in services in conjunction with all new building projects.

Certain members made reference to service problems encountered by customers of Aylesbury Vale Broadband in some areas and that AVDC are apparently considering the disposal of their 95% interest in the business.

Date of Next Meeting: As mentioned earlier in the minutes, a special meeting is to take place on 15 November to discuss the finalisation of NBPPC's comments in respect of the VALP consultation process. The next ordinary meeting is to be held on Wednesday 10 January 2018. Both meetings will be at Winslow Town Chamber with a 7.30 pm start and Roy Van de Poll will check Chamber availability.

The meeting closed at 9.00 pm

**NHS**
England

Our Ref: SH/ CAS-292851-W6T5C4

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Darlington DL1 9QN

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Phone 0333 014 2884

Fax 0113 2776912

Christopher Wayman
Buckingham Town Council
Room 32
The Buckingham Centre
Verney Close
Buckingham MK18 1JP

12 October 2017

Dear Sir/Madam

Re: Application for outline consent and premises approval at The Swan Practice, Lace Hill, Buckingham, MK18 1SH

We have received the above application, a copy of which is enclosed, and has completed its preliminary checks. We are now notifying interested parties of the application.

If you wish to make written representations on this application they should be sent to me at the above address within 45 days of the date of this letter i.e. by 26th November 2017.

Yours faithfully

Mrs S Holmes

Enc.

The Swan Practice



www.theswanpractice.co.uk

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High Street
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MK18 1NU
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Fax: 01280 818618

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Buckingham
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Verney Close
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Administration office:
Masonic House
High Street
Buckingham
MK18 1NU

Marian Basra
Pharmacy Applications
NHS England South (South Central)
Jubilee House | 5510 John Smith Drive
Oxford Business Park South
Oxford
OX4 2LH

5th May 2017

Dear Marian,

The Swan Practice currently dispense to just over 10,000 patients from 3 sites at North End Surgery, Verney Close Surgery and Steeple Claydon Surgery. We have outline consent for dispensing at these sites.

We provide GMS services from four sites in Buckingham which in addition to the premises mentioned above includes Masonic House as an administration hub, previously a clinical site. Our 3 clinical sites in Buckingham are becoming more and more unfit for purpose and we are in the early stages of planning new premises.

Although we are currently at outline planning stage, we would like to **apply under Regulation 55 for premises approval** on the new site. The new premises will be situated on the Lace Hill Development, London Road Buckingham, with a potential post code of M18 1SH or near to. These premises are not already included in the dispensing doctor list in relation to a different area.

We are planning to close at least one site in Buckingham and potentially two, depending on local consultation. We would definitely keep Steeple Claydon as a dispensing site due to the demand and rurality for those patients.

With this in mind we are asking **also** if you could grant the ability to **relocate our existing premises approval** for both North End and Verney Close to the new premises. This would give us the additional flexibility and continuity of care for our patients, as we would be able to continue to dispense from both premises until such time as we decide which ones we will close as a consequence of the move to our new premises.

Yours sincerely,

Dr Jonathan Pryse
Executive Partner

Dr E Robb
Dr A Rizvi
Dr C Tjoa

Prof G Simons
Dr B Burgess
Dr A White

Dr T Largent
Dr G Gavriel
Dr V Mistry

Dr J Pryse
Dr M Hens

Dr R Pryse
Dr A Banks

VAT No: 195859734