



# AYLESBURY TOWN COUNCIL

Town Hall, 5 Church Street, Aylesbury, Bucks, HP20 2QP  
Town Clerk/CEO: Keith Gray JP, FSLCC

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To: Aylesbury residents

20 August 2024

A Meeting of the Planning & Licensing Committee which will be held on **Tuesday 27 August 2024 at 7.00 pm**, in the Council Chamber, Town Hall, 5 Church Street, Aylesbury, to which you are invited to attend.

A maximum of fifteen minutes will be allocated for item 4 when members of the public are invited to address the Committee.

Keith Gray JP, FSLCC  
Town Clerk

## Planning & Licensing Committee Tuesday 27 August 2024 at 7pm

### Agenda

1. **Apologies**  
To receive and note reasons for apologies for absence
2. **Declaration of interest**  
To declare and note any personal or prejudicial interests
3. **Minutes**  
To receive, accept and sign the minutes of 12 August 2024
4. **Public participation**  
To suspend Standing Orders in accordance with the provisions of Standing Order 64 so those members of public present at the meeting might speak
5. **Planning applications**  
To consider and comment on planning applications and amended plans
6. **Feedback on planning applications**  
The Chairman/Committee Clerk to give a report on Buckinghamshire Council decisions on planning applications, if appropriate
7. **Variation to Licence application**  
To receive and comment on licence application
8. **Chairmans communications & correspondence**  
To receive and note any communication the Chairman wishes to enclose before the Committee and note any further correspondence
9. **Date of next meeting**  
The date of the next meeting is Monday 9 September 2024 at 7pm.

**Aylesbury Town Council Town Council**  
**Planning & Licensing committee**  
**Tuesday 27 August 2024**

**Item 5**

**Planning applications**

**Plan ref. no**

24/02221/APP	Conversion of garage in habitable space and erection of single storey rear extensions (Retrospective) at 125 Tring Road
24/02262/APP	Change of use from B1A to B2 at Unit 3 Townsend Piece Bicester Road
24/02283/APP	Householder application for part single storey front extension, single storey rear extension and garage conversion into habitable room at 7 Eliot Close
24/02290/APP	Householder application for demolition of outhouse. Erection of two storey side extension, front porch, and fenestration changes at 34 Gatehouse Road
24/02296/AAD	Display of a D6 small format advertising display at petrol Filling Station Land adjacent to Camborne Avenue
24/02308/VRC	Variation of condition 3 (minimum age for occupants) relating to application 19/03684/APP (Erection of 58 extra care apartments with associated communal facilities, access, parking and landscaping) at Gentian Place Lester Road
24/02315/APP	Creation of charging zone, erection of EV chargers, sub station enclosure, LV Panel, meter cabinet and associated works at Morrisons Station Way West
24/02331/APP	Householder application single storey rear extension and associated internal alterations at 12 Spenser Road
24/02339/APP	Change of use of the ground floor from A2 (financial and professional services) to Class E (c) (Commercial, Business and Service - for the provision of services principally to visiting members of the public) at 19-21 High Street
24/02348/APP	Householder application for single storey side and rear extension with conversion of existing garage to wet room and removal of front grass area to gravel at 6 Purbeck Close
24/02345/APP	Householder application for installation of domestic Air Source Heat Pump (ASHP) unit at the rear of the property Location and Positioning: The ASHP unit will be installed on the ground at the back of the house. The chosen location ensures minimal visual impact from the street and surrounding areas. The unit will be positioned within the property's boundary but will be installed less than 1000mm from the boundary with the neighbouring property. Considerations and Mitigation Measures: Noise Levels: The ASHP selected for this installation complies with relevant noise level standards to ensure minimal disturbance to neighbours. The unit will be installed with vibration isolation mounts to further reduce noise impact. Boundary Proximity: Given the proximity to the neighbouring boundary, care will be taken to ensure that the installation adheres to all relevant planning and building regulations. The ASHP will be installed with adequate clearance to allow for maintenance access and airflow. Visual Impact: To reduce the visual impact, the ASHP unit will be installed in a location that is discreet and shielded from view by existing structures or landscaping. Regulatory Compliance: The installation will comply with all applicable regulations, including the Microgeneration Certification Scheme (MCS) and any local planning requirements. All work will be carried out by certified professionals to ensure safety and compliance. Conclusion: This installation will enhance the energy efficiency of the household at 9 Gatehouse Road while being mindful of the proximity to neighbouring properties. The proposed location of the

ASHP has been chosen to balance functionality, aesthetics, and neighbourly considerations at 9 Gatehouse Road

24/02388/APP

Householder application for roof extension and loft conversion including insertion of dormers and rooflights at 2 Windsor Road

24/02399/ATN

Proposed upgrade of an existing telecommunications base station installation comprising the removal of the existing antennas on the 12m street works pole and replacement with 17m monopole with wraparound ground based equipment cabinet supporting 9 no antennas, together with the removal of 1 no existing equipment cabinet, and the addition of 3 no new cabinets and ancillary development thereto at Land At Texaco Aylesbury Bicester Road