



**AYLESBURY**  
TOWN COUNCIL

Minutes of the Planning & Licensing Committee held on  
Monday 13 March 2023, in the Council Chamber, Aylesbury Town Hall,  
5 Church Street, Aylesbury HP20 2QP  
at 7pm.

The Chairman called the meeting to order at 7pm.

In the Chair: Cllr Mark Willis

**Councillors**

C Hendren  
G Wadhwa

T Hunter Watts  
M Willis

N Hussain

A Sherwell

**Officer:** Jane Eden (Committee Clerk)

1 No apologies received

2. **Declarations of interest**  
None

3. **Minutes**

**Resolved:** that the minutes of the meeting held on 27 February 2023 be accepted as a true record and signed by the Chairman.

4. **Public participation**

One member of the public was present. The member of public discussed their concern regarding the overflowing refuse area used by the flats on Rickford Hill. The committee listened and asked questions. The Clerk will pass info through photos to Environmental Health and Bucks fire and rescue.

5. **Planning application**

22/03615/APP Change of use from existing dwelling to 6 bedroom HMP (retrospective) at 14 Levings Close

**Resolved:** Aylesbury Town Council Continue their objection to this application. This is over development of the site, a wholly inappropriate site for a 6 bedroom HMO. This will have a huge detrimental impact on neighbours amenities as well as pressure on parking along this narrow road.

If this application is called to committee, Aylesbury Town Council request the right to speak

23/00237/APP Change of use of the first floor from Beauty Therapy to new flat at 40 A Cambridge Street

**Resolved:** Aylesbury Town Council have no objection to this application

23/00404/APP Householder application for replacement of side boundary fence with 2.3 metre wood panels enclosing the rear access and change of use of garage to games room at 2 Walton Dene

**Resolved:** Aylesbury Town Council have no objection to this application

23/00417/APP Erection of single storey and first floor rear extension with rear dormer comprising 8 HMO units with 5 car spaces and amenity area at 57 Buckingham Road

**Resolved:** Aylesbury Town Council would like to request further detail of the proposed room sizes for the HMO units.

23/00471/APP Householder application for single storey rear extension and amendment to front entrance at 79 Westmorland Avenue

**Resolved:** Aylesbury Town Council have no objection to this application

23/00480/AAD Display of illuminated hoarding sign displaying 'King Do' and projecting shop sign, illuminated sign and window sticks (Retrospective) at 123 Cambridge Street

**Resolved:** Aylesbury Town Council have no objection to this application

23/00484/AAD Display of hoarding/projecting illuminated store sign displaying 'Chargos Piri Piri' and window sticks (Retrospective) at 165 Cambridge Street  
The Working Group have no objection to this application

**Resolved:** Aylesbury Town Council have no objection to this application

23/00498/AAD Display of illuminated and projecting store sign displaying 'Caprinos Pizza' and other signs/window sticks (Retrospective) at 127 Cambridge Street

**Resolved:** Aylesbury Town Council have no objection to this application

23/00514/AAD Display of illuminated and projecting store sign displaying 'Southern Fried Chicken' and other signs/window stickers (Retrospective) at 125 Cambridge Street

**Resolved:** Aylesbury Town Council have no objection to this application

23/00519/PAPCR Determination as to whether prior approval is required in respect of transport & highway impact, noise, contamination risk, flooding and locational considerations for conversion of part of the existing 4th and 5th floor commercial/business/service (class E) into 13 flats (GPDO schedule 2, Part 3, Class MA) at Building Ay0f3 Equitable Life House Walton Street

**Resolved:** Aylesbury Town Council recommend that this application does require further scrutiny and prior approval is required in respect of transport & highway impact, noise, contamination risk, flooding and locational considerations for conversion of part of the existing 4th and 5th floor commercial/business/service (class E). Aylesbury Town Council regret the loss of more business units in the town. A comment from the Economic Development Office would be welcomed.

Aylesbury Town Council also comment that Flat 3, 4, 8 and 10 are below the national minimum space standards.

23/00535/BED Bedgrove application for erection of outbuilding at 49 Camborne Avenue

**Resolved:** Aylesbury Town Council have no objection to this application

23/00543/APP Householder application for proposed front extension and canopy (retrospective) at 25 Bracken Way

**Resolved:** Aylesbury Town Council have no objection to this application

23/00545/AAD Display of illuminated and projecting store sign displaying 'Farmhouse Pizza' (Retrospective) at Valvona 169 Cambridge Street

**Resolved:** Aylesbury Town Council have no objection to this application

23/00552/APP Erection of one detached dwelling at 1 Sheffield Drive

**Resolved:** Aylesbury Town Council objects to this application. Aylesbury Town Council supports the comments from Highways.

23/00569/AAD Display of shop sign (Retrospective) at  
109 Cambridge Street

**Resolved:** Aylesbury Town Council have no objection to this application

23/00577/APP Householder application for demolition of garage,  
erection of single and two storey extension to side, rear  
and front at 134 Narbeth Drive

**Resolved:** Aylesbury Town Council have no objection to this application

23/00585/VRC Variation of condition 3 (plans) relating to application  
22/02748/APP (Construction of 3 No. workshop bays  
and 1 No. MOT class VII bay and relocation of plant,  
wash bays and valet bays) at Mercedes-Benz Hughes  
Bicester Road Industrial Estate Bicester Road

**Resolved:** Aylesbury Town Council have no objection to this application

23/00594/APP Householder application for single storey rear extension  
and garage conversion at 2 Parrot Close

**Resolved:** Aylesbury Town Council have no objection to this application

23/00630/APP Householder application for part single storey and part  
double storey rear extension at 68 Barnard Crescent

**Resolved:** Aylesbury Town Council have no objection to this application

6. **Feedback on planning applications of decisions by Buckinghamshire Council  
in respect of recent planning applications plan ref no.**

23/00123/APP Conditional permission for erection of garage in rear  
garden (retrospective) at 29 Intalbury Avenue

23/00065/APP Conditional permission for two storey side extension at  
27 Court Close

22/04215/APP Approval for erection of attached dwelling and formation  
of new vehicular crossover and dropped kerb at  
116 Weedon Road

22/04139/APP Application withdrawn for demolition of garage. Erection  
of two storey side, part two storey and single storey rear  
extensions and loft conversion at 231 Bicester Road

22/04039/PAPCR Out of time to determine as to whether prior approval is required in respect of transport & highway impact, noise, contamination risk, flooding and locational considerations for conversion of commercial/business/service (class E) to 1 dwellinghouse at 39 Walton Road

7. **Chairmans communications & correspondence**

Cllr Sherwell asked the clerk to look into the process of commenting on licensing applications, particularly outdoor seating areas.

**Resolved:** The Clerk to gather information and bring back to inform the committee

8. **Date of the next meeting**

Monday 27 March 2023

The Chairman closed the meeting at 7.49 p.m.

**Signed:** \_\_\_\_\_

**Date:** \_\_\_\_\_