



**MINUTES OF A MEETING OF THE PLANNING & LICENSING COMMITTEE
OF AYLESBURY TOWN COUNCIL HELD IN THE TOWN HALL, 5 CHURCH STREET
ON MONDAY 25 OCTOBER 2021 AT 7.00 p.m.**

Present: Councillors: T. Dixon
C. Hendren
A. Sherwell
M. Willis (Chair)

Officer Present: Jane Eden (Committee Clerk)

There were no members of the public in attendance

The Chairman called the meeting to order at 7.00pm

1. APOLOGIES

Cllr Summers Prior Commitment
Cllr Hunter Watts Work Commitment

2. DECLARATIONS OF INTEREST

None declared

3. MINUTES

RESOLVED: that the minutes of the meeting held on 11 October 2021 be accepted as a true record and signed by the Chairman.

4. PUBLIC PARTICIPATION

No members of the public present

5. PLANNING APPLICATIONS

20/02198/APP Change of use of first floor to Restaurant, with seating and bar area, and alteration to roof to form first floor terrace, with canopy, for additional seating at Kuzzu 56 Kingsbury

RESOLVED: Aylesbury Town Council Object to this application due to the loss of neighbouring resident's amenities due to the proposed first floor terrace. This is a commercial restaurant in a residential area, which will have a detrimental impact to neighbours privacy and will be a noise nuisance. The committee have no objection to the first floor being used for a restaurant but have very serious concerns for the first floor terrace that could lead to the above loss of amenities.

21/03529/AAD Internally illuminated fascia sign and totem pole sign at 103 Cambridge Street

RESOLVED: Aylesbury Town Council has no objection to this application

21/03612/APP Extension of dropped kerb at 61 Welbeck Avenue

RESOLVED: Aylesbury Town Council has no objection to this application

21/03716/APP Householder application for a proposed dropped kerb
4.6 dropped kerb. Take out kerb 5 number – Lay new
kerb 5 number- vehicle access construction 20m2
(square meter) at 141 Bicester Road

RESOLVED: Aylesbury Town Council has no objection to this application

21/03835/APP Car park valet car wash pod with wet bay with
associated drainage, covered dry bay and pod in
existing supermarket car park at Morrisons
Supermarkets PLC Station Way West

RESOLVED: Aylesbury Town Council has no objection to this application

21/03836/AAD Display of 3 fascia, 7 hoardings and 2 banner sign at
Morrisons Supermarkets PLC Station Way West

RESOLVED: Aylesbury Town Council has no objection to this application

21/03844/APP Householder application for proposed dropped kerb
with off road parking at 16 Oakfield Road

RESOLVED: Aylesbury Town Council has no objection to this application

21/03867/APP House holder application for part two storey and part
single side extension and front porch at
84 Northumberland Avenue

RESOLVED: Aylesbury Town Council has no objection to this application

21/03889/ATN Proposed 15.0m phase 8 monopole c/w wraparound
cabinet at base and associated ancillary works at land
at Hannon Road

RESOLVED: Aylesbury Town Council has no objection to this application

21/03891/APP Householder application for proposed of new vehicular
access at 116 Weedon Road

RESOLVED: Aylesbury Town Council has no objection to this application

21/03899/PADDF Prior approval for creation of a third and fourth floor roof extension to create 7no. residential units, (2x1 beds and 5x2 beds) together with vehicle and cycling parking amendment to 20/02632/APP at 1-12 Bishops Walk

RESOLVED: Aylesbury Town Council has no objection to this application

21/03901/APP Change of use from dwelling C3 to E(g)(i) offices and alterations to fenestration on front façade at 5 Anson Close

RESOLVED: Aylesbury Town Council Objects to this application. The loss of a bungalow that was originally built for the mobility impaired is of great concern. There is a severe lack of this type of property and this is a completely inappropriate location to change a residential property into office space. Aylesbury Town Council have concerns for the increase traffic and the lack of parking.

21/03935/APP Householder application for single storey side/rear extension linking up to garage at 10 Stirling Avenue

RESOLVED: Aylesbury Town Council has no objection to this application

21/03939/APP Erection of single storey extension to warehouse and alterations to car park at Morrisons Supermarkets PLC Station Way West

RESOLVED: Aylesbury Town Council has no objection to this application

21/03961/APP Householder application for proposed erection of rear dormer roof extension with rear facing windows. Front elevation roof skylight. Installation of one second floor window to east elevation and one first floor window to west elevation at 3 Archer Drive

RESOLVED: Aylesbury Town Council has no objection to this application

21/03983/APP Householder application for single storey side extension at 42 Park Street

RESOLVED: Aylesbury Town Council has no objection to this application

21/04004/APP Householder application for demolition of conservatory and erection of single storey rear extension at 21 Carrington Road

RESOLVED: Aylesbury Town Council has no objection to this application

21/04023/APP Householder application for single storey rear and side extensions and widen existing vehicular crossover at 26 Finmere Crescent

RESOLVED: Aylesbury Town Council has no objection to this application

21/04033/APP Householder application for demolition and rebuild single storey rear extension at 171 Churchill Avenue

RESOLVED: Aylesbury Town Council has no objection to this application

6.

FEEDBACK ON PLANNING APPLICATIONS
LIST OF DECISIONS BY BUCKINGHAMSHIRE COUNCIL IN
RESPECT OF RECENT PLANNING APPLICATIONS
PLAN REF. NO.

06/A1895/NON Refusal for proposed non-material amendment to permission 'Change of use of ground floor from part Class A1 (shops) and part Class A3 to Class A3 (restaurants and cafes) and Class A5 (take-away) use throughout' granted under 06/01895/APP - Extraction and ventilation system at Pepes 103 Cambridge Street

17/A4190/NON Approval for non material amendment sought on planning permission 17/04190/APP (allowed on appeal reference APP/L0405/W/18/3204718) relating to the Erection of 2 dwellings. Slight reconfiguration of the parking alignment to no.11 Grenville Road at Land Adjacent To 11 Grenville Road

17/B4190/NON Approval for non material amendment sought on planning permission 17/04190/APP (Erection of 2 dwellings) to Inclusion of PV panels to the rear roofline at land Adj 11 Grenville Road Aylesbury

18/D3343/DIS Requirements satisfied for submission of details pursuant to Condition 3 (materials) relating to Planning Permission 18/03343/APP at land Adjacent To Edge Street Bicester Road

20/A4224/DIS Requirements satisfied for submission of details pursuant to Condition 3 (materials) relating to Planning Permission 20/04224/APP at land Adjacent To Edge Street Bicester Road

*21/00752/ACL Refusal for a Lawful Development Certificate for the existing use of a single storey rear extension

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| | 83 Friarage Road |
| 21/01885/APP | Conditional permission for single storey rear extension at 7 Northern Road |
| 21/01904/APP | Refusal for change of use of land from amenity to domestic residential garden (retrospective) at 2 New Meadow |
| 21/01951/APP | Conditional permission for single storey rear extension at 23 Provis Wharf |
| *21/02004/ACL | Refusal for application for a certificate of lawfulness for existing use of annexe at 17 Chalgrove Walk |
| 21/02500/APP | Approval for installation of 2 no. external CCTV Camera's at 1-3 Market Street |
| 21/02692/ACL | Certificate of permitted development for the proposed single storey rear extension to replace existing conservatory at 32 Bronte Close |
| *21/03083/COUOR | Prior approval granted for (Class O) in respect of transport & highway impact, contamination risk, flooding and noise for the conversion of B1 Offices into 144 residential flats at Building 3 Bear Brook Office Park Walton Street |
| 21/03137/APP | Conditional permission for conversion of integral garage to habitable room with changing the flat roof to a lean-to roof. Extending the new lean-to roof over entrance niche to create enclosed porch. Opening a new bathroom window to gable end to serve a new en-suite. Creating additional paved area for second car in front garden. Erecting a lean-to transparent roof to the rear at 118 Chaucer Drive |
| *21/03147/COUOR | Prior approval granted for (Class O) in respect of transport & highway impact, contamination risk, flooding and noise for the conversion of B1 offices to form 45 residential units (C3) at Target House 72 - 80 Gatehouse |
| 21/03184/ALB | Listed building consent for replacement like for like of guttering, down pipe and elbow at front of property at 5A Castle Street |

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| 21/03207/APP | Refusal for one and a half storey side extension, loft conversion and rear dormer, single storey rear extension and front open porch (Amendment to refused 21/02059/APP) at 14 Heron Close |
| 21/03226/APP | Approval for two storey extension to form new dwelling, with associated landscaping work at 1 Dolphin Place |
| 21/03288/APP | Conditional permission for erection of porch. Replace integral garage/cloak room flat roof with pitched roof at 116 Chaucer Drive |
| 21/03289/ACL | Certificate issued for the proposed siting of static caravan at 27 Grenville Road |
| 21/03331/ACL | Certificate of Lawfulness issued for proposed garage conversion at 55 Rivets Close |
| 21/03346/ATP | Consent granted to prune trees to aid CCTV vision of Market Sq T1, 006568 Fagus sylvatica 'Purpurea' TPO tree. Remove lower small branches below the lowest main laterals and shape crown sides trimming smaller branches no more than 1m back, leaving top. T2, 006560 Tilia cordata TPO tree. Remove lower small branches below the lowest main laterals up to 3.5m and shape crown sides trimming smaller branches no more than 1m back, leaving top. T3, 002572 Tilia cordata TPO tree Remove lower small branches below the lowest main laterals up to 3.5m and shape crown sides trimming smaller branches no more than 1m back, leaving top at Land In Market Square |
| 21/03355/APP | Approval for first floor rear extension and new front porch structure over existing front door at 37 Clinton Crescent |
| 21/03425/HPDE | Prior approval not required for the erection of a single storey rear extension, which would extend beyond the rear wall of the original house by 6m for which the maximum height would be 2.85m and for which the height of the eaves would be 2.85m at 118 Belgrave Road |
| 21/03503/ACL | Certificate of Lawfulness issued for proposed construction of an outbuilding in rear garden at 4 Hartwell End |

- 21/03555/ACL Certificate of Lawfulness issued for proposed construction of an out-building in rear garden at 42 Prebendal Avenue
- 21/03618/ATP Consent granted for london plane-pollard back to 12" above previous cut site, current height 16m approx, previous pollard height 10m approx. Acacia-reduce height by 30%/3m/reduce lateral spread by 30%/3m, current height 10m approx Indian bean tree-reduce height by 30%/3m/reduce oversized branches by 3m, current height 10m Large leaf lime (at entrance to building)-remove all new growth at 1 Friary Court
- 21/A0250/NON Approval for non material amendment to 21/00250/APP (Replacement of existing conservatory with rear extension) The original rear elevation to the proposed extension included a tri-fold sliding door and a large window. Proposed change includes for a larger tri-fold door and a single door instead of a large window at 55 Upper Abbots Hill

7. **CHAIRMAN'S COMMUNICATIONS & CORRESPONDENCE**
None received

8. **DATE OF THE NEXT MEETING**
8 November 2021

The Chairman closed the meeting at 7.45 p.m.

Signed: _____

Date: _____