



**MINUTES OF A MEETING OF THE PLANNING & LICENSING COMMITTEE
OF AYLESBURY TOWN COUNCIL HELD IN THE TOWN HALL, 5 CHURCH STREET
ON MONDAY 28 FEBRUARY 2022 AT 7.00 p.m.**

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

Officer Present: Jane Eden (Committee Clerk)

1. APOLOGIES

Cllr Summers (Prior Commitment)
Cllr Hunter Watts (Illness)

2. DECLARATIONS OF INTEREST

None declared

3. MINUTES

RESOLVED: that the minutes of the meeting held on 14 February 2022 be accepted as a true record and signed by the Chairman.

4. PUBLIC PARTICIPATION

Member of the public addressed the committee with their concerns regarding application 22/00167/APP 8-10 Garron Close. The committee listened and asked question in reply.

5. PLANNING APPLICATIONS

13/02597/ADP Approval of reserved matters pursuant to outline permission 03/02386/AOP relating to public open space, combined footpath/cycleway and river Thame crossing at Berryfields Mda Bicester Road

RESOLVED: Aylesbury Town Council is in favour of this application except for one aspect to which we formally object. Access to the pedestrian/cycle network via Haywood Way is an issue because it will attract parking being one of the few points of access at which parking is not clearly unwise. Haywood Way has a serious, if intermittent, parking issue because of Aylesbury Vale Dynamos. This is at its worst on Saturday afternoons when the main team is playing and Sunday when youth teams etc play there. This is, of course, the time when walkers are most likely to drive there too. This is a problem for the residents of Grimmer Close, which parallels Haywood Way as there only road route to the outside world is via Haywood Way. Currently the parking varies from

unwise, through anti-social to plain dangerous and is a real problem for Grimmer Close residents. This proposal would make it worse. If parking restrictions were introduced at the junction of Haywood Way and Grimmer Close and Haywood Way and Jackson Road and along one side of Haywood Way then the Town Council's objection would be withdrawn.

21/03529/AAD 2 internally illuminated fascia signs and one internally illuminated totem pole sign at 103 Cambridge Street

RESOLVED: Aylesbury Town Council have no objection to this application

22/00167/APP Erection of two dwellings at land opposite 8-10 Garron Close

RESOLVED: Aylesbury Town Council (ATC) Object to this application and strongly support the comments made by Stoke Mandeville Parish Council and the Highways department.

The application is over development of the site and would result in the loss of green open space which goes against the intention of the original development of providing open space to residents. The over development would severely affect surrounding neighbours amenities and sight lines. ATC have concerns for the absence of parking for the development as this will have a detrimental impact on the surrounding highways and is not acceptable for this type of development.

ATC have concerns that if this application were to go ahead that it would cause areas where natural surveillance would be impossible, we would like to see a comment from Thames Valley Police crime prevention unit.

ATC have concerns for refuse collections and the provision of other services such as education and health.

There is a concern that the location of utilities is underneath the area that is proposed to be developed and a detailed accurate map of trees in the area, including those with a TPO, needs to be submitted.

Aylesbury Town Council take into account 'The right of Nature' and would argue that this development goes against the principles of Aylesbury aspiring aim of becoming a Garden Town.

The site is prone to flooding and would need a full detailed flood risk assessment before this application can be considered.

The Town Council wishes it to be noted that applications such as these are not welcomed, they reduce scarce open space for current residents, we question whether they can ever be in the public good.

If this application is to be discussed at a future development meeting, Aylesbury Town Council request the right to speak at this meeting.

22/00195/APP Householder application for erection of timber garden shed in front garden (retrospective) at 30 Belgrave Road

RESOLVED: Aylesbury Town Council have no objection to this application

22/00263/APP Householder application for two storey side extension at 61 Russell Avenue

RESOLVED: Aylesbury Town Council have no objection to this application

22/00383/APP Householder application for part single, part two storey rear extensions and front porch at 114 Belgrave Road

RESOLVED: Aylesbury Town Council have no objection to this application

22/00392/APP Householder application for enclosed roof terrace (retrospective) at 29 Granville Street

RESOLVED: Aylesbury Town Council have no objection to this application

22/00407/APP Householder application for side and rear single storey extension at 19 Aplin Road

RESOLVED: Aylesbury Town Council have no objection to this application

22/00412/APP Temporary storage building B8 (retrospective) at 1 Rimmington Way

RESOLVED: Aylesbury Town Council have no objection to this application

22/00420/APP Householder application for Part two, part single storey side/rear extension at 7 Turville Road

RESOLVED: Aylesbury Town Council have no objection to this application

22/00444/APP Householder application for single storey rear extension with new drop kerb at 2 Wymering Road

RESOLVED: Aylesbury Town Council have no objection to this application

22/00445/APP Householder application for single front and side and two storey side and rear extensions at 33 Connaught Road

RESOLVED: Aylesbury Town Council have no objection to this application

22/00446/APP Change of use from B1 office use to a vehicle testing centre (sui generis) use for a temporary period of five years at Ground floor, 9 Bell Business Park, Brunel Road

RESOLVED: Aylesbury Town Council have no objection to this application

22/00482/BED Bedgrove application for stationing of touring caravan to front/side of dwelling at 5 Tyneham Close

RESOLVED: Aylesbury Town Council have no objection to this application

22/00486/APP Joint householder application for single storey front extension at 3 and 5 Harvey Road

RESOLVED: Aylesbury Town Council have no objection to this application

22/00517/APP Replacement of the corroded single glazed steel crittle windows with double glazed obscure UPVC windows and repair of the spalled and displaced reconstituted stone façade at 1A – 3 Market Square

RESOLVED: Aylesbury Town Council have no objection to this application

22/00529/APP Householder application for single storey front and rear extension at 7 Taylor Road

RESOLVED: Aylesbury Town Council have 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.

22/00010/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 5m for which the maximum height would be 3.05m and for which the height of the eaves would be maximum 3m at 22 Weedon Road

21/04908/APP Approval for householder application for demolition of conservatory structure & detached garage. Erection of single storey rear extension at 246 Ingram Avenue

21/04869/CPL Certificate of lawfulness issued for comprehensive public realm improvements including: adjustments to carriageway layouts as part of new predominantly level surface accessible ground plane throughout pedestrianised zone; replacement of ground plane materials; relaying of historic Dennerhill cobble setts to Market Square and other local areas within the reconfiguration proposals for improved accessibility; soft landscape improvements including high performance lawn, raingarden SUDS and raised planters for low maintenance perennial planting, new in-ground and planting bed or planter based

	(moveable) trees; new functional and feature lighting throughout; new replacement street furniture, including seating, wayfinding and interpretation signage, bicycle stands, bins, and bollards, etc; new power and water infrastructure for events (including markets); new pedestrian zone access control gateways with automated bollards and associated infrastructure at Kingsbury Square, Market Square, West End Of Cambridge Street And High Street
*21/04837/APP	Refusal for part single and two storey rear extension and side extension at first floor, including enclosing the existing front porch, replacing windows with new and rendering parts of the existing house at 7 Coventon Road
21/04817/APP	Approval for householder application for single storey front and part single and part double rear extension at 3 Priory Crescent
21/04793/APP	Approval for householder application for two storey side and single storey front and rear extension at 11 Cumberland Close
21/04787/APP	Approval for householder application for single storey front and rear extensions at 4 Quarrendon Avenue
21/04718/APP	Conditional permission for householder application for removal of single storey extension and erection of single storey rear extension at 64 Cornbrook Road
21/04670/APP	Application withdrawn for householder application for Erection of a two storey part first floor front and side extension. Removal of existing conservatory and replace with new conservatory at 49 Mellstock Road
21/04648/APP	Approval for erection of sixth form block at Stocklake Park Stocklake
21/04593/BED	Approval for demolition of garage and replace with shed/summer house at 58 Aplin Road
21/04562/ACL	Certificate for Lawful Development issued for a proposed roof extension comprising hip to gable, installation of a rear facing dormer and insertion of two roof lights to the front roof slope of the main dwelling to form habitable rooms within the loft space at 37 Turnfurlong

21/04478/APP	Conditional permission for single storey rear extension and part two storey side extension at 37 Haddington Way
21/04276/APP	Conditional permission for part demolition of existing single storey side extension and erection of new garage at 16 Broughton Avenue
21/04268/ALB	Listed building consent for structural works to stabilise the roof and ceiling structure at Fever And Boutique 14 Kingsbury
21/03216/BED	Approval for erection of fence to front at 87 Ingram Avenue
21/03088/AAD	Advert consent at one fascia sign, one projecting sign and two internal digital screens at GREGGS Unit 1 Market House Market Square
21/02544/AAD	Advert consent for autoglass signs to all elevations of pod (retrospective) at Morrisons Supermarkets PLC Station Way West
21/02543/APP	Approval for erection of autoglass pod (retrospective) at Morrisons Supermarkets PLC Station Way West
21/01206/APP	Refusal for Change of use of existing rear ground floor from Class E to Class C3 residential (retrospectively) and change of use of existing front ground floor to Class E (formerly A3) to create a dessert parlour at 106 High Street
20/A2795/DIS	Requirements satisfied for Condition 3 (construction traffic management plan) 6 (materials) relating to Planning Permission 20/02795/APP (allowed on appeal 21/00015/NONDET) at Sloane/Sweda House 24-30 New Street
19/D1437/DIS	Requirements satisfied for Condition 5 (Construction Management Plan) relating to Planning Permission 19/01437/APP at land adjacent to 5 Oxford Road
19/01437/APP	Requirements satisfied for Condition 8 (swift boxes) relating to Planning Permission 19/01437/APP at land adjacent to 5 Oxford Road
19/A1437/DIS	Application withdrawn for submission of details pursuant to Condition 15, 16, 17 and 18 (windows) relating to Planning Permission 19/01437/APP at land adjacent to 5 Oxford Road

7. CHAIRMAN'S COMMUNICATIONS & CORRESPONDENCE

Clerk updated the committee regarding the following

Appeal decision for application 21/03207/APP – Appeal dismissed

Temporary Traffic Restriction Order – Road Closed Market Street
18 March 2021 – 18 September 2023.

8. DATE OF THE NEXT MEETING

Monday 14 March 2022

The Chairman closed the meeting at 7.55 p.m.

Signed: _____

Date: _____