

Minutes of Bucklebury Parish Council Planning Committee
Meeting held on Monday 23rd June 2014 at 8.00pm in The Victory Room, Bucklebury.

Present: Mr. B. Dickens (Chairman); Mr. T. Banks; Mrs. A. Hillerton; Mr. A. Dunkerton; Mrs. H. Cairns; Mr. A. Aldridge; Mr. A. Gilbert; Mrs. H. Pratt (Clerk).

Others: Mr. and Mrs. Hall; Mr. John Willis (St. Roches Cottage).

Apologies: Mr. T. Slatford; Mr. J. Brims; Mrs. P. W. Frankum; Mrs. L. Clarke.

Declarations of Interest:

There were no declarations of interest.

- P1. 14/01332/FUL Winchcombe Cottage, Briff Lane.
Demolition of existing property and its replacement with a single dwelling and ancillary outbuildings.
The meeting was **closed** for the Mr. and Mrs. Hall to speak.
The existing building was built in 1936 and the glass extension added in 1940. It has very little insulation and very thin walls. Whilst this application has an increase in floor space of 55% this actually only gives an increase of 5% in living space due to the increase in the thickness of the walls. The applicant has listened to comments made on the last application by the planning officer and has addressed them.
The meeting was **reopened**.
It was unanimously agreed that BPC has **no objection** to this application.
- P2. 14/01120/FUL The Cottage Inn.
Change of use from paddock to ancillary use for Public House.
The Clerk reported that the planning officer is hoping to obtain further information from the applicant on the uses made and planned for the paddock. In the meantime, the planning officer is interested in any thoughts BPC has on conditions which might be pertinent to any change of use. An extension on dates until the BPC meeting on Monday 14th July has been informally agreed by WBC.
BPC discussed the number of times a year it is used for events, the overflow parking signage and usage, the weekend bouncy castle, possible restrictions around mobile homes and caravans. There was also discussion about any permission approved being temporary and tied to a particular person.
A suggestion was also made about whether a restrictive covenant in favour of BPC could be placed on the land.
- P3. 14/01386/HOUSE Camplins Cottage, Turners Green.
Proposed two storey side extension with a new study at ground floor and en-suite to master bedroom on first floor. New replacement garden store.
The applicant has approached three neighbours, all of whom have written in support of the application. Whilst the cottage has already been extended, the extension is in keeping. It was unanimously agreed that BPC has **no objection** to this application.
- P4. 14/01254/FUL Sunridge, Bucklebury Road (Adjacent Parish).
Revised scheme for replacement dwelling house and garages - change of use from agricultural to residential for driveway, access etc.
It was unanimously agreed that BPC **object** to this application for the same reasons as the previous application for this site.

Signature.....

Date.....
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P5. Eastern Area Planning Committee.

14/00718/HOUSE – Kiln House, Broad Lane.

It was agreed that Mr. Dickens would attend the Eastern Area Planning Committee meeting, representing BPC and speak against this application.

14/0267/FULMAJ – Rochestown House, The Avenue.

The meeting was **closed** for Mr. Willis to speak. Mr. Willis said that the outbuilding for which residential use is being claimed was originally built and occupied illegally and this situation continues. The current resident sits outside and dries washing close to the building. There is nothing obvious to stop a separate curtilage being formed.

The meeting was **reopened**.

It was agreed that Mr. Willis would speak against this application at the Eastern Area Planning meeting and that Mr. Dickens would summarise the objections after.

P6. Bucklebury SHLAA Sites.

It was agreed that BPC objects to the development on the sites submitted under the SHLAA for the following reasons: neither Upper Bucklebury nor Chapel Row are service villages and don't have the infrastructure, utilities or school places to cope with any increase in demand; they are all outside of the settlement boundary; they would each have a significant impact on the open countryside, local biodiversity and natural habitat within the AONB.

The meeting was closed at 9.40pm.

Next Planning Committee Meeting:	Monday 28 th July 2014, 8pm, Victory Room.
Next BPC Meeting:	Monday 14 th July 2014, 7.45pm, Memorial Hall.

Signature.....

Date.....
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