

THE IVERS PARISH COUNCIL

MINUTES OF THE PLANNING COMMITTEE HELD ON TUESDAY 13 JULY 2021 AT 7:00PM VIA ZOOM CALL

Committee Members Present: Cllrs C Beary, J Cook, K Brown, S Mills, P Stanhope, M Sullivan, G Young

In attendance: Jeremy Day – Deputy Clerk (Minute Taker)

069/21 APOLOGIES FOR ABSENCE

Apologies: Cllr A Burke

070/21 PUBLIC PARTICIPATION

1 member of the public attended the meeting but didn't wish to add anything at this point.

071/21 DECLARATIONS OF INTEREST

- Cllr Cook stated she would not contribute to the discussion or take part in the subsequent decision on application **PL/21/2264/FA 218 The Parkway Iver Heath Buckinghamshire SLO 0RQ** for reasons of locality.

072/21 MINUTES

Recommended that:

The Minutes of the Planning Committee meeting held on the 8th June 2021, together with the notes of comments and observations submitted to the new Buckinghamshire Area Planning Team for Chiltern and South Bucks, be agreed and signed by the Chair.

073/21 MOTORWAY SERVICE AREA

Cllr JC highlighted the changes to be made to the plan. These are:

- Removal of the hotel from the proposal
- Reduction in HGV Parking
- Reduction of drive thru facilities (to one)
- Increase of buffer around the MSA development
- Increase in off-site biodiversity net-gains
- Amendments to the design of the slip road on and off the M25
- New over bridge to carry both the slip roads and Slough Road – including re-alignment of the Slough Road
- Changes to the emergency access including a staff drop off point and footway works to Slough Road
- Submission of a sequential test and exception test (in respect of development in a flood zone).
- Updates to the Environment Statement

There is further opportunity to make representations to these changes. The Parish Council should use the comments from a professional as a basis for a further communication objecting including our previous objections. It should

include a concern on fly tipping potential on the service road if not monitored correctly.

074/21 LINK PARK

Nothing further to report on currently and this will continue to be on future Planning Committee Agendas.

075/21 PINWOOD

Nothing to report and this will continue to be on future Planning Committee Agendas.

076/21 SLOUGH TOWN CENTRE REDEVELOPMENT

Carry forward to next Agenda. The Parish Council should keep in mind the dumping of rubbish adjacent next to the recycling centre at Wexham. Whilst outside of our area we will potentially be affected by vehicle traffic.

077/21 PLANNING APPLICATIONS RECEIVED

- **PL/21/1242/FA** (amended proposal description to include; Demolition of detached garage/outbuilding and window alterations)
South Lodge Cottage Slough Road Iver Heath Buckinghamshire SL0 0DZ
Demolition of detached garage/outbuilding, single storey side extension, front porch, new section of roof above existing flat roof and associated window alterations.
IPC Comments: No comment
- **PL/21/2185/FA**
Radley Church Road Iver Heath Buckinghamshire SL0 0RW
Demolition of existing garage and utility room and erection of part two/part single storey side extension, single storey rear extension, rear dormer window and 2 front rooflights in existing roof.
IPC Comments: Concerns regarding overlooking and loss of privacy for nearby property – Recommend Opaque windows if looking over other properties.
- **PL/21/2085/FA**
Tedworth House Cecil Road Iver Buckinghamshire SL0 9PS
Demolition of outbuilding and erection of ancillary annex outbuilding in rear garden.
IPC Comments: No comment
- **PL/21/2093/FA**
3 Colne Orchard Iver Buckinghamshire SL0 9NA
Part single/part two storey front/side/rear extension.
IPC Comments: No objection however a query raised concerning overlooking and loss of privacy to neighbouring properties which should be addressed.
- **PL/21/2069/FA**
The Coach House Wood Lane Iver Heath Buckinghamshire SL0 0LD
Single storey rear extension to connect existing outbuilding, raising of outbuilding roof and insertion of front and rear dormers.

IPC Comments: No objection – Green belt policy should apply

- **PL/21/2053/FA**
4 St James Walk Iver Buckinghamshire SL0 9EW
Erection of detached dwelling.
IPC Comments: No comment
- **PL/21/1626/VRC**
Keemar Bangors Road North Iver Heath Buckinghamshire SL0 0BH
Removal of condition 3 (occupancy) of planning permission PL/20/2606/FA (Single storey rear extension and retention of existing gazebo) to allow occupation of rear approved building as a separate dwelling for use by extended family.
IPC Comments: Objection to removal of condition - Concerns regarding road safety, car parking availability and traffic generation – recommend future use should only be ancillary to the main house.
- **PL/21/1964/FA**
6 Syke Cluan Iver Buckinghamshire SL0 9EH
Demolition of existing dwelling and erection of a new dwelling.
IPC Comments: No comment.
- **PL/20/2498/FA**
The Bull Inn 7 High Street Iver Buckinghamshire SL0 9ND
Conversion of existing A3 restaurant with C4 residential above to C3 residential. Including 2 storey side extension to form 6 no flats. Conversion and 2 storey side extension to associated stables to form 2 no. duplex. Conversion of existing timber outbuilding to form bike store. New 3 storey building to form 4 no flats. Total of 12 new dwellings.
IPC Comments: This development is at the most dangerous junction in the village. The development will eradicate the best exit access route to the road – Road Safety condition – Noting there is insufficient parking spaces. Grave concerns about potential accidents. This application should be called in to the Bucks Planning Committee as the issues of the proximity junction. **Action:** The Parish Council will call this in to Bucks Planning Committee. Cllr Beary will speak at the Bucks Planning Committee. We will ask Cllr L Sullivan to call this in as well. We should actively encourage residents to consider making representations.
- **PL/21/2277/VRC**
44 Syke Ings Iver Buckinghamshire SL0 9EU
Variation of condition 6 (Approved Plans) of planning permission 18/00803/FUL (Two storey front/side extension, part single/part two storey side/rear extension, rear dormer and roof alteration including increase in ridge height.) to allow for changes to windows and doors.
IPC Comments: No comment.
- **PL/21/1468/FA**
151 Ashford Road Iver Heath Buckinghamshire SL0 0QE
Demolition of existing dwelling and erection of detached dwelling.
IPC Comments: Concerns regarding loss of light and overshadowing of adjacent properties.
- **PL/21/2464/CONDA**

45 Syke Ings Iver Buckinghamshire SL0 9ES

Approval of conditions 2 (materials), 3 (Materials 2), 4 (Landscaping scheme) & 10 (Ecological enhancements) of planning permission PL/20/1193/FA (Demolition of existing dwelling and erection of replacement dwelling.)

IPC Comments: Noted

- **PL/21/2401/EU**
Wood Lane House Wood Lane Iver Heath Buckinghamshire SL0 0LD
Certificate of Lawfulness for existing Use of existing building (Wood Lane Cottage) as self-contained residential dwelling (together with associated operational development).
IPC Comments: Green belt policy applies to this application. Concerns of car access to and from the property. The outbuilding is a significant development and therefore the Parish Council request that future Permitted Development rights be removed.
- **PL/21/2448/FA**
The Acorn 42B Pinewood Green Iver Heath Buckinghamshire SL0 0QG
Single storey rear extension.
IPC Comments: No comment.
- **PL/21/2447/FA**
The Maple 42A Pinewood Green Iver Heath Buckinghamshire SL0 0QG
Single storey rear extension.
IPC Comments: No comment.
- **PL/21/2381/FA**
Chinthurst Love Lane Iver Buckinghamshire SL0 9QT
Demolition of existing conservatory and detached outbuilding and erection of a single storey rear extension.
IPC Comments: No comment.
- **PL/21/2260/FA**
New Ocean Glazing Ltd 31 The Ridgeway Iver Buckinghamshire SL0 9HW
Single storey rear extension and solar panels on existing roof.
IPC Comments: No comment.
- **PL/21/2502/FA**
26 Coopers Row Iver Heath Buckinghamshire SL0 0HW
Demolition of conservatory and erection of single storey rear extension.
IPC Comments: No comment.
- **PL/21/2388/SA**
Hawkswood Wood Lane Iver Heath Buckinghamshire SL0 0LG
Certificate of Lawfulness for proposed single storey outhouse building.
IPC Comments: Green belt policy applies to this application – future use should only be ancillary to the main house.
- **PL/21/2553/SA**
7 Somerset Way Iver Buckinghamshire SL0 9AG
Certificate of Lawfulness for proposed outbuilding.
IPC Comments: Noted

- **PL/21/2524/SA**
29 Richings Way Iver Buckinghamshire SL0 9DA
Certificate of Lawfulness for proposed outbuilding to rear of garden.
IPC Comments: The Parish Council recommends that future use should only be ancillary to the main house and has concerns regarding noise and disturbance to neighbours
- **PL/21/2264/FA**
218 The Parkway Iver Heath Buckinghamshire SL0 0RQ
Demolition of garage and erection of single storey side/rear extension.
IPC Comments: No comment.

078/21 PLANNING APPEALS RECEIVED

- **APP/P0430/C/21/3273648 - Enforcement Notice Appeal**
Mercers Farm Thorney Mill Road Iver Buckinghamshire SL0 9AR
IPC Comments: Noted.

079/21 WORKS TO TREES SUBJECT TO TREE PRESERVATION ORDER (TPO) APPLICATIONS RECEIVED

- **PL/21/2151/TP**
1 Woodland Grange Iver Buckinghamshire SL0 9DN
T1 Oak - Reduce lateral overhang back from building by no more than 2m (TPO No 08 1952).
IPC Comments: No comment.
- **PL/21/2345/TP**
33 Post Meadow Iver Heath Buckinghamshire SL0 0DU
T1 oak - prune away from building to give 2m clearance, deadwood, sever ivy, crown lift to 4m; T2 hornbeam - fell; T3 oak - sever ivy and crown lift to 3m; T4 ash - prune away from building to give 2m clearance, crown thin by 20% to remove crowded and crossing branches, remove stubs and deadwood; T5 sycamore - crown thin by 20% to remove crowded and crossing branches, remove stubs and deadwood; T6 ash - crown thin by 20% to remove crowded and crossing branches, remove stubs, deadwood; T7 oak - crown reduce to previous points, crown lift to 3m, remove stubs; T8 cherry - fell.
(TPO/SBDC/2008/33).
IPC Comments: No comment.

080/21 DEVELOPMENT DECISIONS AND ENFORCEMENT INFORMATION
The Deputy Clerk reported that information had been forwarded ahead of the meeting by email.

081/21 TO RECEIVE AND COMMENT ON CORRESPONDENCE

Noted that no correspondence has been received.

082/21 IMPROVEMENTS AND EFFECTIVENESS

- Continued thanks to the Business Administrator for the administration of the planning committee process
- Access to Google maps is advantageous
- Ensuring the committee members have done the pre-work ahead of the meeting enhances effective decision making

- It was recommended that as elected members there is an entitlement to the electoral roll which will identify the roads Cllrs are responsible for
- Use of a Postcode Mapping tool identified and a potential to add the specific 'area' when producing the list of applications to be reviewed.

083/21 CHAIR'S REPORT

Cllr Cook reported:

- Slough situation will continue to be carried forward.
- Wexham Golf Club (out of our area) is requesting significant soil as part of their development. Significant objections were received by residents and it was withdrawn. Reports are being received that soil is being sent to the site and this is being done through the original route. **Action:** Parish Councillors to e-mail local councillors with concerns and link to Stoke Poges and Wexham Parish Councils and local councillors.

Meeting closed at 8.34pm.

Signed by the Chair _____ of the Planning Committee Date: _____

Next meeting date: Tuesday 10 August 2021.