



ASTON CLINTON PARISH COUNCIL

Parish Council Office, Aston Clinton Park, London Road HP22 5HL

Tel: 01296 631269

Email: clerk@astonclinton.org

You are hereby summoned to attend a meeting of the
Planning Committee of the Parish Council on **14th December 2023** at
6:30pm in the Council Office, Aston Clinton Park,
London Road, Aston Clinton HP22 5HL

H Stephens Assistant Clerk 07/12/2023

AGENDA

P23.58 Public Participation (limited to 15 minutes)

For members of the public to ask questions and raise any issues on items included on the agenda. Public Participation should be for a period of no longer than 15 minutes, each person shall not speak for more than 5 minutes. Points raised but not on the agenda will not be addressed at this meeting, nor start a debate on the question. The Chair may direct that a written or oral response is given, or that the item is added to a future agenda as appropriate.

P23.59 To Receive Apologies for Non-Attendance

P23.60 To Receive Declarations of Interests or Requests for Dispensations

In accordance with Sections 30-33 of the Localism Act 2011 and ACPC's Code of Conduct, councillors are requested to disclose personal and prejudicial interests on matters to be considered at the meeting.

P23.61 To Approve the Minutes of the Committee Meeting Held on 16th November 2023

P23.62 To Note Recent Decisions & those at Variance with the Recommendations of this Committee

Of the five applications decided between 9th November 2023 and the 7th December 2023, one application was of a different outcome.

i. [23/02449/APP](#): **98 London Road HP22 5HS**

Householder application for loft conversion including rear dormer and single storey side and rear extension.

ACPC Decision: Object: The reasoning for this objection is that the application will lead to a building that would overbearing and incongruous in relation to surrounding properties. This is in contravention of Policies HQD1 and HQD2 of the ACNP.

Bucks Decision: Approved: A dormer window to the rear roof slope could be constructed under permitted development as evidenced by the issuing of a lawful development certificate for a dormer of an identical scale under app ref: 23/01809/CPL, while the proposed single storey side/ rear extension would be identical to extant permission 23/01812/APP.

P23.63 To Report on Progress of Current Active Medium to Large Scale Development Sites

P23.64 To Note Planning Applications Decided by Email

i. [23/02657/APP](#): **116 Weston Road HP22 5EP**

Demolition of existing bungalow and erection of a dwelling

RESOLVED: OBJECT There appears to be no material differences to the previous application, prior comments made on 5 October 2023, still stand.

ii. [23/03221/ADP](#) **Aylesbury Woodland College Road North**

Application for approval of reserved matters (access, layout, scale, appearance and landscaping) for Phase 1A works (Woodlands Roundabout Improvements and associated flood mitigation and landscaping), pursuant to outline planning permission ref 16/01040/AOP and approval of condition 4. 9, 13 (detail of access, layout, scale, appearance and landscaping) 15 slab levels) 16 (drainage and suds) 29 (construction environmental plan) 36 (flood risk aspects) management

RESOLVED: NO OBJECTION

P23.65 To Consider Planning Applications Small Scale and Large Scale

- i. **[23/03457/APP](#): Lindum Chiltern Way HP22 5NH**
Householder application for roof alterations to provide accommodation in the roof space, a single storey rear extension to the existing house and a single storey annexe (replacing the existing garage)
Deadline for Comments: Thursday 14th December 2023
- ii. **[23/03475/APP](#): 3 Vantage Street HP22 5FY**
Householder application for two storey side and single storey rear extensions
Deadline for Comments: Thursday 14th December 2023
- iii. **[23/03532/VRC](#): 12 New Road HP22 5JD**
Variation of conditions 2 (Approved plans) and 3 (Materials) of planning permission 22/02644/APP (Householder application for single storey rear extension, first floor side extension and facade alterations) to allow for: a Slight increase in footprint of single element to the rear (extending out to existing side wall line), Roof of single storey element raised slightly to accommodate structure. Study window to the front made wider. Facade treatment changed from Cedral OEA to render with recon stone cills to the widows on the front elevation. Minor amendment to porch design
Deadline for Comments: Friday 15th December 2023
- iv. **[23/03539/APP](#): 11 Beaconsfield Road HP22 5JU**
Householder application for single storey side and rear extension incorporating elderly persons annex
Deadline for Comments: Monday 18th December 2023
- v. **[23/03639/APP](#): Moo's Barn Longhorn Farm Weston Road HP22 5EJ**
Householder application for dormer windows and rooflights and other changes to fenestration
Deadline for Comments: Thursday 21st December 2023

P23.66 To Receive a Report on Enforcement Cases

P23.67 Neighbourhood Plan Review

- i. To Receive a Report on the Neighbourhood Plan Review

P23.68 To Receive a Report on the Buckinghamshire Council Planning Surgery on the 28th November



ASTON CLINTON PARISH COUNCIL

Minutes of the **Planning Committee** meeting
held at 6.30pm on **16th October 2023** at the
Parish Council Office, Aston Clinton Park, HP22 5HL

PRESENT: Cllr M Mason (Chair), Cllr D McCall, Cllr L Ronson, Cllr P Wyatt.

P23.47 Public Participation (limited to 15 minutes) None Received

P23.48 To Receive Apologies for Non-Attendance
Received from Cllr C Read and Cllr J Hughes

P23.49 To Receive Declarations of Interests or Requests for Dispensations None Received

P23.50 To Approve the Minutes of the Committee Meeting Held on 5th October 2023
The minutes of the meeting held on 16th November 2023 were approved as a true and accurate record and were signed by the Chair.

P23.51 To Note Recent Decisions & those at Variance with the Recommendations of this Committee
Of the two applications decided between 25th September 2023 and the 9th November 2023, none were of a different outcome.

P23.52 To Report on Progress of Current Active Medium to Large Scale Development Sites
None Received

P23.53 To Note Planning Applications Decided by Email

- i. **[23/02898/APP](#): 26 London Road HP22 5HQ**
Householder application for two storey side extension and single storey rear extension. Increase to height of roof ridge and erection of new detached garage.
RESOLVED: NO OBJECTION

P23.54 To Consider Planning Applications Small Scale and Large Scale

- i. **[23/02449/APP](#): 98 London Road HP22 5HS**
Householder application for loft conversion including rear dormer and single storey side and rear extension.
RESOLVED: OBJECT The prior comment made
- ii. **[23/03094/VRC](#): Hale Farm Hulcott HP22 5AX**
Variation of condition 2, 7 and 8 (change period from 30 to 40 years) relating to application 20/00779/APP (Ground mounted solar farm with DNO substation, point of connection, ancillary infrastructure and associated works, landscape planting and access tracks)
RESOLVED: NO OBJECTION
- iii. **[23/03112/ALB](#): 3 Ballards Row College Road South HP22 5EY**
Listed building application for replacement of windowsills, skirting boards, interior door, fireplace and Installation of a fire wall in loft
RESOLVED: SUPPORT
- iv. **[23/03063/APP](#): Land on A41 (East of Aylesbury) and West of Woodlands Roundabout**
Additional merging space on the westbound exit from the A41 Woodlands Roundabout improvement scheme
RESOLVED: NO OBJECTION
- v. **[23/03255/APP](#): Land Between Wendover Road and Aston Clinton Road**
Temporary priority T-junction at Marroway (B4544)/Marroway Link Road
RESOLVED: NO OBJECTION

- vi. **23/03195/ADP: Land Between Wendover Road and Aston Clinton Road**
Submission of Reserved Matters (access, landscaping, appearance, scale and layout) for the Southern Link Road (East) comprising access from Woodlands Roundabout to include access into Hampden Fields, infrastructure works and associated drainage and landscape features pursuant to Outline Planning Permission 16/00424/AOP and approval of Conditions 16 and 17 (Landscape Scheme), Condition 19 (Tree and Hedgerow Protection), 24 and 25 (Drainage and SUDS) and Condition (Highways) Conditions 20 and 21 (Ecology), Condition 22 (Badger Mitigation), Conditions

RESOLVED: NO OBJECTION

- vii. **23/03221/ADP: Aylesbury Woodland College Road North**
Application for approval of reserved matters (access, layout, scale, appearance and landscaping) for Phase 1A works (Woodlands Roundabout Improvements and associated flood mitigation and landscaping), pursuant to outline planning permission ref 16/01040/AOP and approval of condition 4. 9, 13 (detail of access, layout, scale, appearance and landscaping) 15 slab levels) 16 (drainage and suds) 29 (construction environmental plan) 36 (flood risk aspects) management

Deferred to Email Decision due to Technical Difficulties

P23.55 To Receive a Report on Enforcement Cases None Received

P23.56 Neighbourhood Plan Review

- i. It was agreed that a meeting would be arranged for the 4th December at 6pm

P23.57 To Consider Registering an Official Representative of Aston Clinton Parish Council for the Dacorum Borough Council Local Plan

It was resolved that no Official Representative be registered for Aston Clinton Parish Council, but that all queries and updates regarding the Dacorum Borough Council Local Plan be circulated to the Planning Committee.

The meeting closed at 7.50pm

Signed.....Date