

Chesham Town Council



Bill Richards
Town Clerk

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20th April 2012

Dear Councillor

I hereby give you notice that a meeting of the **DEVELOPMENT CONTROL COMMITTEE** will be held in the Council Chamber, The Town Hall, Chesham, on

MONDAY 30th APRIL 2012 AT 7.30PM

when the business set out below is proposed to be transacted:

A G E N D A

1. Apologies for absence.
2. Declarations of Interest.
3. To receive and confirm the Minutes of the meeting of the Committee held on 16th April 2012.
4. To receive and consider planning applications received from the Chiltern District Council since the last meeting of the Committee and any planning applications and comments delegated to the Ward Members and Chairman of the Committee. **Plans are available for inspection on Chiltern District Council's website www.chiltern.gov.uk.** If Members wish to view the applications on the evening, please notify the Town Hall by the Thursday prior to the Committee meeting.
5. To receive and consider decision notices received from the Chiltern District Council since the last meeting of the Committee.
6. Appeal – Greensands Ltd, 90 Eskdale Avenue, Chesham.
7. Information Items.

Yours sincerely,

A handwritten signature in black ink, appearing to read "W. Richards".

Bill Richards
Town Clerk

To All Members of the Development Control Committee
Publication Date 20th April 2012.



Chesham Town Council, Town Hall, Chesham, Bucks HP5 1DS
Twinned with Friedrichsdorf Germany; Houilles France; Archena Spain

CHESHAM TOWN COUNCIL PLANNING APPLICATIONS 30TH APRIL 2012

1)	CH/12/0294/SA	13 Captains Close Chesham	RIDGEWAY
<p>Description: Application for a Certificate of Lawfulness for a proposed operation relating to the creation of a vehicular access and the laying of grass reinforcement mesh to create parking area and alterations to path</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0294/SA</p>			
2)	CH/12/0374/FA	122-124 High Street Chesham	ST. MARY'S
<p>Description: Change of use of first and second floors from offices (Use Class B1) to residential (Use Class C3)</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0374/FA</p>			
3)	CH/12/0464/FA	Silverson Ltd Car Park, Waterside Chesham	WATERSIDE
<p>Description: Erection of industrial building for display and demonstration of machines, workshop, and training area and reconfiguration of car park</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0464/FA</p>			
4)	CH/12/0465/FA	18 Belmont Road Chesham	RIDGEWAY
<p>Description: Conversion of existing garage into habitable accommodation, single storey side extension and first floor rear extension.</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0465/FA</p>			
5)	CH/12/0482/SA	74 Severalls Avenue Chesham	NEWTOWN
<p>Description: Application for a Certificate of Lawfulness for a proposed operation relating to a single storey rear extension and rear dormer window</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0482/SA</p>			
6)	CH/12/0495/OA	6 Broadview Road Chesham	RIDGEWAY
<p>Description: Detached dwelling with detached garage, served by new vehicular access</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0495/OA</p>			
7)	CH/12/0503/OA	Land at Rear Of 242-258 Berkhamstead Road Chesham	Vale
<p>Description: Redevelopment of site to provide 11 residential units served by altered vehicular access</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0503/OA</p>			

CHESHAM TOWN COUNCIL PLANNING APPLICATIONS 30TH APRIL 2012

8)	CH/12/0504/EU	37 Broad Street Chesham	TOWNSEND
<p>Description: Application for a Certificate of Lawfulness for an existing operation relating to the erection of a rear dormer window and the insertion of roof lights in the front roofslope to facilitate a loft conversion</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0504/EU</p>			
9)	CH/12/0511/FA	104A High Street Chesham	ST. MARY'S
<p>Description: Proposed change of use from an office (Use Class B1) to a residential flat (Use Class C3).</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0511/FA</p>			
10)	CH/12/0528/FA	219 Great Hivings Chesham	RIDGEWAY
<p>Description: Demolition of existing single storey side projection and erection of two storey detached dwelling, served by existing and new access and new parking area and formation of new access and parking area for existing dwelling</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0528/FA</p>			
11)	CH/12/0530/FA	39 Manor Way Chesham	HILLTOP
<p>Description: Part two storey, part single storey rear/side extension, single storey front/side extension, replacement pitched roof over existing two storey front projection and changes to fenestration.</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0530/FA</p>			
12)	CH/12/0551/FA	28 Frances Street Chesham	NEWTOWN
<p>Description: Detached steel storage container</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0551/FA</p>			
13)	CH/12/0567/FA	48 Lowndes Avenue Chesham	LOWNDES
<p>Description: Construction of raised decking</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0567/FA</p>			
14)	CH/12/0599/TP	6 Brushwood Road Chesham	HILLTOP
<p>Description: Crown reduction of an oak tree protected by a Tree Preservation Order</p> <p>https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0599/TP</p>			

CHESHAM TOWN COUNCIL PLANNING APPLICATIONS 30TH APRIL 2012

15)	CH/12/0600/KA	Buckingham House Fullers Hill Chesham	ST. MARY'S
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Description: Crown reduction of a beech tree within a Conservation Area

<https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0600/KA>

16)	CH/12/0601/FA	99 Vale Road Chesham	VALE
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Description: Detached garage (amendment to planning permission CH/2012/0076/FA).

<https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2012/0601/FA>

CHESHAM TOWN COUNCIL PLANNING DECISIONS 30th APRIL 2012

1)	CH/11/2042/NMA	25 Hazelwood Close Chesham	NEWTOWN
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Description: Variation of Condition 3 of planning permission CH/2011/1343/FA so as to allow the frontmost window in the approved conservatory to be opening, and fitted with a 100mm restrictor.

Comments: The Committee raises NO OBJECTIONS to this application.

Decision: Minor amendment accepted.

2)	CH/12/0091/NMA	Former Site Of 197 and Land at 203 & 205 And R/o 201 & 207 Chartridge Lane And R/o 68 - 78 Berkeley Avenue Chesham	LOWNDES
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Description: Application for a non-material amendment relating to Plots 22-27 of planning permission CH/2010/1899/FA - Erection of five detached dwellings, four pairs of semi-detached dwellings, one building comprising four terraced dwellings, one building comprising four terraced dwellings, one building comprising three terraced dwellings and three detached buildings providing a total of fourteen flats, associated garaging, bin and cycle stores, served by new access off Chartridge Lane.

Comments: The Committee raises NO OBJECTIONS to this application.

Decision: Minor amendment accepted

3)	CH/12/0145/AV	16 High Street Chesham	ST. MARY'S
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Description: Non-illuminated fascia sign and projecting sign.

Comments: The Committee raises NO OBJECTIONS to this application.

Decision: Consent not needed.

4)	CH/12/0176/FA	112 Lye Green Road Chesham	HILLTOP
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Description: Two storey side extension incorporating second floor accomodation within the roof space and alterations to fenestration.

Comments: The Committee has no comments to make in respect to this application.

Decision: Refuse Permission.

5)	CH/12/0203/FA	Shoe House 6 Park Road Chesham	LOWNDES
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Description: Creation of new vehicular access, laying of block paved entrance and gravel parking area.

Comments: The Committee raises its concern over highway safety grounds in respect to the vehicular access.

Decision: Conditional permission.

CHESHAM TOWN COUNCIL PLANNING DECISIONS 30th APRIL 2012

6)	CH/12/0251/FA	131 Nalders Road Chesham	HILLTOP
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Description: Single storey rear extension.

Comments: The Committee raises NO OBJECTIONS to this application.

Decision: Conditional permission.

7)	CH/12/0328/FAE	71 Lowndes Avenue Chesham	LOWNDES
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Description: First floor rear extension, dormer window to front elevation and replacement detached garage.

Comments: The Committee raises NO OBJECTIONS to this application.

Decision: Conditional permission.

Report of the Officers to a meeting of the **DEVELOPMENT CONTROL**
Committee on Monday 30th April 2012

AGENDA ITEM NO: 6 – GREENSANDS ESTATES LTD – 90 ESKDALE AVENUE, CHESHAM

Reporting Officer: Bill Richards (01494 583824)

Ward: Townsend

Summary

1. To consider whether the Council wishes to make representations to the Secretary of State in respect of an appeal concerning Greensands Estates Ltd – 90 Eskdale Avenue, Chesham.

Background Information

2. The appeal relates to the following development which was refused planning permission by Chiltern District Council.

Planning Application Ref: CH/2011/1763/FA

Proposed Development: Erection of building containing 3 houses and 5 flats, served from existing vehicular access from Greatacre, detached cycle store and bin store, and external alterations to No. 90 Eskdale Avenue.

Location: 90 Eskdale Avenue, Chesham.

3. At a committee meeting of the **12th December 2011** your Committee raised its concern over the density of the application, possibly being deemed overdevelopment. Moreover it had further concerns over possible flooding and would like to see a sustainable drainage system used if permission is granted.

Detailed Consideration

4. The reasons for the District Council's refusal of planning permission and the Appellant's grounds of appeal are available for viewing on the following link:
<https://isa.chiltern.gov.uk/WAM/showCaseFile.do?appType=Planning&appNumber=CH/2011/1763/FA>
5. The Secretary of State has given notice that the appeal is to be decided on the basis of a **hearing**. All representations must be received by the planning inspectorate by **22nd May 2012**.

Recommendation

The Committee is invited whether it wishes to support the District Council's decision or make further comments to the Planning Inspectorate.

If the Committee has no further comments to make, there is no need to write in again as copies of the original correspondence will be forward to the Inspectorate.



Bill Richards
Town Clerk

CHILTERN DISTRICT COUNCIL

INTERIM HEAD OF PLANNING SERVICES - ANNA CRONIN BA, MSc, DipTP, MRTPI

King George V House, King George V Road, Amersham, Bucks. HP6 5AW
Tel: (01494) 729000 Fax: (01494) 586508
E-mail: planning@chiltern.gov.uk Website: www.chiltern.gov.uk
DX50711 AMERSHAM



Please ask for: Suzanne Kendall/Shirley Langstaff
Direct line: (01494) 732246
Our Ref: CH/2011/1763/FA
Inspectorates Case Ref(s): APP/X0415/A/12/2173454/NWF

19 April 2012

Mr W Richards
Chesham Town Hall
Council Offices
Town Hall
Chesham
HP5 1DS

Dear Sir/Madam

TOWN AND COUNTRY PLANNING ACT 1990 -

Proposal: Erection of building containing 3 houses and 5 flats, served from existing vehicular access from Greatacre, detached cycle store and bin store, and external alterations to No. 90 Eskdale Avenue
Site Address: 90 Eskdale Avenue, Chesham, Buckinghamshire, HP5 3AY,
Appeal Reference: APP/X0415/A/12/2173454/NWF
Appellant's Name: Greensands Estates Ltd
Appeal Start Date: 10 April 2012
Application Reference: CH/2011/1763/FA

I refer to the above details. An appeal has been made to the Secretary of State against the decision of Chiltern District Council to refuse planning permission.

The appeal will be determined on the basis of a **hearing**. The procedure to be followed is set out in Part 2 of the Town and Country Planning (Hearings Procedure)(England) Rules 2000.

We have forwarded all the representations made to us on the application to the Planning Inspectorate and the appellant. These will be considered by the Inspector when determining the appeal.

If you wish to make comments, or modify/ withdraw your previous representation, you can do so on the Planning Portal at "<http://www.planningportal.gov.uk/pcs>" or by emailing Teamp1@pins.gsi.gov.uk. If you do not have access to the internet, you can send **three** copies to:

The Planning Inspectorate
Temple Quay House
2 The Square
Bristol
BS1 6PN.

All representations must be received by the Planning Inspectorate by 22 May 2012. Any representations submitted after the deadline will not usually be considered and will be returned. The Planning Inspectorate does not acknowledge representations. **All representations must quote the appeal reference APP/X0415/A/12/2173454/NWF.**

Please note that any representations you submit to the Planning Inspectorate will be copied to the appellant and this local planning authority and will be considered by the Inspector when determining the appeal. Information provided in your representation will be published on the Council's website. We will use our best endeavours to ensure that signatures, telephone numbers and personal email addresses will not be published.

The reasons for the Council's refusal of planning permission and the appellant's grounds of appeal are available for inspection on the Council's Website (www.chiltern.gov.uk/viewplanningapplications), using the Council's Application Reference, or alternatively in the Customer Services area at the Council Offices at the above address. The Offices are open to visitors from 9.00am to 5.00pm Mondays to Thursdays and from 9.00am to 4.30pm on Fridays.

When made, the decision will be published on the Planning Portal and the Council's website. If you do not have access to the internet, please contact a member of Planning Support Services on 01494 732246.

For more information you can get a copy of the Planning Inspectorate's "Guide to taking part in planning appeals" booklets free of charge from the Planning Portal at www.planningportal.gov.uk/pcs or alternatively from us.

Yours faithfully,

Sally Davis
Planning Officer

CHESHAM TOWN COUNCIL

INFORMATION SHEET FOR COUNCILLORS TO THE DEVELOPMENT CONTROL MEETING OF THE 30TH APRIL 2012

List 18 of 2011/12

52. Appeal – 9 Berkeley Avenue, Chesham CH/2011/1513/FA

The above appeal will be decided on the basis of an exchange of written statements, which should be received by the Planning Inspectorate by 15th May 2012.