

# Chesham Town Council

Bill Richards  
Town Clerk



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19<sup>th</sup> February 2021

Dear Councillor,

**Notice is hereby given of a meeting of the PLANNING COMMITTEE** to be held remotely in accordance with The Local Authorities and Police and Crime Panels (Coronavirus) (Flexibility of Local Authority and Police and Crime Panel Meetings) (England and Wales) Regulations 2020, on

**MONDAY 1<sup>ST</sup> MARCH 2021 AT 6.30 PM**

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

## AGENDA

1. Apologies for absence.
2. Declarations of Interest.
3. To receive and confirm the Minutes of the meeting of the Planning Committee held on 1<sup>st</sup> February 2021.
4. To receive and consider planning applications received from Buckinghamshire Council since the last meeting of the Committee and any planning applications and comments delegated to the Ward Members and Chairman of the Committee and to note previous planning comments submitted. **Plans are available for inspection on Buckinghamshire Council's website.** <https://www.chiltern.gov.uk/viewplanningapplications>
5. To receive and consider decision notices received from Buckinghamshire Council since the last meeting of the Committee.
6. Information Items.

Yours sincerely,

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

Bill Richards  
Town Clerk

Publication Date: 19<sup>th</sup> February 2021



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

continued . . .



<b><u>Councillor Circulation</u></b>
Councillor Qaser Chaudhry
Councillor Jane MacBean
Councillor Tony Franks
Councillor Noel Brown
Councillor Roderick McCulloch
Councillor Diana Varley
Councillor Alan Bacon
Councillor Nick Southworth
Councillor Joseph Baum

## CHESHAM TOWN COUNCIL PLANNING APPLICATIONS 1<sup>ST</sup> MARCH 2021

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1)	PL/21/0090/TP	[REDACTED]	104 Lynton Road Chesham	VALE
<b>Description:</b> T1 - Beech - crown reduction by 2-4m (TPO 77 of 1948).				
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2)	PL/21/0199/SA	[REDACTED]	18 Chestnut Avenue Chesham	HILLTOP
<b>Description:</b> Certificate of Lawfulness for proposed single storey rear extension.				
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3)	PL/21/0203/FA	[REDACTED]	26 Ridgeway Road Chesham	RIDGEWAY
<b>Description:</b> Erection of an outbuilding to the rear of the garden.				
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4)	PL/21/0233/SA	[REDACTED]	11 Four Oaks Chesham	RIDGEWAY
<b>Description:</b> Certificate of Lawfulness for proposed Loft conversion with rear dormer and two rooflights to front and a window to side elevation.				
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5)	PL/20/4327/FA	[REDACTED]	23 Missenden Road Chesham	ST MARY'S
<b>Description:</b> Replacement windows and side door.				
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6)	PL/21/0079/FA	[REDACTED]	112 Broad Street Chesham	TOWNSEND
<b>Description:</b> Replacement of shopfront with new door and windows.				
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7)	PL/21/0161/FA	[REDACTED]	8 Delmeade Road Chesham	ST MARY'S
<b>Description:</b> Demolition of rear projection and erection of single storey rear extension.				
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8)	PL/21/0051/FA	[REDACTED]	8 Sheer Croft Chesham	ASHERIDGE VALE
<b>Description:</b> Loft conversion with 3 dormer windows, 1 rear and 2 either side, front roof lights and single storey rear extension.				

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## CHESHAM TOWN COUNCIL PLANNING APPLICATIONS 1<sup>ST</sup> MARCH 2021

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9)	PL/21/0187/PNE	[REDACTED]	112 Berkeley Avenue Chesham	LOWNDES
<b>Description:</b>	Notification under The Town and Country Planning (General Permitted Development) Order 2015, Part 1 of Schedule 2 Class A for: single storey rear extension (depth extending from the original rear wall of 6.0 metres, maximum height 3.0 metres, eaves height 2.7 metres).			

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10)	PL/21/0215/TP	[REDACTED]	3 Hunters Close Chesham	LOWNDES
<b>Description:</b>	T1 Hornbeam - Crownback to previous points. Lower screening growth reduce as for the rest of the tree. TPO/2000/004 TPO/2000/006.			

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11)	PL/20/4399/FA	[REDACTED]	4 Lansdowne Road Chesham	VALE
<b>Description:</b>	Single storey rear and front extensions, and reducing level of front garden to create new drive with vehicular access to front.			

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12)	PL/21/0069/FA	[REDACTED]	5 Pond Park Road Chesham	VALE
<b>Description:</b>	Part single/part two storey side extension, single storey front and rear extensions, loft conversion with rear dormer window and 2 front rooflights.			

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13)	PL/21/0137/FA	[REDACTED]	194 Great Hivings Chesham	RIDGEWAY
<b>Description:</b>	Formation of vehicular access.			

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14)	PL/21/0264/FA	[REDACTED]	24 Culverhouse Way Chesham	NEWTOWN
<b>Description:</b>	Single storey side/rear extension and part conversion of garage to living space.			

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15)	PL/21/0343/SA	[REDACTED]	75 Lye Green Road Chesham	HILLTOP
<b>Description:</b>	Certificate of Lawfulness to allow for the construction of a detached dwelling approved by PL/20/3970/VRC with a road layout approved by PL/20/1214/VRC.			

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## CHESHAM TOWN COUNCIL PLANNING APPLICATIONS 1<sup>ST</sup> MARCH 2021

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16) **PL/21/0335/FA** [REDACTED] **6 Meadow Close Chesham** **RIDGEWAY**

**Description:** Two storey side, single storey rear and single storey front extensions.

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17) **PL/20/4301/AV** [REDACTED] **18 High Street Chesham** **ST MARY'S**

**Description:** 1 internally illuminated fascia sign and 1 projecting internally illuminated sign.

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18) **PL/20/4306/HB** [REDACTED] **18 High Street Chesham** **ST MARY'S**

**Description:** Listed Building Consent for 1 internally illuminated fascia sign and 1 projecting internally illuminated sign.

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19) **PL/21/0162/FA** [REDACTED] **132-152 Broad Street Chesham** **TOWNSEND**

**Description:** Installation of cash machine, new door, bollards, new camera and light associated structures.

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20) **PL/21/0163/AV** [REDACTED] **132-152 Broad Street Chesham** **TOWNSEND**

**Description:** Installation of internally illuminated fascia sign, 2 non-illuminated fascia signs and an internally illuminated projecting sign.

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21) **PL/21/0247/TP** [REDACTED] **16 Barnes Avenue Chesham** **TOWNSEND**

**Description:** Re-pollarding Lime Trees - protected by Tree Preservation Order TPO/1988/026

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22) **PL/21/0363/FA** [REDACTED] **6 Waller Way Chesham** **NEWTOWN**

**Description:** Single storey rear infill extension, conversion of existing garage to a living space replacing the garage door with a window to match existing.

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23) **PL/21/0386/FA** [REDACTED] **220 Vale Road Chesham** **VALE**

**Description:** Two storey side, part two, part single storey rear extension, front porch extension, increased patio and landscaping to rear.

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## CHESHAM TOWN COUNCIL PLANNING APPLICATIONS 1<sup>ST</sup> MARCH 2021

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24) **PL/21/0397/FA** [REDACTED] **14 Cestreham Crescent Chesham** **HILLTOP**

**Description:** Single storey, ground floor, side and rear extension, hip to gable roof extension and rear dormer.

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25) **PL/21/0158/FA** [REDACTED] **132-152 Broad Street Chesham** **TOWNSEND**

**Description:** Removal of existing side fence and gate and installation of plant, enclosure fence and door and 3 air conditioning units and side pole mounted satellite dish.

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26) **PL/21/0424/FA** [REDACTED] **47 Sunnyside Road Chesham** **TOWNSEND**

**Description:** Single storey rear extension and relocation of side window.

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27) **PL/21/0432/SA** [REDACTED] **112 Berkeley Avenue Chesham** **LOWNDES**

**Description:** Certificate of lawfulness for proposed : Loft extension with 3 front rooflights and rear dormer, porch, conversion of existing storage area to habitable accommodation and outbuilding in rear garden.

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28) **PL/21/0098/FA** [REDACTED] **Land at Bunkers Yard, Hivings Hill Chesham** **ASHERIDGE VALE**

**Description:** Demolition of commercial buildings, erection of 3 terraced houses to the front of the site and 2 terraced houses to the rear vehicular access, parking and landscaping.

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29) **PL/21/0006/FA** [REDACTED] **57 Codmore Crescent Chesham** **HILLTOP**

**Description:** Single storey front/side and rear/side extensions and addition of roof lantern.

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30) **PL/21/0332/FA** [REDACTED] **15 Partridge Close Chesham** **NEWTOWN**

**Description:** Proposed replacement conservatory on same footprint.

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## CHESHAM TOWN COUNCIL PLANNING APPLICATIONS 1<sup>ST</sup> MARCH 2021

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31) PL/21/0529/FA [REDACTED] 49 Frances Street Chesham NEWTOWN

**Description:** Front and rear dormer windows to facilitate a loft conversion.

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32) PL/21/0548/FA [REDACTED] 7 Windsor Road Chesham RIDGEWAY

**Description:** Single storey front and side extension.

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33) PL/21/0585/FA [REDACTED] 4 Poplar Close Chesham VALE

**Description:** Rear dormer window and 4 front rooflights to facilitate a loft conversion, garage conversion with new roof and changes to windows and doors.

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34) PL/21/0072/FA [REDACTED] Randall Way Chesham WATERSIDE

**Description:** Erection of outbuilding to the rear of the garden.

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35) PL/21/0144/FA [REDACTED] 184 Waterside Chesham WATERSIDE

**Description:** Single storey side and rear extension.

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36) PL/21/0465/VRC [REDACTED] Springfield Road Industrial Estate Chesham WATERSIDE

**Description:** Variation of condition 4 (tree protection) and 11 (landscaping) of PL/2144/VRC which varied planning permission CH/2018/0240/DE (Application for reserved matters following outline planning permission CH/2015/2020/OA for 55 dwellings with associated access, infrastructure and landscaping) to reflect amended tree protection details and landscaping scheme.

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## CHESHAM TOWN COUNCIL PLANNING DECISIONS 1<sup>ST</sup> MARCH 2021

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1)	PL/20/2356/FA	[REDACTED]	4 Lansdowne Road Chesham	VALE
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**Description:** Part two storey, part single storey rear extension, single storey front extension and new drive with vehicular access to front.

**Comments:** The Committee raises its concern of the over-intensification of the site, bulk and potentially being overlooking.

**Decision:** Refuse Permission

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2)	PL/20/2857/SA	[REDACTED]	54 Gladstone Road Chesham	TOWNSEND
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**Description:** Certificate of Lawfulness for proposed single storey rear extension with 3 rooflights, rear dormer with rooflight and insertion of first floor rear window.

**Comments:** The Committee would query whether the proposed size of the dormer window would comply with planning legislation.

**Decision:** Cert of Law Proposed dev or use issued

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3)	PL/20/2842/FA	[REDACTED]	Site of former Public Convenience, Berkhamstead Rd.	NEWTOWN
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**Description:** Construction of three storey office building.

**Comments:** The Committee has NO OBJECTIONS to this application in respect to the design but raises concern on the lack of parking provision.

**Decision:** Conditional Permission

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4)	PL/20/3535/FA	[REDACTED]	13 Partridge Close Chesham	NEWTOWN
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**Description:** Ground floor rear extension.

**Comments:** The Committee has NO OBJECTIONS to this application.

**Decision:** Conditional Permission

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5)	PL/20/3612/HB	[REDACTED]	Great Germain's House, 85 Fullers Hill Chesham	ST MARY'S
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**Description:** Listed building consent for formalisation of works undertaken in 2003 as part of Listed Building Consent application approved and conditioned, including installation of lead light window to gable end and associated brickwork and mortar mix approvals.

**Comments:** The Committee has NO OBJECTIONS to this application.

**Decision:** Conditional Consent

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## CHESHAM TOWN COUNCIL PLANNING DECISIONS 1<sup>ST</sup> MARCH 2021

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6)	PL/20/3542/VRC		206 to 208 Chartridge Lane Chesham	LOWNDES
<b>Description:</b>	Variation of condition 13 of planning permission PL/19/4027/VRC(Variation of condition 13 of planning permission PL/19/1831/VRC(Variation of condition 7 of planning application PL/4372/VRC(Variation of Condition 14 of planning permission CH/2018/0845/FA(Demolition of Nos 206 and 208 Chartridge Lane and erection of two pairs of semi-detached dwellings along Chartridge Lane and one detached dwelling to the rear, associated hard landscaping, parking and altered vehicular access) to allow amended design of semi-detached dwellings on Plots 6 to 9) to allow detached garage to plot 5) to allow amendment to plot 5 garage, replacement of brick retaining walls with timber sleeper retaining walls and insertion of obscure windows to side elevations of plots 6-9) to allow addition of single storey rear extensions to plots 6-9.			
<b>Comments:</b>	While the Committee has no objections to the variations proposed in the application being considered and determined by Buckinghamshire Council Planning Officers, it would wish to request that all further development rights be removed in respect to this application in the future.			
<b>Decision:</b>	Withdrawn			
7)	PL/20/3622/HB		Great Germaines House, 85 Fullers Hill Chesham	ST MARY'S
<b>Description:</b>	Listed building consent for minor alterations and repairs to external elevations, including replacement of two modern windows to attic, removal of modern paint, repairs to porch columns and brickwork repairs/re-pointing in lime mortar.			
<b>Comments:</b>	The Committee has NO OBJECTIONS to this application subject to the comments of the Buckinghamshire Council's Historic Buildings Officer			
<b>Decision:</b>	Conditional Consent			
8)	PL/20/3715/FA		99 Upper Belmont Road Chesham	RIDGEWAY
<b>Description:</b>	Subdivision of dwelling following part single/part two storey side extension, changes to doors and windows, formation of additional vehicular access.			
<b>Comments:</b>	The Committee recommends REFUSAL of this application on the grounds of it resulting in loss of privacy for, and being overlooking on, properties to the rear; being overdevelopment and resulting in the loss of parking.			
<b>Decision:</b>	Refuse Permission			
9)	PL/20/3937/FA		14 Sunnymead Avenue Chesham	NEWTOWN
<b>Description:</b>	Two storey front bay window extension.			
<b>Comments:</b>	The Committee has NO OBJECTIONS to this application.			
<b>Decision:</b>	Conditional Permission			

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## CHESHAM TOWN COUNCIL PLANNING DECISIONS 1<sup>ST</sup> MARCH 2021

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10) **PL/20/3834/AV** [REDACTED] **Howdens Joinery, 4-5 Chess Business Park, Moor Rd.** **WATERSIDE**

**Description:** 2 Externally illuminated fascia signs.

**Comments:** The Committee has NO OBJECTIONS to this application subject to appropriate luminosity levels being adhered to

**Decision:** Conditional Permission

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11) **PL/20/3884/FA** [REDACTED] **126b Botley Road Chesham** **TOWNSEND**

**Description:** Vehicular access, gravel driveway and removal of hedge.

**Comments:** The Committee has NO OBJECTIONS to this application.

**Decision:** Conditional Permission

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12) **PL/20/4007/FA** [REDACTED] **Field Acres Farm, Fullers Hill Chesham** **ST MARY'S**

**Description:** Erection of an agricultur

**Comments:** The Committee has NO OBJECTIONS to this application subject to compliance to Green Belt policy. Moreover, the Committee would wish to see it conditional on a sustainable drainage system being installed.

**Decision:** Conditional Permission

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13) **PL/20/4040/SA** [REDACTED] **1D Pond Park Road Chesham** **VALE**

**Description:** Certificate of Lawfulness for proposed single storey rear extension and loft conversion with rear and side dormer windows and 1 side rooflight.

**Comments:** The Committee has no additional information in respect to this application, but it does query whether this is appropriate for a Certificate of Lawfulness and raises concern it will be out of keeping with the existing street scene and will add to the parking requirements.

**Decision:** Part Approve/Refuse - PROPOSED- Cert of Law

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14) **PL/20/4054/FA** [REDACTED] **21 Little Spring Chesham** **VALE**

**Description:** Addition of single storey rear extension and first floor balcony.

**Comments:** The Committee recommends REFUSAL of this application on the grounds of being overlooking on, and loss of privacy for, neighbours and is concerned that the installation of such a balcony would set an unwelcome precedent.

**Decision:** Conditional Permission

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## CHESHAM TOWN COUNCIL PLANNING DECISIONS 1<sup>ST</sup> MARCH 2021

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15)	PL/20/4159/FA	[REDACTED]	Chesham Valeting ltd. Cameron Road	NEWTOWN
<b>Description:</b>	Conversion of existing building into 4 flats and 2 commercial units including construction of a mezzanine floor, additional windows and parking.			
<b>Comments:</b>	The Committee recommends REFUSAL of this application due to lack of parking provision in a location lacking in adequate on-street parking provision. Moreover, it raises concern on the height and design; being overlooking to residents in Berkhamstead Road and lack of amenity space.			
<b>Decision:</b>	Conditional Permission			

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16)	PL/20/4057/FA	[REDACTED]	19 Bois Moor Road Chesham	WATERSIDE
<b>Description:</b>	Part two storey, part single storey rear extension.			
<b>Comments:</b>	The Committee has NO OBJECTIONS to this application.			
<b>Decision:</b>	Conditional Permission			

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17)	PL/20/4061/FA	[REDACTED]	84 Broad Street Chesham	TOWNSEND
<b>Description:</b>	Single storey rear extension [REDACTED] for the retail unit and conversion of first and second floor to residential dwelling including first floor rear extension, rear dormer window and 2 front roof lights.			
<b>Comments:</b>	The Committee has NO OBJECTIONS to this application.			
<b>Decision:</b>	Conditional Permission			

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18)	PL/20/4111/FA	[REDACTED]	2 Springfield Close Chesham	WATERSIDE
<b>Description:</b>	Conversion of attached garage with flat roof to a mono pitch roof with 3 side rooflights, new front porch, changes to windows and doors and extension of front driveway.			
<b>Comments:</b>	The Committee has NO OBJECTIONS to this application.			
<b>Decision:</b>	Conditional Permission			

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19)	PL/20/4118/VRC	[REDACTED]	212 Chartridge Lane Chesham	LOWNDES
<b>Description:</b>	Application for variation of condition 17 (plans) of application PL/20/1268/VRC that varied the planning permission PL/19/3006/FA for Two storey rear extension to 212 Chartridge Lane and the construction of two detached dwellings to land to rear of, and adjacent to 212 Chartridge Lane, Provision of associated vehicular access and amenity space, to allow reduction of rear extension to 212 to a single storey rear extension, omission of first floor window and addition of a side window to plot 2.			
<b>Comments:</b>	The Committee has NO OBJECTIONS to this application.			
<b>Decision:</b>	Conditional Permission			

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## CHESHAM TOWN COUNCIL PLANNING DECISIONS 1<sup>ST</sup> MARCH 2021

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20)	PL/20/3939/FA	[REDACTED]	26 Culverhouse Way Chesham	NEWTOWN
<b>Description:</b>	Single Storey rear extension and part division of the rear of the garage to create living accommodation.			
<b>Comments:</b>	The Committee has NO OBJECTIONS to this application.			
<b>Decision:</b>	Conditional Permission			

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21)	PL/20/4178/FA	[REDACTED]	5 Kirtle Road Chesham	TOWNSEND
<b>Description:</b>	Conversion of existing 3 garages into self-contained residential flat (resubmission of application referenced PL/20/2360/FA).			
<b>Comments:</b>	The Committee raises its concern in respect to the loss of two parking spaces; over-intensification of the site and adequacy of the vision splay.			
<b>Decision:</b>	Conditional Permission			

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22)	PL/20/4205/SA	[REDACTED]	78 Gladstone Road Chesham	TOWNSEND
<b>Description:</b>	Certificate of Lawfulness for proposed loft conversion and insertion of 2 rooflights to front roof slope, conversion and extension of basement.			
<b>Comments:</b>	The Committee has no additional information in respect to this application but raises its concern on the extension of the basement and implications on the building line.			
<b>Decision:</b>	Cert of Law Proposed Dev or Use issued			

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23)	PL/20/4297/TP	[REDACTED]	2C Prior Grove Chesham	TOWNSEND
<b>Description:</b>	Beech Tree - Crown lifting, remove 3 lower branches. Crown reduction of 1/3. Crown thinning where appropriate. (CDC TPO No.6, 2005).			
<b>Comments:</b>	The Committee defers to the comments of the Buckinghamshire Council's Tree Officer.			
<b>Decision:</b>	Conditional Permission			

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24)	PL/20/4174/FA	[REDACTED]	182 Bellingdon Road Chesham	ASHERIDGE VALE
<b>Description:</b>	Single storey rear extension.			
<b>Comments:</b>	The Committee has NO OBJECTIONS to this application			
<b>Decision:</b>	Conditional Permission			

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## CHESHAM TOWN COUNCIL PLANNING DECISIONS 1<sup>ST</sup> MARCH 2021

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25)	PL/20/4248/FA	[REDACTED]	36 Lowndes Avenue Chesham	LOWNDES
<b>Description:</b> Erection of new detached dwelling to the rear of 36 Lowndes Avenue with a new vehicular and pedestrian access from Stanley Avenue.				
<b>Comments:</b> The Committee raises its concern in respect to proximity to the boundary line; over-intensification of the site and reduction of amenity space.				
<b>Decision:</b> Refuse Permission				

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26)	PL/20/4469/KA	[REDACTED]	6 Missenden Road Chesham	ST MARY'S
<b>Description:</b> Crown thinning of a Birch tree within a conservation area.				
<b>Comments:</b> The Committee defers to the comments of the Buckinghamshire Council (East) Tree Officer.				
<b>Decision:</b> TPO shall not be made				

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27)	PL/20/4409/FA	[REDACTED]	Seymour House, 60 The Broadway Chesham	ST MARY'S
<b>Description:</b> External alterations to building including replacement of existing windows, infilling of some existing doors and windows, new door and windows and creation of roof terrace at second floor.				
<b>Comments:</b> The Committee has no comments on this application but raises its concern on the roof terrace being possibly overlooking and creating excessive noise.				
<b>Decision:</b> Conditional Permission				

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28)	PL/20/4440/SA	[REDACTED]	11 Bevan Hill Chesham	ASHERIDGE VALE
<b>Description:</b> Certificate of Lawfulness for proposed garage conversion including changing garage door for window.				
<b>Comments:</b> The Committee has no additional information in respect to this application.				
<b>Decision:</b> Cert of law Proposed dev or use issued				

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29)	PL/20/4451/FA	[REDACTED]	157 Botley Road Chesham	TOWNSEND
<b>Description:</b> Erection of detached garage at front of property with associated landscaping and new vehicular crossover.				
<b>Comments:</b> The Committee has NO OBJECTIONS to this application but raises possible concern in respect to the vision splay				
<b>Decision:</b> Withdrawn				

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## CHESHAM TOWN COUNCIL

### INFORMATION SHEET FOR COUNCILLORS TO THE PLANNING COMMITTEE MEETING OF THE 1<sup>ST</sup> MARCH 2021

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#### **14. Prior Notification Offices PL/21/0488/PNO**

Watermeadow House, Watermeadow. Prior Notification under Class O of Part 3, Schedule 2 of the Town and Country Planning (General Permitted Development)(England) Order 2015 – Change of use from office to 13 residential units (Use Class C3)

#### **15. Prior Notification Offices PL/21/0489/PNO**

Weylands Court, Watermeadow. Prior Notification under Class O of Part 3, Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015 – Change of use from office (Use Class B1 (a) ) to 2 Residential units (Use Class C3)

#### **16. Prior Notification Extension PL/21/0607/PNE.**

38 Lindo Close, Notification under the Town and Country Planning (General Permitted Development ) Order 2015, Part 1 of Schedule 2 Class A for : single storey rear extension (depth extending from the original rear wall of 6.0 metres, maximum height 3.8 metres, eaves height 2.5 metres).