

Gerrards Cross Town Council



South Lodge, East Common, Gerrards Cross SL9 7AD 01753 888018

Clerk to the Council - Mrs Sue Moffat clerk@gerrardscross.gov.uk

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Minutes of the Planning Committee held in The Garden Room at the Memorial Centre

9th August 2021 at 7:00pm

Present: Cllr. J Chhokar (Chair), Cllr. N Barnett, Cllr. C Da Costa, Cllr. T Greenfield, Cllr Holborn, Cllr. J O'Keeffe, Cllr. Peck, Cllr. P Roberts, Cllr. C Stuart-Lee, Cllr A Wood (Mayor), J Woolveridge (Associate Councillor) A McCreary Deputy Clerk.

Cllr M Bracken was not present

1. To accept apologies for absence Cllr. S Davey

2. To consider the following 20 applications

3. Declarations of interest

- J Chhokar agenda items 6 PL/21/2549/FA and 12 PL/21/2814/FA.
- J Woolveridge agenda item 13 PL/21/2818/FA.
- A Wood agenda item 15 PL/21/2872/FA
- J O'Keeffe agenda item 12 PL/21/2814/FA

4. Correspondence

- 33 St Hubert's Close - PL/21/0787/FA is on the South Bucks Area Planning Meeting Agenda and Cllr Chhokar has been registered to speak at the meeting as agreed. A resident also wrote in explaining they are concerned about the number of applications that have been submitted for this

property. He feels the process should be updated so the Case Officer automatically considers previous objections so residents are not required to keep repeating points.

- 37 Howards Wood Drive - PL/21/1995/FA is also on the agenda for the South Bucks Area Planning Meeting. Cllr Chhokar has been registered to speak at the meeting as agreed.
- Heatherside Property Ltd - new build 26 East Common – a query was raised to the Council that different materials are being used other than that stated in the application. The Deputy Clerk is investigating.

| Agenda 9th August 2021 Application no. | Comment | Site | Proposal |
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| 1/ PL/21/0558/FA Amended | No objection | 9 Birchdale SL9 7JA | Part two, part single storey front extension, first floor side/rear extensions, new front porch, increase in roof height to convert loft into habitable space 2 storey rear and roof form altered |
| 2/ PL/21/2402/FA | No objection | Brow Cottage 14 Hill Way SL9 8BJ | Demolition of existing dwelling and erection of a new dwelling |
| 3/ PL/21/2531/FA | No objection | Latchmore House 27 West Common SL9 7QS | Alterations to garage including changing flat roof to a pitched roof, existing side elevation garage doors removed and openings infilled and new garage doors to front elevation. Additional vehicular access and new side boundary fence. |

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| 4/ PL/21/2532/HB | No objection | Latchmore House 27 West Common SL9 7QS | Listed Building Consent for alterations to garage including changing flat roof to a pitched roof, existing side elevation garage doors removed and openings infilled and new garage doors to front elevation. Additional vehicular access and new side boundary fence |
| 5/ PL/21/2546/FA | No objection | 5 Coombe Vale SL9 7LT, | Two storey side extension and single storey rear extension extending existing garage |
| 6/ PL/21/2549/FA | J Chhokar declared an interest and took no part in the discussion. B Holborn chaired the meeting while this application was discussed. No objection | Costcutter, Oxford Road, SL9 7DP | Demolition of single storey rear projection and garage (unlisted buildings in a Conservation Area), conversion of building to 3 residential units, removal of chimney and rear steps, changes to doors and windows, erection of bin store and formation of parking area |
| 7/ PL/21/2722/FA | No objection | Flat 1, Esra Lodge 87 Packhorse Road, SL9 8HU | Single storey rear extension and pergola |
| 8/ PL/21/2723/FA | No objection | 75 Howards Wood Drive SL9 7HS | Demolition of first floor side extension and erection of part two/part single storey front and rear extensions and first floor side extension, insertion of 2 front, 5 rear and 3 side rooflights, front fence and gates |
| 9/ PL/21/2763/FA | No objection | Bay Trees, 31 Manor Lane SL9 7NH | new detached garage |

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| <p>10/ PL/21/2798/FA</p> | <p>The council objects to this planning application on the grounds:</p> <ul style="list-style-type: none"> • That a large number of trees will need to be removed including the removal of a holly tree and many birch trees which has Tree Preservation Orders. • It is also not in accordance with planning condition 8 as three dead birch trees are require to be replanted and other birch trees, as detailed in the Tree Officer's report, as being compromised. This is all contrary to saved planning policy L10 and EP4. • The Gerrards Cross Town Council agrees with the Tree Officer's report and wish his report is abided by. | <p>Garden Cottage 54 Fulmer Drive SL9 7HL</p> | <p>Erection of an outbuilding to rear of garden</p> |
| <p>11/ PL/21/2813/TP</p> | <p>No objection.</p> | <p>Oakgate, 9 Windsor Road SL9 7NB</p> | <p>T1 oak - remove (TPO/SBDC/1995/30)</p> |
| <p>12/ PL/21/2814/FA</p> | <p>J Chhokar declared an interest and took no part in the discussion. B Holborn chaired the meeting while this application was discussed.</p> <p>The meeting was closed at 7.05pm to allow the applicant to speak and reopened at 7.08pm</p> <p>J O'Keeffe declared an interest and left the room at 7.09 for the discussion of the application. He returned to the room at 7.18.</p> <p>No objection.</p> | <p>Juniper Cottage 8 South Park Crescent SL9 8HJ</p> | <p>Demolition of existing dwelling and erection of a single dwelling with internal basements incorporating garages and new front hardstanding</p> |

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| <p>13/ PL/21/2818/FA</p> | <p>J Woolveridge declared an interest and took no part in the discussion</p> <p>No objection The Council would like to recommend that the staircase window is opaque.</p> | <p>Tree Cottage 7 West Common SL9 7QN</p> | <p>Demolition of garage and erection of two storey front extension, single storey and first floor rear extensions and changes to doors and windows</p> |
| <p>14/ PL/21/2854/FA</p> | <p>No objection – the applicant needs to seek permission from Highways to drop the</p> | <p>33 St Huberts Close, SL9 7EN</p> | <p>New vehicular access</p> |
| <p>15/ PL/21/2872/FA</p> | <p>A Wood declared an interest and took no part in the discussion. The Town Council objects to the current proposed plan for the following reasons:</p> <ol style="list-style-type: none"> 1. The rear garden is subject to a designated Woodland Tree Preservation Order. Outbuildings within these woodland gardens limit the natural regeneration of the woodland. The Tree Officer has noted that the size and position of the proposed outbuilding is nearer to a mature oak situated by the existing 2 outbuildings and another tree to the rear elevation, so has OBJECTED to this current proposal based on the lack of tree information in the proposal is not in accordance with saved planning policy EP4. 2. The property already has 2 existing outbuildings, this third proposed outbuilding based on the size and location is in essence a 2 story self-contained dwelling which is out of keeping with the surrounding properties and will set a precedence for the surround properties to try build a similar size self-contained outbuilding in their gardens which is most likely also subject to a designated Woodland Tree Preservation Order. | <p>81 Howards Wood Drive SL9 7HP</p> | <p>Detached outbuilding in rear garden</p> |

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| <p>16/ PL/21/2877/FA</p> | <p>The Council objects to this application for the following reasons:</p> <ul style="list-style-type: none"> • It is a green suburban road that is characterised by strong landscape and existing mature trees should remain within their plot. • The Council agrees with the tree officer report and his recommendations. | <p>Corner Stones 3 Beech Way SL9 8BL</p> | <p>Erection of detached outbuilding comprising double garage and ground and first floor storage.</p> |
| <p>17/ PL/21/2889/PNO</p> | <p>No objection</p> | <p>Collins House, 32 - 38 Station Road SL9 8EL</p> | <p>Prior notification under Class O of Part 3, Schedule 2 of the Town and Country Planning (General Permitted Development) (England) Order 2015 for change of use from offices (Use Class B1) to 20 residential units (Use Class C3)</p> |
| <p>18/ PL/21/2892/FA</p> | <p>The Council objects to this application because of the following:</p> <ul style="list-style-type: none"> • No Tree Officer Report has been submitted and the application involves felling of six trees. • It is on the boundary of the road which is detrimental to the street scene. | <p>Diss Park, 32 Marsham Lane SL9 8HD</p> | <p>Demolition of existing detached garage and erection of a</p> |
| <p>19/ PL/21/2921/KA</p> | <p>No objection</p> | <p>Apperley 8 Orchehill Avenue SL9 8PX</p> | <p>Notification of proposed works to trees in a conservation area</p> |

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| 20/ PL/21/2931/KA | No objection. | St Michael's Covent Vicarage Way SL9 8AT | Yew - Cut back over boundary removing approximately 1.5-2m (Gerrards Cross Centenary Area), |
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Meeting ended at 8.05 pm

Planning Committee members – All Councillors. Date of next meeting 23rd August 2021

Signed

Date