

THAME TOWN COUNCIL

Minutes of a Meeting of the Planning & Environment Committee held on 14 October 2014 at 6.30pm In the Upper Chamber, Thame Town Hall.

Present: Cllrs N Dixon (Deputy Mayor), H Fickling (Chairman), V Humphries, D Laver, J Matelot Green (Town Mayor) and M Stiles

Officers

C Pinnells , Community Services Manager

A Oughton, Committee Services Officer

1 Apologies for Absence

Apologies for absence were received from Cllrs Butler (Holiday), Champken-Woods (Holiday), Dite (Holiday), Dodds (SODC), Welply (SODC) and the Town Clerk.

2 Declarations of Interest

There were no declarations of interest.

3 Public Participation

There were no applications to address the Committee.

4 Minutes

The Minutes of the meeting held on 2 September 2014 were confirmed as a correct record and signed by the Chairman.

5 Planning Applications

9388

P14/S2971/HH

13 GREENWAY

Removal of existing garage and shed, construction of new two storey side annexe and new loft conversion.

RECOMMEND APPROVAL:

Subject to appropriate parking provision, concern that the internal layout, with minor changes could facilitate separate occupation that would be inappropriate and fail to provide appropriate standards of amenity and parking.

Neighbourhood Plan Policies:ESDQ16, ESDQ28, ESDQ29

SODC Local Plan Policies: D1, D2, D4, H13

Core Strategy:CSQ3

9389

P14/S3043/HH

38 UPPER HIGH STREET

Retrospective application for erection of a two storey rear extension and replacement of existing fence and gates with new brick wall and timber gates.

RECOMMEND APPROVAL

Neighbourhood Plan Policies: ESDQ15, ESDQ16, ESDQ20, ESDQ28, ESDQ29

SODC Local Plan Policies: CON7, D1, D2, D4, H13

Core Strategy: CSQ3, CSEN3

9390
P14/S2993/HH

7 LASHLAKE ROAD

Single storey side extension to form utility room and living room extension.

RECOMMEND APPROVAL

Neighbourhood Plan Policies: ESDQ16, ESDQ28

SODC Local Plan Policies: D1, D4, H13

Core Strategy: CSQ3

9391
P14/S3023/HH

92 WELLINGTON STREET

The demolition of an existing glazed extension and construction of a ground floor extension at the rear of the property.

RECOMMEND APPROVAL

Neighbourhood Plan Policies: EDQ16, ESDQ28

SODC Local Plan Policies: D1, D4, H13

Core Strategy: CSQ3

9392
P14/S2917/FUL

TOWN FARMHOUSE, 6/8 OXFORD ROAD

Restoration and repair the farmhouse. The erection of a conservatory, a wraparound rear porch, the removal of uneven level in driveway and block pave, to incorporate storeroom into living accommodation and restore, to create two bedrooms with en-suite for use as B&B.

RECOMMEND REFUSAL

Comment: The proposed extensions would detract from the special architectural and historic interest of the listed building.

Neighbourhood Plan Policies: ESDQ15, ESDQ16, ESDQ20

SODC Local Plan Policies: CON2, CON3, CON4, CON5, CON7, D1, H13

Core Strategy: CSQ3, CSEN3

9392
P14/S2920/LB

TOWN FARMHOUSE, 6/8 OXFORD ROAD

Restoration and repair the farmhouse. The erection of a conservatory, a wraparound rear porch, the removal of uneven level in driveway and block pave, to incorporate storeroom into living accommodation and restore, to create two bedrooms with en-suite for use as B&B.

RECOMMEND REFUSAL

Comment: The proposed extensions would detract from the special architectural and historic interest of the listed building.

Neighbourhood Plan Policies: ESDQ15, ESDQ16, ESDQ20

SODC Local Plan Policies: CON2, CON3, CON4, CON5, CON7, D1, H13

Core Strategy: CSQ3, CSEN3

9393
P14/S3083/A

NATWEST, 3 CORNMARKE

Erection of new internally illuminated signage.

RECOMMEND REFUSAL

Comment: Adverse impact on the special character and visual amenities of the Conservation Area and setting of Listed Buildings. The fascia sign

too large, inappropriate and internal illumination contrary to Conservation Area policy.

Neighbourhood Plan Policies: ESDQ16, ESDQ20

SODC Local Plan Policies: CON5, CON7, CON8, AD1
Core Strategy: CSQ3, CSH3, CSEN3

**9394
P14/S3122/HH**

4 CONDUIT HILL RISE

Proposed first floor extension over existing garage.

RECOMMEND APPROVAL

Neighbourhood Plan Policies: ESDQ16, ESDQ29

SODC Local Plan Policies: D1, D2, D4, H13
Core Strategy: CSQ3

6 Review of Subsidised Bus Services

Cllr Stiles had attended a meeting of Transport Representatives with Officers from the County Council, during which subsidised bus services were discussed.

The subsidy given to the no. 40 bus was not sustainable and at present the service was only commercially viable between High Wycombe and Stokenchurch. On average the 40 service carried 185 passengers per day. However other routes that covered smaller villages were not used to the same degree with one service reporting only 1 passenger. All the bus routes under review were covered by one contract with the County Council which would make the final decision on any changes to the services difficult.

It was agreed that the consultation should be advertised widely and people encouraged to submit their views, via the website or to the freepost address. Posters would be displayed at the bus stops in the town and information put onto the Council's website and enewsletter. Cllr Stiles would formulate a formal response on behalf of the Council.

Cllr Matelot Green left the meeting during this item.

7 Pre-Order Consultation – Public Footpath 383/13 - Cotmore Wells Farm

Members considered the proposed changes to the public footpath a great improvement.

8 Reports from Town Council Representatives

Cllr Stiles had nothing further to add to the report given under item 6.

9 For Information

The items for information were noted.

The meeting concluded at 7.14pm

Signed
Chairman, 4 November 2014