

THE IVERS PARISH COUNCIL

**MINUTES OF THE PLANNING COMMITTEE
HELD ON TUESDAY 9th JULY 2024 AT 7:00PM**

Committee Members Present: Cllrs K Brown, J Cook Chair), S Hutchings, J Rossetti, A Burke, C Beary, P Kinchin and P Stanhope.

Also in attendance: Jeremy Day – Deputy Clerk

076/24 APOLOGIES FOR ABSENCE

Cllr M Bhatti

077/24 PUBLIC PARTICIPATION

No members of the public were in attendance at the meeting.

078/24 DECLARATIONS OF INTEREST

- a) No declarations of interests were made
- b) No written requests for dispensations for disclosable pecuniary interests were received.
- c) No dispensations were granted.

079/24 MINUTES

Resolved that:

The Minutes of the Planning Committee meeting held on the 11th June 2024 be agreed and signed by the Chair.

080/24 MOTORWAY SERVICE AREA (MSA)

Nothing further to report.

081/24 DATACENTRE APPLICATIONS

Nothing further to report.

082/24 PINWOOD STUDIOS AND ASSOCIATED ROAD WORKS

PL/24/1368/FA (*)

Sevenhills Road and Part Of Southlands and Pinewood Roads To The North & East Of Pinewood Studios Iver Heath Buckinghamshire

The realignment, resurfacing and general improvement works, along with associated landscaping and other necessary engineering and highways works to Sevenhills Road, Iver Heath.

IPC Comments: The Parish Council request that the planning officer notes the land opposite the current Seven Hills Road/A412 junction is included in the Motorway Services Area application. The Parish Council support the conditions submitted by the utility services, National Highways and Environmental Health which they suggest must be completed prior to commencement of the

development. The Parish Council request that a Communications Forum, or similar approach, between Pinewood Studios and relevant impacted Community Groups / Representatives is established.

083/24 UXBRIDGE MOOR SUBSTATION

- No update

084/24 COMMERCIAL PLANNING APPLICATIONS RECEIVED

PL/24/1913/SA

Link Park Heathrow Thorney Mill Road Iver Buckinghamshire

Certificate of lawfulness for proposed use of land for industrial outdoor storage.

IPC Comment: OBJECT. The Parish Council made the following observations: There will be an increase in HGV traffic which will impact on air quality; This is in a flood risk zone and there would an increase in the risk of flooding to residents and park areas and therefore the Parish council would suggest the need for a drainage / Sewerage inspection / survey; this is within the green belt. The Parish Council requests that this application is called in.

PL/24/1783/FA (*)

Market Garden Farm Thorney Lane North Iver Buckinghamshire

Storage of up to 24 shipping containers for a temporary period of five years and the provision of hardstanding and new landscaping (part retrospective).

IPC Comment: OBJECT. The Parish Council made the following observations: There will be an increase in HGV traffic which will impact on air quality; this is within the green belt; the character and look within the green belt.

PL/24/0415/HS

Iver Water Treatment Works Court Lane Iver Buckinghamshire SL0 9HL

Hazardous substances consent application under The Planning (Hazardous Substances) Regulations 2015 for the storage and use of hazardous substances.

IPC Comment: NEUTRAL. The Parish Council made the following observations: the area is within the Colne Valley Regional Park and therefore any leakage could have a detrimental effect on the environment; hazardous waste will be stored on green belt land; local drainage and sewerage systems are already stretched and waterways under environmental stress currently; this site is in close proximity.

PL/24/1468/FA (*)

31 The Ridgeway Iver Buckinghamshire SL0 9HW

First floor rear/side extension and solar panel installation on existing first floor flat roof.

IPC Comment: No comments

085/24 RESIDENTIAL PLANNING APPLICATIONS RECEIVED

PL/24/1923/PNE

**Longbridge Nurseries Cherry Tree Lane Iver Heath Iver
Buckinghamshire SL0 0EE**

Notification under The Town and Country Planning (General Permitted Development) Order 2015, Part 1 of Schedule 2 Class A for: Two single storey rear extensions (depth extending from the original rear wall of 8.0 metres, maximum height 2.6 metres, eaves height 2.6 metres).

IPC Comment: The Parish council made no comment but notes that Green Belt policy applies.

PL/24/1846/FA

43 Wood Lane Close Iver Heath Buckinghamshire SL0 0LH

Widening of existing vehicular access.

IPC Comment: The Parish Council made no comments.

PL/24/1825/PNE

14 Iverdale Close Iver Buckinghamshire SL0 9RL

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 5.00 metres, maximum height 4.00 metres, eaves height 3.00 metres.)

IPC Comment: The Parish Council made no comments.

PL/24/1816/FA (*)

28 Old Slade Lane Iver Buckinghamshire SL0 9DR

Single storey rear extension and addition of 1 rooflight and changes to side windows.

IPC Comment: The Parish Council made no comments.

PL/24/1784/FA (*)

4 Stonecroft Avenue Iver Buckinghamshire SL0 9QF

Part two, part single storey rear and side extension.

IPC Comment: The Parish Council made no comments.

PL/24/1779/VRC

25 Richings Way Iver Buckinghamshire SL0 9DA

Variation of condition 2 (Schedule of materials) of planning permission PL/22/4185/FA (Demolition of existing dwelling and erection of detached dwelling) to allow change of brick type.

IPC Comment: The Parish Council made no comments.

PL/24/1771/FA

Browsing 3 Thorney Lane North Iver Buckinghamshire SL0 9JU

Single storey side/rear extension, two storey side extension, front porch and 3 front and 3 rear dormers.

IPC Comment: **NEUTRAL** – The Parish Council made the following observation: The look and feel of the development should be in keeping with the properties in the surrounding area.

PL/24/1747/SA

1 Anslow Gardens Iver Heath Buckinghamshire SL0 0BW

Certificate of lawfulness for proposed additional vehicular access.

IPC Comment: The Parish Council made no comments.

PL/24/1730/SA

Hawkswood Wood Lane Iver Heath Buckinghamshire SL0 0LG

Certificate of Lawfulness for proposed erection of outbuilding to the rear to be used as storage, car garage and gym.

IPC Comments: **OBJECT** – The Parish Council made the following observations: The Green Belt policy applies, the building should be used for ancillary use only and not have the use changed to habitation in the future, it suggests a report / survey is carried out concerning drainage and ground water maintenance.

PL/24/1729/FA

56 Slough Road Iver Heath Buckinghamshire SL0 0DT

Two storey front extension and single storey rear/side extension following demolition of rear conservatory.

IPC Comment: The Parish Council made no comments.

PL/24/1694/SA

9 Pinewood Close Iver Heath Buckinghamshire SL0 0QT

Certificate of lawfulness for proposed single storey detached outbuilding in rear garden.

IPC Comments: **Neutral** – The Parish Council made no comments but noted that there should be no change of use to habitation in the future.

PL/24/0517/FA

Bangors House Bangors Park Bangors Road South Iver Buckinghamshire SL0 0AZ

Demolition of existing bungalow and ancillary outbuildings and the construction of 2 new detached double storey dwellings and 1 single storey dwelling with a 2nd vehicle access entering from Bangors Road South.

IPC Comments: **OBJECT** – The Parish Council made the following observations: this is overdevelopment in the Green Belt, concerns over excess traffic with dangerous turning, capacity issues with local services e.g. Doctors surgery etc, intensification of development and privacy issues. The Parish Council wishes this application to be called in.

PL/24/1662/FA (*)

69 Richings Way Iver Buckinghamshire SL0 9DF

Two storey rear extension.

IPC Comment: The Parish Council made no comments.

PL/24/1957/FA

Llarrow 6 Old Slade Lane Iver Buckinghamshire SL0 9DR

Part two, part single storey rear, part two, part first floor side extensions, garage conversion and a front porch extension.

IPC Comments: **Neutral.** The Parish Council made the following observations: This property is a Heritage Asset identified in the Neighbourhood Plan and therefore any development should be consistent with the character of the road.

PL/24/2004/FA

255 Church Road Iver Heath Buckinghamshire SL0 0RF

Two storey rear/side infill extension, garage conversion and changes to the fenestration.

IPC Comments: Neutral. The Parish Council made the following observations: concerns raised about neighbour's loss of light, Fenestration (location / design, proportions of windows), Policy 2 of the Neighbourhood plan applies relevant to maintaining the characteristics of the general area.

PL/24/1384/FA

11 The Poynings Iver Buckinghamshire SL0 9DS

Demolition of existing dwelling and erection of two detached dwellings served by an existing vehicular access and a new vehicular access.

IPC Comments: Neutral. The Parish Council made the following observations: a requirement that the hardstanding for parking is permeable and that there is adequate parking available.

086/24 DEVELOPMENT DECISIONS AND ENFORCEMENT INFORMATION

- The Deputy Clerk reported that councillors had received up to date development decisions via the weekly newsletter.
- The following Enforcement Notices from Buckinghamshire Council were received:
 - 18/0110/ENU – Land to rear of Maple Cottage, Billet Lane, Iver (App 11b)
 - 18/0110/ENU - Land to rear of Maple Cottage, Billet Lane, Iver (App 11c)
- The following Appeal Against Enforcement Notice from Buckinghamshire Council was received:
 - ES/22/00115/COU – Willow Tree Farm, Love Lane, Iver (App 11d)
- The following Enforcement Appeal Decision from Buckinghamshire Council was received:
 - PL ES/22/00587/MW – Iver Flowerland, Iver (App 11e)

087/24 CORRESPONDENCE RECEIVED

Requests for information for the following applications were received (No evidence was available):

PL/24/1870/EU – 246, Swallow Street, Iver (App 12a)

PL/24/1862/EU – The Elms, Bangors Road North, Iver Heath (App 12b)

PL/24/1852/EU - The Elms, Bangors Road North, Iver Heath (App 12c)

088/24 RESIDENTIAL PLANNING APPLICATION FOR RECONSIDERATION

PL/24/1592/FA

9 Pinewood Close Iver Heath Buckinghamshire SL0 0QT

Demolition of existing conservatory, erection of a ground floor wraparound extension and first floor side extension, removal of cottage dormers and erection of a rear box dormer.

Cllr Rossetti gave some local background knowledge. The Committee raised concerned about the health and safety conditions of this construction sighting

no safety barriers at the perimeter and general poor safety management. It was agreed to highlight this to the relevant agency.

In relation to the application, the Parish Council **OBJECTS** to the application making the following observations: compromise of neighbours privacy and the look and feel varies to the application plan and details submitted.

089/24 CHAIR'S REPORT

. The chair made reference to the new Chancellor of the Exchequer's speech relating to the development of Data Centres. It was **AGREED** that a letter to the Rt Hon Angela Rayner (Secretary of State - for Housing, Communities and Local Government) and Rt Hon Rachel Reeves (Chancellor of the Exchequer) to seek clarity on the mechanism used and what properties applied.

Meeting closed at 8.14pm.

Signed by the Chair _____ of the Planning Committee Date: _____

Next meeting date: Tuesday 13th August 2024.