



**MINUTES OF THE MEETING OF THE CHILTERNES CONSERVATION BOARD
PLANNING COMMITTEE HELD ON WEDNESDAY 25TH MAY 2011 AT THE
CHILTERNES CONSERVATION BOARD OFFICE, STATION ROAD, CHINNOR,
COMMENCING AT 10.00 AM AND CONCLUDING AT 12.40 PM**

BOARD MEMBERS PRESENT

Member

Appointing Body

Appointed by Local Authorities

Cllr Roger Emmett	Wycombe District Council
Cllr Brian Norman	Three Rivers District Council
Cllr Chris Richards	Aylesbury Vale District Council
Cllr Bill Storey	Hertfordshire County Council

Appointed by the Secretary of State

Mike Fox (Chairman of the Board, observing)

Bettina Kirkham

John Willson

Elected by Parish Councils

Cllr Barbara Wallis (Chairman)	Buckinghamshire Parish Councils
Cllr Margaret Jarrett	Hertfordshire Parish Councils

OTHERS PRESENT

Co-opted Members

Mike Stubbs The National Trust

Officers

Colin White Chilterns Conservation Board

Others

Deirdre Hansen Minute taker

1. Apologies

Cllr David Barnard, North Herts District Council (Board Member) and Gill Gowing (co-opted member).

2. Public Question Time

No members of the public were present.

3. Declarations of Interest

No declarations of interest were made.

4. Minutes of the previous meeting

The minutes were approved and signed by the Chairman as a true record.

5. Matters Arising from the minutes

- Item 8 (Planning Policy Guidelines): the Planning Officer had intended to report on progress made in connection with the drafting of the Planning Policy Guidelines, however work on the response to HS2 has taken up considerable amounts of time. It was still considered that it would be useful to visit a waste treatment plant and to this end Members made a number of suggestions.

6. High Speed 2 - update

The Planning Officer updated the Committee on the latest developments and recent activity in connection with HS2.

One focus has been on the issue of spoil and the fact that the calculations are wrong in the HS2 information. There is significant concern that the effects of transport of waste material will be felt both within and outside the Chilterns AONB.

At the moment officers are working on the Board's response to the consultation. When available in draft this will be circulated and added to the AONB website to enable its use by others interested in HS2. There continues to be a great deal of press coverage with contributions from the Board often being quoted.

1. The Committee NOTED the report.

7. Draft position statement on development affecting the setting of the AONB

The Planning Officer reported on the responses made to the consultation on the draft position statement on development affecting the setting of the AONB. This statement was circulated to a number of different organisations and the

results of the consultation were detailed.

Various changes had been proposed and it was recommended that the statement be adopted by the Board. The Committee discussed the various responses at length. Endorsement from English Heritage was considered important and a further change was discussed to remove the concern that EH had about setting of heritage assets. The Planning Officer would incorporate the suggested changes into the document and circulate to the Committee.

- 1. The Committee NOTED the comments received during the consultation on the draft position statement on development affecting the setting of the AONB.**
- 2. The Committee AUTHORISED the Planning Officer to finalise the responses and amendments as discussed at the meeting in consultation with the Chairman.**
- 3. The Committee RECOMMENDS that the amended statement be adopted by the Board at its next meeting**

8. Chilterns AONB Planning Forum - feedback

The Planning Officer informed the Committee about the feedback from the recent AONB Planning Forum. 13 people had attended the forum. About half of the Chilterns authorities were represented as well as a parish council, The Chiltern Society and Natural England.

The discussion that took place about neighbourhood plans and recent changes within local authorities was very useful.

The lack of officers is a cause for concern because there is no real consistency in the attendees from local authorities at each forum. This may be a reflection of the pressures that officers are under, which are likely to increase in the future.

- 1. The Committee NOTED the feedback from the last AONB Planning Forum.**

9. Chilterns AONB Planning Conference 2011

The Planning Officer reported that the proposed date for the next Planning Conference is Wednesday 5th October. This year will be the 9th such conference and will focus on renewable energy. Issues that could be discussed include changes to feed in tariffs, hydro-electricity and the River Thames and encouragement for the use biomass boilers.

Members made suggestions for suitable speakers to be invited. A venue has not yet been organised but it is proposed that one be sought in the north of the

AONB. Once the date and venue have been confirmed the event will be promoted.

- 1. The Committee NOTED the draft arrangements for the 9th AONB Planning Conference.**

10. Chilterns Building Design Awards 2011

The Planning Officer informed the Committee about the winners for this year's Chilterns Buildings Design Awards and the arrangements for the Awards Ceremony. 10 entries had been received and 6 were short listed and visited on 3rd May.

The judges decided that this year there would be joint overall winners. These are for the extension and refurbishment of a traditional cottage at Studridge Lane, Speen and the reconstruction and restoration of a Victorian farm complex to accommodate a modern business at Green Street, Chorleywood. Two other awards will be made for the restoration of a market office and its conversion to a museum at Brook Street, Tring (highly commended) and for the extension and refurbishment of a clubhouse at Aylesbury Sailing Club, World's End Lane, Weston Turville (special project).

The awards will be given out at a ceremony that takes place on the morning of Wednesday 8th June at the Village Hall, Church Road, Chinnor. The awards will be given out by the Chairman of the Board and the Chairman of The Chiltern Society.

- 1. The Committee NOTED the winners of the 2011 Chilterns Buildings Design Awards.**
- 2. The Committee NOTED the arrangements that have been made for the Design Awards ceremony and AGREED to inform the Planning Officer if any Member wished to attend.**

11. Development Plans Responses

The Planning Officer informed the Committee about the responses that had been sent in connection with the public consultation documents that were listed in the report.

The Committee was made aware that some Core Strategies may be delayed due to Planning Inspectors' concerns about soundness. The Board has been made aware of exploratory meetings to discuss both the South Oxfordshire and Luton and southern Central Bedfordshire Core Strategies. The discussions focussed on housing numbers and consistency with regional strategies.

It is understood that in both the cases mentioned that there will be delays in the examination programmes.

- 1. The Committee NOTED and APPROVED the responses already made on behalf of the Board in connection with the consultation exercises on the development plan documents as detailed.**
- 2. The Committee NOTED the position in connection with core strategies within the Chilterns.**

12. Planning Applications Update

The Planning Officer informed the Committee about the various representations that had been made in connection with planning applications and updated the Committee on any outcomes. Last year details of 152 planning applications or appeals were brought to the attention of, or requested by, the Planning Officer. All of these were responded to, with 21 being the subject of formal representations (18 objections and 3 supports). Of the 17 applications thus far determined 12 are in line with the Board's comments. This year the Board has been consulted on 18 applications and has responded to 14 of these thus far.

On the proposed Wycombe stadium it was reported that the new leader of Wycombe District Council has vowed to listen to the public. The Chairman and the Planning Officer had been in a small group that had visited the new stadium near Brighton. Although it is a large building the landform is more like a bowl, whereas at High Wycombe the proposed stadium would be located on a plateau.

- 1. The Committee NOTED the updates and APPROVED the responses made in connection with the applications listed in Appendix 4.**

13. Any Urgent Business

- Planning Committee Tour: the Committee discussed the Planning Committee Tour and considered that it was a valuable exercise to undertake. It was decided to continue with the tour but in order to reduce costs further Members would provide their own lunch. The Committee agreed that the Tour should take place at about the end of July and that all Board members should be invited to encourage a greater take-up than in the past.
- The Chairman indicated her intention not to stand for the election of Chairman of the Planning Committee after the Board's AGM in 2011.

14. Date of the next meeting

Wednesday 7th September 2011 at the office of the Chilterns Conservation Board, 90 Station Rd, Chinnor commencing at 10.00 am.

Future meetings: 30th November 2011, 7th March and 30th May 2012

The meeting closed 12.40

The Chairman

Date