

**Minutes of a Meeting of Little Chalfont Parish Council Planning Committee Working Party
Held at Little Chalfont Village Hall, Cokes Lane, Little Chalfont
Tuesday 17th March 2026 at 19.00pm**

Members present: Cllr C Holmes (Chairman), Cllr V Davies, Cllr P O'Connor.

In attendance: Mrs S Butcher (Assistant Parish Clerk) and Ms S Matthews (Parish Clerk).

Members of the public: : Cllr M Tett (Buckinghamshire Councillor) and three members of the public

1. **Apologies for absence** : Cllr C Jackson (Buckinghamshire Council). Cllr J Walford, Cllr D Nussbaum, Cllr T Gatherum and Cllr S Sandhu (Parish Council).
2. **Approval of the minutes of the Planning Committee meeting held 17th February 2026:** The minutes were approved, and signed by the chairman.
3. **Suspension to standing orders enabling members of the public to speak: (i)** Two members of the public attended regarding the planning application at PL/26/01121/FA, 21 Westwood Drive, Little Chalfont, Buckinghamshire, HP6 6RJ , the members of the public spoke regarding this planning application.
4. **To receive declarations of interest:** None.
5. **Chairman to approve items of any other business:** None.
6. **To consider the following applications:**

Application number and address	Summary of proposed work	LCPC Planning Committee Recommendation
PL/25/6070/FA 29 Pavilion Way, Little Chalfont, Buckinghamshire, HP6 6PZ,	Extend the bedroom to get adequate head height to make space useable with addition new window giving good nature light in room.	No objection.
PL/26/00242/FA The Lodge, Challens Green, Cokes Lane, Chalfont St Giles, Buckinghamshire, HP8 4TG,	Part single storey / part two storey front, side and rear extensions.	The parish council objects. The proposed modifications would represent significant overdevelopment in the Green Belt and AONB/CNL.
PL/26/01205/TP 5 Appleton Close, Little Chalfont, Buckinghamshire, HP7 9QQ	Reduce height by 2-2.5 metres to lateral pruning points, reduce lateral growth over Snell's Lane by 1.5-2.5 metres to reduce weight and wind sail pressure on stem inclusions and lateral weight over road after a couple of significant limb failures x 1 Field Maple (T1).	No comment.
PL/26/01361/PRASP Pollards Wood , Nightingales Lane, Little Chalfont, Buckinghamshire, HP8 4SP	Notification under The Town and Country Planning (General Permitted Development) Order 2015, Schedule 2, Part 14, Class J) for proposed installation of 341 solar panels.	No comment.
PL/26/01052/FA Blackfriars, Village Way, Little Chalfont, Buckinghamshire, HP7 9PX	New car garage.	The parish council objects. The parish council notes that effort has been made to make the garage as unobtrusive as possible, but the fact that the garage is along the front boundary, it will be detrimental to the street scene and overall character of the surrounding area.
PL/26/01121/FA 21 Westwood Drive, Little Chalfont, Buckinghamshire, HP6 6RJ	Single storey front/side/rear extension.	The parish council objects. The proposed extension appears to encroach on the neighbour's boundary and would have a detrimental impact on the street scene. A

		continuation of this type of extension along Westwood Drive will destroy the character of the road by changing what were originally intended to be individual properties with clear separation between them to a long row of terraced houses.
PL/26/01122/SA 21 Westwood Drive Little Chalfont Buckinghamshire HP6 6RJ	Certificate of lawfulness for the proposed loft extension.	No comment.
PL/26/00539/FA Silvermere , Park Grove, Little Chalfont, Buckinghamshire, HP8 4BG	Conversion of two existing loft rooms into two bedrooms to form a 5-bedroom house, installation of a new roof light together with formation of an additional parking space on the forecourt.	No objection.
PL/26/01136/FA The End House , Maplefield Lane, Little Chalfont, Buckinghamshire, HP8 4TY	Alterations to side elevation (North), including demolition of 1 no. window, repositioning of 1 no. window and replacement of single leaf external door with french doors, Installation of solar PV panels to the roof of the existing rear groundfloor flat roof extension and to the rear garage pitched roof and installation of one external air-conditioning condenser.	No objection.
PL/26/01444/VRC 45 Oakington Avenue, Little Chalfont, Buckinghamshire, HP6 6SX	Variation of conditions 2 (materials) and 5 (approved plans) attache to planning permission PL/25/5599/FA (Replacement roof incorporating rear and front dormer windows and front rooflights and single storey side / rear extension) to allow for existing and proposed walls to be rendered.	No comment.
PL/26/00547/MDLA The Little Chalfont Sports Ground Elizabeth Avenue Little Chalfont	Application under Section 106 of the Town & Country Planning Act 1990 (as amended) to modify planning obligations in relation to the transfer of the freehold interest and criteria of the Section 106 Agreement for application CH/1991/0247/FA dated 29th May 1991	No comment.
PL/26/00198/SA 5 Chalk Stream Rise Little Chalfont Buckinghamshire HP6 6FS	<p>Certificate of lawfulness for the proposed hip-to-gable roof extension with a rear dormer loft conversion and the construction of a front porch to an existing two-storey detached dwelling.</p> <p>The works involve:</p> <ul style="list-style-type: none"> - Alteration of the existing roof structure to form a hip-to-gable extension - Construction of a rear dormer at loft level - Installation of rooflights (550mm?780 mm) for daylight and ventilation 	Although the parish council would typically offer a "no comment" to this type of application, in this case it is concerned that there would be insufficient parking provision for what would become a 3-bedroom dwelling. Bucks Council parking standards for the type of dwelling proposed (6 habitable rooms/3 bedrooms in Zone C) indicates that three parking spaces are required whereas the property has only one off-street parking space available to it.

	- Internal alterations to create additional habitable accommodation - Construction of a modest front porch	
PL/26/01446/SA Argosy Burtons Lane Little Chalfont Buckinghamshire HP8 4BL	Certificate of Lawfulness for the construction of Proposed Domestic Outbuilding	No comment.
PL/26/01438/SA 32 Loudhams Road Little Chalfont Buckinghamshire HP7 9NX	Certificate of lawfulness for the proposed outbuilding.	No comment.
PL/26/01348/NMA Beechwood 17 Amersham Road Little Chalfont Buckinghamshire HP6 6SE	Proposed non-material amendment for (Ground floor side and rear extensions, porch infill, front dormer and glazing upgrades) granted under householder planning reference PL/25/0778/FA - Amendment to specify that the approved window frames are to be finished in black	No comment.
PL/26/01243/SA Little Peppers Maplefield Lane Little Chalfont Buckinghamshire HP8 4TY	Certificate of lawfulness for the proposed removal of patio and installation of an outside swimming pool of dimensions 6m x 2.45m with surrounding patio, lawn and flower bed.	No comment.
PL/26/00707/FA 2 Ashmead Place, Little Chalfont, Buckinghamshire, HP7 9NZ	Conversion of the existing integral garage into a habitable room and internal works	No objection.

- 7. Decisions of Buckinghamshire Council's Planning Committee:** These had been circulated and were noted.
- 8. Appeal notices and decisions:** Appeal reference : 6004720, Application Reference: PL/25/4452/FA, 1 Oakington Avenue, Little Chalfont, Buckinghamshire, HP6 6SY, Proposal Retention of vehicular access onto Amersham Road to serve an approved dwelling (PL/18/3984/FA) - Little Chalfont Parish Council submitted their objection on the 10th March 2026.
- 9. Licensing:** : 2A Nightingales Corner, Little Chalfont, Buckinghamshire, HA7 9PY.
- 10. Little Chalfont Park Update:** Cllr Holmes circulated papers before the meeting.
- 11. Bucks Local Plan:** Cllr M Tett provided an update.
- 12. Any other business:** None
- 13. Date of next meeting:** Wednesday 8th April 2026 at 19.00 Little Chalfont Village Hall.

Signature.....

Date.....