



Minutes of Parish Council Meeting

Held on Tuesday 6 November 2018

Chairman: Councillor Mrs V Lynch
Councillors: Councillor Mr D Clements, Councillor Mr A Coulson and Councillor Dr L Kennedy
Apologies: Councillor Mr M Bird, Councillor Mr N Rickard and Councillor Mrs M Lawrence.
Clerk Mrs R Biley
Attendance: Councillor Mr P Cooper
Parishioners: 5

1. Apologies for absences

Apologies received and accepted from Councillor Bird, Councillor Rickard and Councillor Lawrence.

2. Disclosure of interest on items in agenda

Councillors had no items to disclose.

3. Planning

4.1 17/A4105/DIS

- **Land At Leighton Road Wingrave Buckinghamshire
Submission of details pursuant to Condition 1 (materials) Condition 2 (details of Boundary Features and Landscaping) relating to planning permission
17/04105/ADP**

Councillor Lynch gave an overview of the application which relates to landscaping of the Baldways development. Councillor Lynch proposed that the Council registered no objections to the application. This was agreed by unanimous vote.

4. Approval of modifications to the Neighbourhood Plan, as drafted by the working group and to agree to accept any changes and improvements to the document made by AVDC & the Parish Councils Consultant, that improve the document, providing the changes do not alter the original sense and meaning of the modifications.

Councillor Lynch advised that this was a modification to the Neighbourhood Plan, specific to south side of Leighton Road and was required due to a mapping error in the original plan.

Councillor Kennedy advised that the mapping department at AVDC had mapped the line in the incorrect place and this was discovered at a planning meeting following submission of the planning application. AVDC advised that there were three options as follows:

- Complete the development on 0.9H

1236

Signed by
Chairman

- Amend to 1.4H
- Amend to 2.2 with the additional area of 0.8H being protected by designating this as green space.

At the Parish Council meeting held on 19th June 2018 the Council voted to amend the settlement boundary to the 2.2H, with the development contained on 1.4H and the remaining space to be green space and the process was started with AVDC. It was hoped that the Council would be able to use the FastTrack method for the modification but following consultation with AVDC's legal team it was concluded this would not be an option. The decision to be made now is to approve the modification to allow it to go to independent government inspector.

A discussion took place around the modification and its process, a summary of which is below.

Q) Will the modification require Parish Consultation?

A) Yes. The consultation will begin on Friday 9th November if agreed. It would last for 6 weeks and modification documents can be found on the Parish Council's website and hard copies are also available at the Church and via the Clerk.

Councillor Lynch stressed that the development itself would be housed on the 1.4H as stated in the NP and Councillor Kennedy noted that the developer had worked to provide parking for existing residents and had amended plans at the request of the working group.

Councillor Cooper confirmed that this was an error of ADVC and that the Neighbourhood Plan had served the Parish well, fighting off applications on Abbots Way and Tring Road as well as some smaller developments. He confirmed AVDC is working hard to rectify the situation and will continue to support the Parish Council in this process. He advised that Neighbourhood Plans were still new and that while amendments are permitted, this will be the first time the process has been used.

Councillor Clements asked for confirmation that the consultation refers to just this specific modification. It was confirmed that this was correct and would not impact any other area of the NP.

Q) Why is there a need to do a consultation?

A) The comments from the consultation will be passed on to the inspector and is part of the process which has been agreed by national planners.

Q) Will the comments determine the decision?

A) No, but they will form part of the thought process for the inspector.

Q) Has the modification been checked?

A) Yes, both AVDC and the developer have checked the modification and are happy that it is now correct.

Q) Would it be better to have the homes around the green space?

A) The current layout was preferred by AVDC.

Councillor Lynch proposed that the council accept the modifications which would trigger the consultation. This was approved by unanimous vote.

Meeting ended 20.00

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Signed by
Chairman