

Planning Bulletin

16 May 2019

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Wycombe Transport Strategy

We are working in partnership with Buckinghamshire County Council and our consultants Steer to produce a vision and transport strategy for the High Wycombe urban area.

We have an opportunity to create a new vision for the urban area of High Wycombe – covering the whole built-up area and not just the town centre. This vision will set out a place-based ambition of how we would like High Wycombe to look and feel in 2050. This ambition will inform a number of projects, including the new transport strategy.

The transport strategy is intended to understand and manage existing and potential future issues with movement through High Wycombe; deliver wider improvements to the area; and advise on future transport schemes. It is about more than solving existing problems; the ambition is to improve the experience of High Wycombe for all.

We will shortly be engaging with a wide range of individuals and organisations to help shape the vision and resulting transport strategy. Stakeholders who we will be talking to include local members, emergency services, local businesses, public transport groups, groups representing the interests of the differently-abled, and local residents.

We will shortly send out invitations to stakeholders.

Reminder: Protecting offices on our business parks

In 2013 the government introduced temporary changes to permitted development rights that allowed offices to change to residential use without requiring planning permission. In 2016 this change was made permanent.

Wycombe has lost a considerable amount of office floorspace as a result of this.

The Council has powers to remove permitted development rights, through 'Article 4 Directions'.

In order to safeguard important office locations across the District, we are removing permitted development rights for offices to residential, by making an Article 4 Direction.

This means that proposals to change use from office to residential use will require planning permission in the future.

The areas that this will apply to are listed below:

- Cressex Business Park, High Wycombe
- Holmers Farm Way, High Wycombe
- Peregrine Business Park, High Wycombe
- Kingsmead Business Park, High Wycombe
- Glory Park, High Wycombe
- Globe Park, Marlow
- Mercury Park, High Wycombe
- Millboard Road, Bourne End
- Bourne End Business Park
- Marlow International, Marlow
- Princes Estate, Princes Risborough

The Directions will be made on Friday 3 May 2019. There will be a 4 week period for representations to be made (between 3rd and 31st May) after which, subject to any comments received, the Council will confirm the Article 4 directions.

Once confirmed the directions will take effect 12 months later.

Further details will be available on the Council's website in the Planning News www.wycombe.gov.uk/planning-news or by contacting judith.orr@wycombe.gov.uk in Planning Policy.

Alternative Route - more information

A key component of The High Wycombe Town Centre Masterplan is an alternative route around the town centre. For more information about the alternative route scheme visit: [website](#).

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