



Minutes of the meeting of the **Planning Committee** of the Council held on Thursday 28 April 2016 at 9.30 am at the Wonersh Sports Pavilion.

Present: Cllr C Crouch (in the chair), Cllr P Maggs, and Cllr G Payne.

In attendance: Mrs G Charlton, Assistant to the Clerk.

P15/16 205 To receive and approve apologies for absence.

The Committee received and approved apologies from: Cllrs M Band, P Neve, M Hardman, A Powell-Evans and H Kendall, and from the Clerk, Mr J Aldworth.

P15/16 206 Wonersh Parish Code of Conduct – Declarations of disclosable interests and, if requested, consideration and approval of dispensations under the Code.

No declarations were made.

P15/16 207 Open meeting for *members of the public* to raise matters about planning issues.

No members of the public were present.

P15/16 208 To consider and approve the minutes of the Committee meeting held on 14 April 2016.

The Committee approved the official record of the meeting. Cllr Crouch signed the minutes.

P15/16 209 To receive progress reports about planning matters previously considered and approved by the Committee or the Council.

- 1) The Committee noted that WBC had approved the plans for a new dwelling at Appletrees, Stonards Brow, Shamley Green (application WA/2016/0148) at the Area Planning Committee (Eastern) meeting held on Wednesday 20th April. (Previous minute P15/16 203 3 refers).
- 2) The Committee noted that application WA/2016/0249 (Lee Farm, Northcote Lane, Shamley Green), had been withdrawn. This application sought to regularise an identified breach in a development not being built in accordance with the plans approved under .WA/20142236. The Committee suggested WPC contact WBC Planning Officers to enquire what the next stage of the investigation will be now that the application has been withdrawn. (Complaint case file ref.C/2015/0249).
- 3) Blackheath Cottage, (application GU/15/P/0071: Previous minute P15/16/183 refers). Cllr Maggs advised the Committee that the appeal had been dismissed by the SOS Inspectors at the latest Hearing against the refusal of the application.

P15/16 210 To consider and approve observations about the following planning applications submitted to Waverley Borough Council (WBC):

WA/2016/0505: 46 Barnett Close, Wonersh GU5 0SD

Erection of extensions following demolition of existing garage and conservatory.

The Committee carefully considered this application and agreed that it had no objections to the proposals.

Action: Clerk to notify WBC Planning Services of the Committee's observations.

WA/2016/0507: The Dairy, Hallams Farm, Littleford Lane, Shamley Green GU5 0RH

Construction of vehicle access and associated works including the installation of a vehicle turntable.

The Committee carefully considered this application. The Committee considered that the proposed new access point was in a very dangerous position, on a very narrow part of Littleford Lane. The Committee also felt that the creation of a further driveway would be damaging to the rural nature in an AONB. Furthermore, the Committee noted that the works of returning the existing bank to its previous state, in respect of the enforcement order (case reference C/2015/00198) still had not been fully implemented. For all these reasons, the Committee agreed to object to the proposals.

Action: Clerk to notify WBC Planning Services of the Committee's observations.

WA/2016/0541: Summer Meadow, The Green, Shamley Green GU5 0UA

Erection of pool building following demolition of existing outbuilding and shed; erection of 2m boundary fence.

The Committee carefully considered this application and agreed that it had no objections to the proposals.

Action: Clerk to notify WBC Planning Services of the Committee's observations.

WA/2016/0599: Northcote Farm, Northcote Lane, Shamley Green GU5 0RB

Construction of a new vehicular access and closure of existing access.

The Committee carefully considered this application. However, following further information being received relating to the application, the Committee agreed to consider this application further at the next Planning Committee meeting to be held on 12 May.

Action: Clerk to contact WBC Planning Services to advise that WPC would delay submission of its comments until after the Planning Committee meeting on 12 May.

WA/2016/0602: Tamarisk, Blackheath Lane, Wonersh GU5 0PN

Erection of garage following demolition of existing garage.

The Committee carefully considered this application and agreed that it had no objections to the proposals.

Action: Clerk to notify WBC Planning Services of the Committee's observations.

CA/2016/0056: Greendale The Street Wonersh Guildford GU5 0PF

WONERSH CONSERVATION AREA - REMOVAL OF TREE

The Committee carefully considered this application and agreed that it had no objections to the proposals.

Action: Clerk to notify WBC Planning Services of the Committee's observations.

P15/16 211 To consider further the possibility of preparing a Neighbourhood Plan.

Cllr Crouch proposed that a Committee be formed to further consider this issue. The proposal for a new Committee should be put to the Full Council at the next meeting to be held on 12 May.

P15/16 212 Guildford Local Plan: To receive updates on the Local Plan.

The Committee wished to receive feedback from Shalford and St Martha Parishes as to their involvement in the Guildford Local Plan, prior to further consideration of this item.

Action: Clerk's assistant to contact Shalford and St Martha Clerks to obtain information on any actions they may be taking in connection with the Plan..

P15/16 213 **To consider Councillors' business and other correspondence for noting or including on a future agenda.**

- 1) The Committee were reminded that the meeting with WBC Planning Officers was taking place on Wednesday 18 May. The agenda for this meeting should be agreed at the next planning Committee meeting to be held on Thursday 12 May.

Action: Clerk's assistant to update the recent listing of applications approved/refused and circulate to Councillors, prior to the next Planning Committee meeting.

- 2) The Committee noted that the Clerk had circulated details of the *Briefing on Planning for Town and Parish Councils workshop*, run by TRA on behalf of WBC. The committee wished to receive further information of the benefits of these training courses before enrolling.

Action: Clerk's assistant to try to obtain feedback from previous attendees on the TRA courses.

- 3) The Committee noted that the Grantley Arms pub in Womersley had applied for an extended licence, as per the e-mail from Kate Halsall (Licencing Administrator, WBC) which was circulated on Tuesday 26 April. The Committee suggested that this be included on the agenda for the next Full Council meeting to be held on 12 May.
- 4) The Committee noted that the current timing of the Planning Committee meetings meant that only a few of the Councillors could attend and recently it had been difficult to get a quorum at these meetings on a few occasions. Cllr Crouch proposed that Councillors should consider changing the timings of these meetings to a more convenient time. The Committee agreed that this should be considered at the next Full council meeting to be held on 12 May.

P15/16 214 **Date of next meeting:** Thursday 14 May 2016.

There being no further business, Cllr Crouch closed the meeting at 10.30am.

Signed:

14 May 2016