



CRANLEIGH PARISH COUNCIL

MINUTES OF THE PLANNING COMMITTEE MEETING HELD AT 7.00 PM ON WEDNESDAY 23 JUNE 2021 VIA ZOOM MEETING

Cllr R Tyler* (Chairman)
Cllr M Scully* (Vice Chairman)
Cllr R Burbridge*
Cllr D Nicholas*
Cllr N Sanctuary*

PRESENT*

ALSO PRESENT: Administration Clerk L Glazier

1. APOLOGIES FOR ABSENCE

None received.

2. DECLARATIONS OF INTEREST

Cllr N Sanctuary declared that he is the Chair of Governors at Glebelands School.

Cllr D Nicholas declared that he is a member of Cranleigh football club.

WA/2021/01247 - Dewlands, Dewlands Lane, Cranleigh. Cllr D Nicholas declared that he is known to the owners.

3. MINUTES

The minutes of the Planning Committee Meeting held on 10 May 2021 were AGREED and to be signed by the Chairman as a true record.

4. CHAIRMAN'S REPORT

The Administration Clerk reported to Members that Pre-application service at WBC has been suspended for 3 months.

WBC are still suffering backlogs with planning applications but are starting to make some progress.

5. PUBLIC SESSION

There were no members of the public present.

6. NEW PLANNING APPLICATIONS - LIST 21/17, 21/18, 21/19, 21/20, 21/21
and 21/22

TM/2021/01098 17 Homewood, Cranleigh, GU6 7HS
APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION
ORDER 39/99

NO OBJECTION - Members highlighted the disturbance of nesting birds is a criminal offence and expect works to be carried out from September.

- WA/2021/01131** **Buttercup, 14 Marjoram Avenue, Cranleigh, GU6 8GS**
Certificate of Lawfulness under Section 192 for erection of a brick shed.

GRANTED
- WA/2021/01128** **18 Elmbridge Road, Cranleigh, GU6 8NH**
Erection of a single storey rear extension and extension of rear first floor outrigger

GRANTED
- TM/2021/01138** **1 Cameron Close, Cranleigh, GU6 8EB**
APPLICATION FOR WORKS TO TREES SUBJECT OF TREE PRESERVATION ORDER 25/99

NO OBJECTION - Members highlighted the disturbance of nesting birds is a criminal offence and expect works to be carried out from September.
- NMA/2021/01136** **Land at West Cranleigh Nurseries and North of Knowle Park between Knowle Lane and Alfold Road, Cranleigh**
Amendment to WA/2016/2207 to amend the wording of condition 12 and will refer to a sub-phasing plan.

APPLICATION NOT FOUND – Without information available Members are unable to comment on the application.
- NMA/2021/01122** **Little Spinney, 60 Horsham Road, Cranleigh, GU6 8DU**
Amendment to WA/2020/0094 in the reduction in the size of the rear extension.

ALLOWED
- WA/2021/01165** **Great Garson Farm, Alfold Road, Cranleigh**
Erection of a garage building with storage above and demolition of existing single garage.

NO OBJECTION – Providing a bat licence is gained along with a mitigation and relocation plan. Members highlighted that the root protection zones also need to be taken into consideration.
- WA/2021/01195** **45 Summerlands, Cranleigh, GU6 7BP**
Certificate of Lawfulness Section 192 for erection of single storey side extension

NO OBJECTION
- WA/2021/01169** **Wyphurst Home Farm, Barhatch Lane, Cranleigh, GU6 7NG**
Listed Building consent for alterations to existing agricultural barn to provide ancillary habitable accommodation.

OBJECTION – Members highlighted that the barn is attached to a Grade II listed building, any alterations to the existing agricultural would need to be sympathetic and complementary to the listed building. It is apricated that the barn needs updating, but it needs to be in keeping with the main building with the use of traditional materials and complementary fixtures.
- WA/2021/01163** **Wyphurst Home Farm, Barhatch Lane, Cranleigh, GU6 7NG**
Change of use and alterations to existing agricultural barn to provide ancillary habitable accommodation.

OBJECTION – Members highlighted that the barn is attached to a Grade II listed building, any alterations to the existing agricultural would need to be sympathetic and complementary to the listed building. It is apricated that the barn needs updating, but it needs to be in keeping with the main building with the use of traditional materials and complementary fixtures.

- WA/2021/01203** **2 Glebe Road, Cranleigh, GU6 7AR**
Erection of extensions following demolition of existing.
- NO OBJECTION – Members are concerned the proposed rear window may cause overlooking to the neighbours and infringe on their privacy. The drainage from the proposed extension should not encroach on the neighbouring roof.
- WA/2021/01266** **Taylor's Farmhouse, The Common, Cranleigh, GU6 8NR**
Construction of outdoor swimming pool and associated pool house; construction of tennis court and associated enclosure along with the continued use of land to the rear of Taylor's Farmhouse as domestic garden.
- NO OBJECTION – Members highlighted this is in the conservation area and less than 400 meters away from the Green Belt.
- TM/2021/01245** **130A Horsham Road, Cranleigh, GU6 8DY**
APPLICATION FOR WORKS TO TREES SUBJECT OF TREE PRESERVATION ORDER 10/18
- NO OBJECTION - Members highlighted the disturbance of nesting birds is a criminal offence and expect works to be carried out from September.
- WA/2021/01261** **Clovelly, Guildford Road, Cranleigh, GU6 8PF**
Erection of a single story rear extension
- NO OBJECTION
- WA/2021/01213** **The Stables, Waterbridge Farm, Knowle Lane, Cranleigh, GU6 8JW**
Application to remove the S106 agreement in relation to applications WA/1974/0961 and WA/2001/2410 that prevents the dwelling being sold separately from the remainder of the land.
- NO OBJECTION – Members agreed there is not enough information. The dwelling is Grade II listed and if the land is to be sold separately for development it would become 1 of 5 developments currently in this area that is outside of the settlement area, however any development of this land would need to be sympathetic to the Grade II listed building.
- WA/2021/01247** **Dewlands, Dewlands Lane, Cranleigh, GU6 7AD**
Erection of two storey front extension, and two storey side extension, with single storey rear extension.
- (one declaration of interest - Cllr D Nicolas left the meeting)*
- NO OBJECTION – The dwelling is within an area of archaeological interest, based on its position in the older part of the village. Members would like a full bat survey carried out and archaeological report conducted. Members note that the proposal are approximately a 52% increase on the footprint of the dwelling and ask for consideration to be given to RD2 and D4 to ensure the proposals do not conflict with these policies.
- (Cllr D Nicolas returned to the meeting)*
- WA/2021/01318** **2 Mead Close, Cranleigh, GU6 7BH**
Erection of extension and alterations to elevations, erection of detached garage and store, following demolition of existing conservatory and garage (revision of WA/2021/0172).
- NO OBJECTION
- TM/2021/01311** **17 Homewood, Cranleigh, GU6 7HS**
APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER 39/99
- NO OBJECTION - Members highlighted the disturbance of nesting birds is a criminal offence and expect works to be carried out from September.

- TM/2021/01313** **3 Wildwood Close, Cranleigh, GU6 7LP**
APPLICATION FOR WORKS TO TREES SUBJECT OF TREE
PRESERVATION ORDER 14/09
- NO OBJECTION - Members highlighted the disturbance of nesting birds is a criminal offence and expect works to be carried out from September.
- TM/2021/01296** **6 Broad Walk, Cranleigh, GU6 7LS**
APPLICATION FOR REMOVAL OF TREE SUBJECT OF TREE
PRESERVATION ORDER 01/15
- OBJECTION – There is insufficient information for the removal of a tree and lack of arboricultural survey. Members highlighted that several large trees have been removed from this area in recent years and since the removal flooding has become an issue where it had not been before the tree removal.
- TM/2021/01321** **16 Homewood, Cranleigh, GU6 7HS**
APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION
ORDER 39/99
- NO OBJECTION- Members highlighted the disturbance of nesting birds is a criminal offence and expect works to be carried out from September.
- TM/2021/01322** **Kastanien, Summerlands, Cranleigh, GU6 7BL**
APPLICATION FOR WORKS TO TREES SUBJECT OF TREE
PRESERVATION ORDER WA86
- NO OBJECTION- Members highlighted the disturbance of nesting birds is a criminal offence and expect works to be carried out from September.
- WA/2021/01338** **2 Fortune Drive, Cranleigh, GU6 8DH**
Erection of extensions and alterations to elevations.
- NO OBJECTION
- WA/2021/01339** **6 The Mount, Cranleigh, GU6 7LX**
Erection of extension and alterations to elevations.
- NO OBJECTION
- WA/2021/01341** **15 Brookside, Cranleigh, GU6 8DA**
Erection of extensions and alterations to elevations.
- NO OBJECTION
7. AMENDED PLANNING APPLICATIONS
- WA/2020/0646 - Land South of Amlets Lane and North of Roberts Way, Cranleigh – NO OBJECTION – Members would like to see electric charging points added where possible.
8. APPEALS
- None received.
9. ENFORCEMENT
- Nothing to report.

10. STREET TRADING CONSENT

'Only Food and Sauces' - A281, Horsham Road – NO OBJECTION – Members would like provision given for the disposal of litter and the vender to ensure litter is removed from the site before departure.

11. ELECTORAL REVIEW OF WAVERLEY 2021

Members would like to have seen more detailed maps showing the changes to each area and are appreciative of being given the opportunity to review the proposed changes.

12. PARLIAMENTARY CONSTITUENCY BOUNDARIES REVIEW

Members would like to thank the Boundary Commission for giving them the opportunity to consider the proposals.

13. ATTENDANCE AT AREA PLANNING COMMITTEE (EASTERN) AND JOINT PLANNING COMMITTEE

It was AGREED for Cllr R Tyler to speak on behalf of the Parish Council.

The Chairman closed the meeting at 8.05pm.

The next Planning Committee Meeting will be held on **Monday 12 July 2021 at 7.00 pm.**

Signature.....

Date.....