



CRANLEIGH PARISH COUNCIL

MINUTES OF THE PLANNING COMMITTEE MEETING HELD AT 7.00 PM ON MONDAY 22 MAY 2023 HELD AT COUNCIL CHAMBER, VILLAGE WAY, CRANLEIGH

Cllr R Tyler* (Chairman)
Cllr M Scully* (Vice Chairman)
Cllr R Burbridge*
Cllr D Nicholas
Cllr L Talmage*
Cllr C Walker*
Cllr G Worthington

PRESENT*

ALSO PRESENT: Senior Admin Clerk L Glazier

1. APOLOGIES FOR ABSENCE

There were no apologies received.

2. TO ELECT A CHAIRMAN

Cllr R Tyler AGREED at the Parish Council meeting on the 18 May 2023.

3. ELECTION OF VICE CHAIRMAN

Cllr M Scully AGREED at the Parish Council meeting on the 18 May 2023.

4. DECLARATIONS OF INTEREST

Cllr C Walker declared that he is a member of the Newlands residents association.

5. MINUTES

The minutes of the Planning Committee Meeting held on 24 April 2023 were AGREED and to be signed by the Chairman as a true record.

6. CHAIRMAN'S REPORT

The Administration Clerk reported that a case closure letter for reference C/2021/00009 – Lauriel House, Cranleigh has been received.

7. PUBLIC SESSION

There were no members of the public present.

8. NEW PLANNING APPLICATIONS - LIST 23/17, 23/18, 23/19 AND 23/20

WA/2023/00946 Caryl House, The Common, Cranleigh, GU6 8SL

Erection of detached garage following demolition of existing garages and store.

NO OBJECTION

- WA/2023/00973 Silvertrees Cottage, The Ridgeway, Cranleigh, GU6 7HR**
Erection of a new dwelling and garage together with extension and alterations to existing dwelling following demolition of garage building.
- OBJECTION – Members are concerned that the removal of trees and shrubs will risk damage to other trees and shrubs nearby, but also highlight that the disturbance of nesting birds is a criminal offence and expect works to be carried out from October.
- Members highlighted that there is the potential for the proposals to be an overdevelopment, due to the loss of privacy and overlooking to neighbouring dwellings and amenity space.
- Members noted the number of objections to the proposals.
- WA/2023/00910 12 Homewood, Cranleigh, GU6 7HS**
Erection of single storey extensions and alterations (revision of WA/2023/00540).
- NO OBJECTION
- WA/2023/00942 1 Summerlands, Cranleigh, GU6 7BL**
Erection of extensions and alterations including installation of sun tunnels following demolition of existing conservatory and chimney.
- NO OBJECTION
- WA/2023/00960 11 Marjoram Avenue, Cranleigh, GU6 8GS**
Certificate of Lawfulness under Section 192 for a new door to replace existing window.
- NO OBJECTION
- TM/2023/00918 9 Sylvaways Close, Cranleigh, GU6 7HG**
APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER 05/00
- NO OBJECTION – Members highlighted that the disturbance of nesting birds is a criminal offence and expect works to be carried out from October.
- TM/2023/00956 7 Sylvaways Close, Cranleigh, GU6 7HG**
APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER 05/00
- NO OBJECTION - Members highlighted that the disturbance of nesting birds is a criminal offence and expect works to be carried out from October.
- TM/2023/00957 Pooh Corner, Wanborough Lane, Cranleigh, GU6 7DT**
APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER 05/00
- NO OBJECTION - Members highlighted that the disturbance of nesting birds is a criminal offence and expect works to be carried out from October.
- WA/2023/01002 Waterbridge Farm, Knowle Lane, Cranleigh, GU6 8JW**
Erection of a two storey extension and alterations (revision of WA/2022/02106).
- NO OBJECTION – Members are pleased to see a comprehensive bat report and ask that the recommendations of the report will be complied with.

WA/2023/01003 Waterbridge Farm, Knowle Lane, Cranleigh, GU6 8JW
Listed Building Consent for two storey extension and alterations to elevations together with internal alterations and beam cleaning.

NO OBJECTION

WA/2023/01014 Mannings Hill, Mannings Hill, Cranleigh, GU6 8QN
Erection of an outbuilding and terrace together with associated works following demolition of 5 domestic outbuildings.

NO OBJECTION

WA/2023/01034 Land South of Dunsfold Road and East of High Loxley Road, Godalming
Details of highway and access works pursuant to Condition 7 of appeal decision ref: APP/B3600/W/21/3268579 dated 7 June 2022 (County matters planning application registered for County Planning Authority).

OBJECTION – Members question if stress testing of the road network has been carried out, as the vehicles that would be used to transport equipment to the site are unsuitable for country roads.

The highway and access works proposed would have a detrimental effect on the local area, with established hedgerows and verges being negatively impacted in order to allow for large vehicles to access the site. The proposals would destroy the countryside and rural street scene along with negatively impacting the local wildlife and potential bat paths.

Members highlighted that this appears be a lot of permanent damage to the local ecology for what may only be a five year period of works.

WA/2023/01033 Land South of Dunsfold Road and East of High Loxley Road, Godalming
Details of a Transport Management Plan pursuant to Condition 9 of appeal decision ref: APP/B3600/W/21/3268579 dated 7 June 2022 (County matters planning application registered for County Planning Authority).

NO OBJECTION – Members encourage the monitoring and enforcement of the transport management plan.

WA/2023/01032 Land South of Dunsfold Road and East of High Loxley Road, Godalming
Details of a Construction Environment Management Plan (CEMP) pursuant to Condition 24 of appeal decision ref: APP/B3600/W/21/3268579 dated 7 June 2022 (County matters planning application registered for County Planning Authority).

NO OBJECTION – Members encourage the monitoring, control and enforcement of the construction environment management plan.

9. AMENDED PLANNING APPLICATIONS

PRA/2023/00744 - Mossy Copse, Smithwood Common, Cranleigh - Members repeat their previous OBJECTION.

OBJECTION – This is within the Green Belt, it is questioned if this is permitted development. Members are concerned with Green Belt legislation being ignored and due to this retrospective permission should not apply. The proposals are considered an overdevelopment on the site.

It is requested that a bat report is provided.

10. APPEALS

The appeal decision for WA/2021/03163 - Brooklands, Upfold Lane, Cranleigh, was DISMISSED.

11. ENFORCEMENT

Nothing to report.

12. SURREY COUNTY COUCIL

2023-0074 Loxley Well Site - **Land South of Dunsfold Road and East of High Loxley Road, Dunsfold**

OBJECTION – Members question if stress testing of the road network has been carried out, as the vehicles that would be used to transport equipment to the site are unsuitable for country roads.

The highway and access works proposed would have a detrimental effect on the local area, with established hedgerows and verges being negatively impacted in order to allow for large vehicles to access the site. The proposals would destroy the countryside and rural street scene along with negatively impacting the local wildlife and potential bat paths.

Members highlighted that this appears be a lot of permanent damage to the local ecology for what may only be a five year period of works.

2023-0075 Loxley Well Site - **Land South of Dunsfold Road and East of High Loxley Road, Dunsfold**

NO OBJECTION – Members the monitoring and enforcement of the transport management plan.

2023-0076 Loxley Well Site - **Land South of Dunsfold Road and East of High Loxley Road, Dunsfold**

NO OBJECTION – Members encourage the monitoring, control and enforcement of the construction environment management plan.

13. NEIGHBOURHOOD PLAN

Alfold Neighbourhood Plan Regulation 16 Consultation - Members wish Alfold luck with their Neighbourhood plan.

14. 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 7.45pm.

The next Planning Committee Meeting will be held on **Monday 12 June 2023**

Signature.....

Date.....