



## CRANLEIGH PARISH COUNCIL

### MINUTES OF THE PLANNING COMMITTEE MEETING HELD AT 7.00 PM ON MONDAY 12 JUNE 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 apologies from Cllr G Worthington and Cllr D Nicholas.

2. DECLARATIONS OF INTEREST

There were no declarations made.

3. MINUTES

The minutes of the Planning Committee Meeting held on 22 May 2023 were AGREED and to be signed by the Chairman as a true record.

4. CHAIRMAN'S REPORT

There was no Chairmans report.

5. PUBLIC SESSION

There were no members of the public present.

6. NEW PLANNING APPLICATIONS - LIST 23/21, 23/22 AND 23/23

**WA/2023/01097 Laurel Cottage, The Common, Cranleigh, GU6 8SJ**

Alterations to existing detached garage to provide home office and gym.

NO OBJECTION

**WA/2023/01111 1 Bridge Road, Cranleigh, GU6 7HH**

Erection of a detached dwelling with parking and associated works following demolition of detached garage.

OBJECTION – Members agreed that the proposals are not in keeping with the street scene and are an overdevelopment of the site.

Strong concerns were raised due to the close proximity to the culvert to the proposals, along with the potential for removal of trees on the site. It is strongly recommended that no trees are to be removed from the front and side of the site, as the trees absorb the water from the ground and their removal could damage the culvert, the combination of trees being removed and the culvert being negatively affected has the potential for flooding to occur in the area and flooding further afield would be exacerbated.

There is a significant safety concern for the egress and ingress of vehicles to the site due to the proposed entrance, the driveway located on a corner and the sightlines are limited. Along with this there are only 2 parking spaces proposed within the site for the 4 bedroom dwelling, consideration should be given to additional parking as the existing property will be losing their garage for the proposed dwelling to be constructed, therefore reducing the off road parking at this site.

**WA/2023/01139 Meadow Way, Woodlands Close, Cranleigh, GU6 7HP**  
Erection of an extension and alterations.

NO OBJECTION

**WA/2023/01131 Land South of High Street between Alfold Road and Knowle Lane, Cranleigh**  
Application under Section 106 of the Town & Country Planning Act to modify the legal agreement relating to WA/2016/1625 to allow an amendment to the Mortgage in Possession Clause (wording in line with the industry standard to facilitate the sale of affordable housing to a registered provider).

NO OBJECTION

**PRA/2023/01129 Baynards Manor, Baynards Lane, Rudgwick, Horsham, RH12 3AD**  
Erection of a single storey rear extension which would extend 5.7 m beyond the rear wall of the original house for which the height would be 3 m and for which the height of the eaves would be 3 m.

NOTED

**PRA/2023/01151 50 Marjoram Avenue, Cranleigh, GU6 8GS**  
Erection of a single storey rear extension which would extend 4 m beyond the rear wall of the original house for which the height would be 3 m and for which the height of the eaves would be 3 m.

NO OBJECTION – As this is a newly built dwelling it is requested that the planning conditions are checked and the terms of sale, as with many new build dwellings a specific period of time needs to pass before any changes can be made to the dwelling.

**WA/2023/01203 19 Copse Edge, Cranleigh, GU6 7DU**  
Erection of a single storey extension and alterations to existing garage to provide habitable accommodation; construction of vehicular access and parking.

NO OBJECTION

**PRA/2023/01181 Primrose Cottage, Baynards Lane, Rudgwick, Horsham, RH12 3AD**  
Erection of a single storey rear extension which would extend 5 m beyond the rear wall of the original house for which the height would be 3 m and for which the height of the eaves would be 2.7 m.

NO OBJECTION

7. AMENDED PLANNING APPLICATIONS

None received.

8. APPEALS

None received.

9. ENFORCEMENT

Nothing to report.

10. SURREY COUNTY COUNCIL

It was agreed to send the information to all Councillors and for the Planning Committee to form a response for agreement by the full Council for the local list for planning application validation consultation.

11. 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 7.20pm.

The next Planning Committee Meeting will be held on **Monday 03 July 2023**

**Signature**.....

**Date**.....