



CRANLEIGH PARISH COUNCIL

MINUTES OF THE PLANNING COMMITTEE MEETING HELD AT 7.00 PM ON MONDAY 01 JULY 2024 HELD AT COUNCIL CHAMBER, VILLAGE WAY, CRANLEIGH

Cllr R Burbridge* (Chairman)
Cllr M Scully* (Vice Chairman)
Cllr R Tyler
Cllr D Nicholas
Cllr H Nicholson
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 R Tyler (unwell) and Cllr D Nicholas (Work Commitments).

2. DECLARATIONS OF INTEREST

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

3. MINUTES

The minutes of the Planning Committee Meeting held on 03 June 2024 were AGREED and to be signed by the Chairman as a true record.

4. CHAIRMAN'S REPORT

There was no Chairman's report.

5. PUBLIC SESSION

There were no members of the public present.

6. NEW PLANNING APPLICATIONS - LIST 24/23, 24/24, 24/25 AND 24/26

WA/2024/01012 24 Hewitts Road, Cranleigh, GU6 8US

Erection of extension and alterations to existing detached garage to provide additional habitable accommodation.

NO OBJECTION

WA/2024/00996 Land centred coordinates 504102 138961 Elm Park, Cranleigh

Siting of 3 containers (1 office and 2 storage) for the associated agricultural purpose.

OBJECTION – Although Members support the principle of planting fruit trees at this site, however the proposed entrance to the site is concerning and inappropriate for commercial vehicles access and egress, as it is located near to a single file bridge that experience high volumes of traffic.

Members note that SCC have also raised concerns to the proposed access.

WA/2024/01026 Rydinghurst Farm, Elmbridge Road, Cranleigh, GU6 8LJ
Construction of a swimming pool and associated works.

NO OBJECTION

WA/2024/01046 Amlets, Amlets Lane, Cranleigh, GU6 7DH
Erection of a detached dwelling and associated works including creation of vehicular access following demolition of existing outbuilding.

NO OBJECTION – Members highlight that the proposed dwelling is outside of the settlement boundary.

TM/2024/01045 The Jays, 4 Oak Grove, Grove Road, Cranleigh, GU6 7JR
APPLICATION FOR REMOVAL OF TREE SUBJECT OF TREE PRESERVATION ORDER WA223

OBJECTION – Members agreed that the reasons for the removal of the tree are not sufficient to justify the tree's removal.

Members strongly support the continued management of the tree.

WA/2024/01047 Olivers House, 97 High Street, Cranleigh, GU6 8AU
Listed building consent for internal alterations at ground and first floor levels.

NO OBJECTION

WA/2024/01077 Hammer Lodge, Knowle Lane, Cranleigh, GU6 8JW
Erection of extensions and alterations including rooflights and porch following demolition of existing porch; alterations to elevations of existing barn to provide garage and storage.

NO OBJECTION

WA/2024/01041 6 Russet Grove, Cranleigh, GU6 7FT
Erection of a single storey extension.

NO OBJECTION

WA/2024/01048 Lawnswood, Wanborough Lane, Cranleigh, GU6 7DS
Erection of a 1.8m high boundary fence (retrospective).

NO OBJECTION – Members request that restorative planting is carried out.

WA/2024/01062 13 Kings Road, Cranleigh, GU6 7JQ
Erection of an extension and alterations.

NO OBJECTION

WA/2024/01066 Cranbourne, Avenue Road, Cranleigh, GU6 7LL
Certificate of Lawfulness under Section 192 for an amended driveway and parking area. All works within curtilage.

NO OBJECTION – Subject to SCC Highways approval for a new access.

NMA/2024/01040 Hurstwood, Wanborough Lane, Cranleigh, GU6 7DS
Amendment to WA/2023/01957 for amending the layout to ground floor rooms, amending some existing windows and doors; as well as changing the cladding material on the rear dormer and in front elevation recess.

NO OBJECTION

PRA/2024/01086 71 High Street, Cranleigh, GU6 8AX
General Permitted Development Order 2015, Schedule 2 Part 3 Class MA - Prior Notification application for change of use from commercial business and service (Use Class E) of first floor & part of ground floor to provide 3 residential units.

NO OBJECTION

TM/2024/01081 Cranleigh School, Horseshoe Lane, Cranleigh, GU6 8QQ
APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER 08/16

NO OBJECTION

WA/2024/01108 Karinya, Bridge Road, Cranleigh, GU6 7HH
Erection of a first floor extension above existing garage and alterations to roof space to provide habitable accommodation.

NO OBJECTION

NMA/2024/01147 Land South of High Street Between Alfold Road and Knowle Lane, Cranleigh
Amendment to WA/2024/00411 for his application which seeks to remove conditions 8, 13, 14, 15 and 17, as these have previously been discharged under the original Reserved Matters permission (WA/2021/0263).

ALLOWED

7. AMENDED PLANNING APPLICATIONS

WA/2023/02617 – Land South of Horsham Road, Cranleigh – Members wish to repeat their previous comments.

OBJECTION – The site is located outside of the settlement area as shown in the emerging Cranleigh Neighbourhood Plan. The proposals are adjacent to ancient woodland, in Countryside Beyond the Green Belt and not in keeping with the countryside.

Due to the location the proposals would result in a development isolated from services and facilities in the locality and a car dependant dwelling. This would be contrary to Policies SP2 and ST1 of the Local Plan Part 1, Policy DM15 of the Local Plan Part 2 (2023) and paragraph 110 of the NPPF.

8. APPEALS

An appeal notification has been received for WA/2022/03158 - Land at Waterbridge Farm, Knowle Lane, Cranleigh, the appeal will be determined by written representations and a site visit.

9. ENFORCEMENT

Members noted that a Scan, Tap and Go postage box has been placed outside of Co-op, Members are concerned as this is the second postage box that has appeared without prior notification. Members strongly highlight that the placement of the postage boxes should be considered prior to the placement due to the visual impact on the High Street, as it is part of the Conservation Area.

Members have asked the Senior Admin Clerk to follow up on the enforcement report for the Sainsburys Scan, Tap and Go postage box, due to it's prominent location in the Conservation Area and to update the enforcement officer of the placement of the Co-op Scan, Tap and Go postage box.

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

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

The Chairman closed the meeting at 7.40pm.

The next Planning Committee Meeting will be held on **Monday 15 July 2024**

Signature.....

Date.....