



CRANLEIGH PARISH COUNCIL

MINUTES OF THE PLANNING COMMITTEE MEETING HELD AT 7.00 PM ON MONDAY 27 JANUARY 2020 IN THE COUNCIL CHAMBER, VILLAGE WAY, CRANLEIGH

Cllr G Worthington* (Chairman of the Committee)
Cllr R Tyler * (Vice Chairman)
Cllr J Betts
Cllr R Burbridge*
Cllr R Cole*
Cllr D Nicholas
Cllr N Sanctuary
Cllr M Scully*

PRESENT*

ALSO PRESENT: Administration Clerk L Glazier

1. APOLOGIES FOR ABSENCE

The committee accepted apologies from Cllr J Betts (prior commitment), Cllr D Nicholas and Cllr N Sanctuary (prior commitment).

2. DECLARATIONS OF INTEREST

The comments and observations from Cllr R Cole, as a Waverley Borough Councillor and Chair of Planning at Waverley Borough Council, are preliminary prior to consideration at WBC and are based on the evidence and representations to the Parish Council. A Councillor may have a different view following consideration or hearing of possible new evidence at Borough level.

3. MINUTES

The minutes of the Planning Committee Meeting held on 06 January 2020 were AGREED and signed by the Chairman as a true record.

4. CHAIRMAN'S REPORT

The Chairman reported that at the last Full Parish Council meeting Members were updated on the replacement for the community workhub at the Cala Homes site along Amlets Lane. Cala Homes have offered more funding for community facilities to the Parish council, which appears to read that it is subject to planning permission and submission of a letter from the Council to agree the replacement of the workhub with three affordable homes, that would be M4(3) compliant. The Chairman explained that he was uncomfortable with this as there needs to be a better idea of what the replacement is in the way of plans. In summary it was established that plans had been shown to the Council before and that any letter sent would be in principle of replacing the workhub with three affordable homes that are M4(3) compliant.

The Chairman read an email sent from Guildford Borough Council regarding the Guildford Draft Strategic Development Framework (SDF) Supplementary Planning Document (SPD). The email notified the Council of the consultation for the document from midday Monday 20 January to midday Monday 24 February 2020.

A news release has been issued by Waverley Borough Council re-stating their objections to drilling at Dunsfold, the chairman read the news release in which Members supported the continued objection to the proposed drilling.

5. PUBLIC SESSION

There were no members of the public present.

6. NEW PLANNING APPLICATIONS - LIST 20/01, 20/02 and 20/03

SO/2019/0013 Land Centred Coordinates 503,880 AND 138,980, off Elmbridge Road, Cranleigh.
Request for Screening Opinion for regeneration scheme to restore the Wey and Arun Canal to navigable status.

NO OBJECTION.

WA/2019/2031 Long Mynd, New Park Road, Cranleigh, GU6 7HJ
Erection of single storey extension.

NO OBJECTION.

WA/2019/2046 Brackenwood, 13 The Common, Cranleigh, GU6 8SY
Erection of extension.

NO OBJECTION.

WA/2019/2051 9 New Bridge Cottages, Elmbridge Road, Cranleigh, GU6 8LX
Certificate of Lawfulness under Section 192 for the construction of a new dormer extension.

NO OBJECTION.

WA/2019/2058 252 High Street, Cranleigh, GU6 8RT
Change of use from (Use Class A1) retail to (Use Class A5) takeaway.

OBJECTION – Members are very concerned with the lack of detail for this application, more information is need on the proposed opening hours and what type of takeaway is intended to be supplied, as there are many takeaways in Cranleigh and Members would like to see that there is fair competition in the village.

Safety concerns were also raised, as there is limited parking and no crossing points for pedestrians in the area.

Members highlighted their concerns for the residents of St James Places as they would be subjected to noise and light pollution, smells, litter, increased traffic and parking along a one-way street and potentially anti-social hours, in an area where this does not currently exist.

Given these concerns Members request that opening times are provided along with detail on the type of takeaway that would be offered in order to fully consider the application at this location.

WA/2019/2088 Badgers Wood, St Nicolas Avenue, Cranleigh, GU6 7AQ
Erection of extension and alterations.

NO OBJECTION.

TM/2020/0006 **Copper Beech, 5 Homewood, Cranleigh, GU6 7HS**
APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION
ORDER 39/99

NO OBJECTION - Members would like to highlight that the disturbance of nesting birds is a criminal offence.

TM/2020/0007 **18 Homewood, Cranleigh, GU6 7HS**
APPLICATION FOR WORKS TO TREES SUBJECT OF TREE PRESERVATION
ORDER 39/99

NO OBJECTION - Members would like to highlight that the disturbance of nesting birds is a criminal offence.

TM/2020/0009 **Lake View, 29 The Drive, Cranleigh, GU6 7LZ**
APPLICATION FOR WORKS TO TREES SUBJECT OF TREE PRESERVATION
ORDER 18/01

NO OBJECTION- Members would like to highlight that the disturbance of nesting birds is a criminal offence.

TM/2020/0010 **The Jays, 4 Oak Grove, Grove Road, Cranleigh, GU6 7JR**
APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION
ORDER WA223

NO OBJECTION- Members would like to highlight that the disturbance of nesting birds is a criminal offence.

WA/2019/2107 **Norton House, Rowly Drive, Cranleigh, GU6 8PL**
Certificate of Lawfulness under Section 192 for construction of a swimming pool.

NO OBJECTION.

WA/2019/2112 **14 Alfold Road, Cranleigh, GU6 8NQ**
Erection of extensions and alterations.

NO OBJECTION.

WA/2019/2114 **2 Cox Way, Cranleigh, GU6 7FZ**
Erection of extensions and alterations.

NO OBJECTION.

WA/2020/0010 **210 High Street, Cranleigh, GU6 8RL**
Certificate of Lawfulness under Section 192 for change of use and alterations of first floor and part of ground floor from (Use Class A1) retail to one dwelling.

NO OBJECTION.

7. AMENDED PLANNING APPLICATIONS

WA/2019/0942 – 11 Park Drive, Cranleigh – No further comments.

8. APPEALS

An inspector has been appointed by the Secretary of State to determine the appeal for application WA/2018/1474 – Pollingfold Place, Ellens Green – Noted.

The appeal decision for WA/2019/0981 – Timbers, New Park Road, Cranleigh was DISMISSED.

9. ENFORCEMENT

Members were updated on the concerns raised at the last Planning Committee meeting regarding the erection of a wall at Kiln House. What was thought to be Kiln House has been identified as Hazelwood Place, the information has been considered by WBC and no action is to be taken. Following this it was raised that a large tree has been removed and for more information to be sort on this.

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

It was NOT AGREED for a Councillor to speak on behalf of the Parish Council.

The Chairman closed the meeting at 8.07pm.

The next Planning Committee Meeting will be held on **Monday 17 February 2020 at 7.00 pm.**

Signature.....

Date.....