



CRANLEIGH PARISH COUNCIL

MINUTES OF THE PLANNING COMMITTEE MEETING HELD AT 7.00 PM ON MONDAY 19 APRIL 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, Admin Clerk R Pass

1. APOLOGIES FOR ABSENCE

The committee accepted apologies from Cllr D Nicholas (prior commitment).

2. TO ELECT A VICE CHAIRMAN

Cllr M Scully accepted the position of Vice Chairman.

3. DECLARATIONS OF INTEREST

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

Cllr R Burbridge declared that she is the Chair of Trustees of Rowley's.

WA/2021/0516 - Cranleigh C of E Infant School, Church Lane, Cranleigh. The Administration Clerk an declared an interest as she lives in a neighbouring property.

SCC Ref: 2021/0042/WA/2021/0516/ - Cranleigh C of E Infant School, Church Lane, Cranleigh. The Administration Clerk an declared an interest as she lives in a neighbouring property.

4. MINUTES

The minutes of the Planning Committee Meeting held on 29 March 2021 were AGREED and signed by the Chairman as a true record.

5. CHAIRMAN'S REPORT

The Administration Clerk reported to Members that West Sussex County Council and the South Downs National Park Authority have adopted the changes to the Soft Sand Review of the West Sussex Joint Minerals Local Plan.

6. PUBLIC SESSION

There were no members of the public present.

7. NEW PLANNING APPLICATIONS - LIST 21/12 and 21/14

TM/2021/0070

Wings, Woodland Avenue, Cranleigh, GU6 7HZ

APPLICATION FOR WORKS TO AND REMOVAL OF TREES SUBJECT OF TREE PRESERVATION ORDER 03/19

NO OBJECTION - Members highlighted the disturbance of nesting birds is a criminal offence and the applicant would have to wait until September/October to carry out the works.

WA/2021/0510

3 Chestnut Close, Cranleigh, GU6 8FU

Certificate of Lawfulness under Section 192 for a rear single storey extension which will be 1.5 m wide and 3.7m long.

NO OBJECTION

WA/2021/0511

Dobbes, Ewhurst Road, Cranleigh, GU6 7AA

Erection of extensions and alterations to provide a two storey building with 2 dwellings at first floor together with extensions to ground floor retail premises.

OBJECTION – Members highlighted that this is in the Conservation Area and Flood Zone 3.

The proposals are out of keeping for the area, over dominant, would cause overshadowing and a loss of light to the neighbouring properties.

Members raised strong concerns in relation to the danger to potential and existing residents due to the restrictive views for cars exiting and entering Ewhurst Road and Mead Road, along with the current lack of parking that would be exacerbated by these proposals, creating a further danger for Ewhurst Road and Mead Road users.

Members note the residents' comments and would like to see the rights of access investigated for the site and proposals.

Members expressed that the developer has been disingenuous with their interpretation of a single storey and that similar proposals have been made previously and not permitted.

Due to the potential for a higher quota of housing in Cranleigh, Members agreed that this is not an appropriate type of development to resolve the housing quota.

WA/2021/0516

Cranleigh C of E Infants School, Church Lane, Cranleigh, GU6 8AR

Consultation under Regulation 3 for proposal to erect a new single storey classroom block and associated works.

(one declaration of interest)

The Admin Clerk clerked this application.

NO OBJECTION - Members commented that they expect the surrounding trees to be protected and all relevant regulations to be adhered to with regard to the trees. It was noted that the drainage issues had been addressed and that the finishing appears to be good.

WA/2021/0517

114 Fairfields, Horsham Road, Cranleigh, GU6 8DY

Erection of one and half storey side extension.

NO OBJECTION

WA/2021/0535

Lark Rise, 15 Redcroft Walk, Cranleigh, GU6 8DS

Erection of rear extension and alterations to elevations including fenestration.

NO OBJECTION

WA/2021/0536 **Dales, St Nicolas Avenue, Cranleigh, GU6 7AQ**
Erection of rear extension following demolition of existing.

NO OBJECTION

WA/2021/0537 **3 Mower Place, Cranleigh, GU6 7DE**
Certificate of Lawfulness under Section 192 for erection of extension following demolition of existing conservatory.

NO OBJECTION

WA/2021/0549 **Springvale, New Park Road, Cranleigh, GU6 7HJ**
Alterations to elevations together with alterations to integral garage to form habitable accommodation.

NO OBJECTION

SCC Ref: **Cranleigh Infant School, Church Lane, High Street, Cranleigh, Surrey, GU6**
2021/0042/WA/20 **8AR**
21/0516/ Proposal to erect a new single storey classroom block and associated works.

(one declaration of interest)

The Admin Clerk clerked this application.

NO OBJECTION - Members commented that they expect the surrounding trees to be protected and all relevant regulations to be adhered to with regard to the trees. It was noted that the drainage issues had been addressed and that the finishing appears to be good.

TM/2021/01010 **Woodruff, New Park Road, Cranleigh, GU6 7HJ**
APPLICATION FOR REMOVAL OF TREES SUBJECT OF TREE PRESERVATION ORDER 03/19

NO OBJECTION - Members highlighted the disturbance of nesting birds is a criminal offence and the applicant would have to wait until September/October to carry out the works.

11 Smithbrook Kiln, Cranleigh, GU6 8JJ
Licensing Act 2003 – Application

NO OBJECTION

8. AMENDED PLANNING APPLICATIONS

None received.

9. APPEALS

None received.

10. ENFORCEMENT

Cllr M Scully questioned whether there are exceptions to planning permission having to be gained, as it has been noted that some large buildings have been erected locally to him. Members agreed that further investigation would be needed.

11. ROAD NAMING

Members considered the proposals to change the name of Winterfold Road to Alderbrook Road and agreed that any change should be determined by the residents, as the change could have a significant impact on them.

12. 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 7.36pm.

The next Planning Committee Meeting will be held on **Monday 10 May 2021 at 7.00 pm.**

Signature.....

Date.....

DRAFT