

Planning & Highways Committee

Minutes of the meeting held at 7pm on 12th October 2017
Council Chamber, Town Hall, High Street, Haslemere

Chairman	Cllr Bradley*
Vice Chairman	Cllr Piper*
Councillors	Abeyundara, Arrick, Barton, Carter*, Dear*, Edwards*, Ford, Hewett*, Odell*, Peel* and Round*

**Present*

Meeting clerked by: Pippa Auger, Deputy Town Clerk.

In attendance: Cllr Isherwood, two members of the public

115/17 Apologies for absence

Cllr Abeyundara

116/17 Declarations of Pecuniary and Non-Pecuniary Interests

Cllrs Edwards, Piper and Round declared non-pecuniary interests as members of the WBC Southern Area Planning Committee. They reserved the right to change the tone or content of their opinion when presented with further advice from WBC officers or other professionals.

Cllr Bradley declared a non-pecuniary interest in WA/2017/1854 and left the meeting while this was being discussed

Cllrs Odell and Round declared a non-pecuniary interest in WA/2017/1659, WA/2017/0160, WA/2017/1781 and WA/2017/1822

Cllr Carter declared a non-pecuniary interest in WA/2017/1796 and left the meeting while this was being discussed

117/17 Minutes of the last meeting

It was noted that the minutes of the previous meeting did not show when Cllrs left or entered the room during the meeting. This will be reflected in all future minutes.

The minutes of the meeting held 14 September 2017 were agreed and signed as a true record.

118/17 Representations by the public

WA/2017/1742 Land at Crosse Garden, Church Lane, Haslemere GU27 2BJ

David Reavley on behalf of the residents at Nightingale Place, spoke against the application and advised as follows:

- Concern over the ingress and egress from the site
- The access lane is only wide enough for a car to drive down, construction traffic will have difficulty
- The house has been positioned in the plot so close to the boundary of a number of properties at Nightingale Place that it would block daylight

The committee agreed to **object** to this application on the following grounds:

- Loss of amenity
- The property is overbearing and has been unsympathetically positioned with regards to the residents at Nightingale Place

- Concern over ingress and egress of the site

119/17 Planning applications

Ref	Proposal	Site Address	Comments
WA/2017/1673	Erection of extensions.	CAMELOT, MANOR CRESCENT, HASLEMERE GU27 1PB	No Objection
WA/2017/1666	Erection of an outbuilding.	12 DOLPHIN CLOSE, HASLEMERE GU27 1PU	No objection
TM/2017/0145	APPLICATION FOR REMOVAL OF TREE SUBJECT OF TREE PRESERVATION ORDER 13/00	8 STILE GARDENS HASLEMERE GU27 1LL	no objection subject to tree officer approval
WA/2017/1668	Application under Section 73 to vary Condition 1 of WA/2017/0852 (plan numbers) to allow increase in size of basement, change to rear roof to provide a loggia area and alterations to the position of the garage's doors and windows.	OAKHURST, SCOTLAND LANE, HASLEMERE GU27 3AW	No objection
WA/2017/1678	Certificate of Lawfulness under Section 191 for existing use of agricultural/forestry land for the purposes of generating sustainable funding for Grayswood Nursery and Forest School by coppicing, growing of fruit, vegetables and herbs and raising of lives	AUTUMN WOODS FARM, EAST OF PRESTWICK LANE, GRAYSWOOD	No objection
WA/2017/1659	Erection of dormer windows and alterations to elevations.	27 LONGDENE ROAD, HASLEMERE GU27 2PG	No objection
WA/2017/1654	Erection of a 2 bay carport.	MANDELYN, CHASE LANE, HASLEMERE GU27 3AG	No objection

WA/2017/1635	Erection of 2 flats and 3 dwellings together with associated access, parking and landscaping.	SITE OF HINDHEAD FURNISHING WAREHOUSE, HILL ROAD, HINDHEAD GU26 6QW	Objection – see separate comments
DW/2017/0037	The erection of a single storey rear extension which would extend beyond the rear wall of the original house by 8.0m, for which the height would be 3.3m, and for which the height of the eaves would be 2.45m.	GARDEN COTTAGE, TILFORD ROAD, HINDHEAD GU26 6QY	No objection
WA/2017/1634	Erection of a single storey extension.	4 TYLNEY WOOD, CHURT ROAD, CHURT GU10 2NZ	No objection
TM/2017/0148	APPLICATION FOR REMOVAL OF TREE SUBJECT TO TREE PRESERVATION ORDER 29/99	WOODSPRING, TOWER ROAD, HINDHEAD GU26 6SN	no objection subject to tree officer approval
WA/2017/2177	Application under Section 73 to vary conditions 1 & 3 of WA/2011/2177 (approved plans & car parking layout prior to occupation of dwelling) to allow alterations to driveway position and layout	25 LION LANE, HASLEMERE, GU27 1JF	Invalid application
WA/2017/1703	Application under Section 73A to vary Conditions 1 & 3 of WA/2011/2177 (approved plans & car parking layout prior to occupation of dwelling) to allow alterations to driveway position and layout.	25 LION LANE, HASLEMERE GU27 1JF	Invalid application
TM/2017/0160	APPLICATION FOR WORKS TO TREES SUBJECT OF TREE PRESERVATION ORDER WA94	5 HOLLY RIDGE HASLEMERE GU27 2NP	no objection subject to tree officer approval
TM/2017/0159	APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER 03/10	QUOINS MUSEUM HILL HASLEMERE GU27 2JR	no objection subject to tree officer approval

WA/2017/1725	Erection of extension and alterations together with associated works.	ASHLANDS, 14 KEMNAL PARK, THREE GATES LANE, HASLEMERE GU27 2LF	No objection
WA/2017/1714	Erection of garage/storage building following demolition of existing outbuilding.	SOUTHLANDS, CHURT ROAD, HINDHEAD GU26 6PF	No objection
WA/2017/1734	Application under Section 73A to vary Condition 1 of WA/2016/0174 (approved plans) to allow a two storey addition to provide an integral garage with room above.	TRIMMERS FIELD, WOOD ROAD, HINDHEAD GU26 6PX	No objection
NMA/2017/0139	Amendment to WA/2014/2373 for alterations to fenestration.	BUCKLANDS COTTAGE CHURT ROAD HINDHEAD GU26 6HY	No objection
TM/2017/0156	APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER	18 ROZELDENE HINDHEAD GU26 6TW	No objection subject to tree officer approval
WA/2017/1779	Erection of an outbuilding for a temporary period of up to 3 years for ancillary use.	ST STEPHENS CHURCH, CHURCH ROAD, HASLEMERE GU27 1NS	No objection
WA/2017/1781	Proposed single storey first floor side extension to existing bathroom.	50 WEYSPRINGS, HASLEMERE GU27 1DE	No objection
WA/2017/1776	Erection of extension and alterations.	20 THE AVENUE, HASLEMERE GU27 1JT	No objection
WA/2017/1784	Erection of a single storey rear extension following demolition of existing extension, internal alterations and associated works.	26 PETWORTH ROAD, HASLEMERE GU27 2HR	No objection
WA/2017/1782	Application under Section 73 to vary Condition 1 of WA/2017/1227 (approved plans) to allow additional roof lights and window.	WYNYATES, TENNYSONS LANE, HASLEMERE GU27 3AF	No objection

WA/2017/1783	Application under Section 73 to vary Condition 1 of WA/2017/1227 (approved drawing numbers) to include a single storey extension and part demolition of existing outbuilding.	WYNYATES, TENNYSONS LANE, HASLEMERE GU27 3AF	No objection
WA/2017/1777	Certificate of Lawfulness under Section 192 for the erection of a single storey rear extension.	WYNYATES, TENNYSONS LANE, HASLEMERE GU27 3AF	No objection
WA/2017/1788	Proposed 3 bay timber framed garage with ancillary storage/games room/office accommodation in roof space accessed by external timber staircase.	WYNYATES, TENNYSONS LANE, HASLEMERE GU27 3AF	No objection
WA/2017/1742	Erection of dwelling and garage.	LAND AT CROSSE GARDEN, CHURCH LANE, HASLEMERE GU27 2BJ	Objection – see separate comments
WA/2017/1773	Application under Regulation 3 for the Change of use from Use Class D1 (Non-residential institutions) to mixed use D1 and Use Class D2 (Assembly and Leisure) together with the erection of 2 single storey extensions and alterations; extension to existing car park to provide 5 additional parking spaces and provision of 1 mini-bus parking bay with electric charging points.	KILNFIELDS PAVILION, 19 WEYCOMBE ROAD, HASLEMERE GU27 1EL	No objection
NMA/2017/0142	Amendment to WA/2017/0740 for alterations to fenestration and elevation.	WESTBURY, GRAYSWOOD ROAD, HASLEMERE GU27 2BS	No objection
WA/2017/1769	Erection of extensions and alterations.	THE STEADING, MEAD ROAD, HINDHEAD GU26 6SG	No objection
WA/2017/1789	Erection of single storey extension and alterations (revision of WA/2017/0463).	32 FOX ROAD, HASLEMERE GU27 1RG	No objection

WA/2017/1794	Erection of single storey side and porch extensions together with alterations to fenestration.	RUSTHALL, THREE GATES LANE, HASLEMERE GU27 2LE	No objection
WA/2017/1796	Erection of 2 storage buildings following part demolition of existing storage shed.	HINDHEAD GOLF CLUB, CHURT ROAD, HINDHEAD GU26 6HX	No objection
WA/2017/1854	Change of Use from community centre (Use Class D2) to a mixed use community centre and post office (Use Class D2 and A1).	HASLEWEY, LION GREEN, HASLEMERE GU27 1LD	No objection
NMA/2017/0145	Amendment to WA/2016/1616 for additional roof light, alterations to elevations and roof tiles.	39 CHERRY TREE AVENUE, HASLEMERE GU27 1JP	No objection
CA/2017/0152	RIVER WEY HASLEMERE CONSERVATION AREA WORKS TO AND REMOVAL OF TREES	THE HERONS SWIMMING AND FITNESS CENTRE KINGS ROAD HASLEMERE GU27 2QT	No objection subject to tree officer approval
WA/2017/1849	Erection of extensions and alterations following demolition of existing attached garage; erection of a detached garage and associated works.	GREENWAYS, HILL ROAD, HASLEMERE GU27 2JP	No objection
WA/2017/1857	Erection of 2 dwellings with access and associated works.	LAND TO REAR OF HARSCROSSE, 48 PETWORTH ROAD, HASLEMERE GU27 2HX	No objection
WA/2017/1822	Application under Section 73 to vary Condition 1 of WA/2017/0796 (plan numbers) to allow change to proposed layout.	RIVENDALL, THE MOUNT, GRAYSWOOD GU27 2EB	No objection
TM/2017/0176	APPLICATION FOR WORKS TO AND REMOVAL OF TREES SUBJECT OF TREE PRESERVATION ORDER 19/08	POINTINGS DENBIGH ROAD HASLEMERE GU27 3AP	No objection subject to tree officer approval

WA/2017/1851	Erection of single storey rear extension.	HORNSEY, GLEN ROAD, HINDHEAD GU26 6QE	No objection
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WA/2017/1635 SITE OF HINDHEAD FURNISHING WAREHOUSE, HILL ROAD, HINDHEAD, GU26 6QW

The committee agreed to **object** to this application on the following grounds:

- The proposed application will result in over-development of a very small site
- The proposed application as it stands does not appear to make sense
- There is concern over the access to the site.

WA/2017/1742 LAND AT CROSSE GARDEN, CHURCH LANE, HASLEMERE, GU27 2BJ

The committee agreed to **object** to this application on the following grounds

- Loss of amenity
- The property is overbearing and has been unsympathetically positioned with regards to the residents at Nightingale Place
- Concern over ingress and egress of the site

120/17 HTC representation at Waverley Planning Committee

Cllr Carter would like to speak against application WA/2017/1635 (Site of Hindhead Furnishing Warehouse) should this application come before the Southern Area Planning Committee.

The Committee discussed the issue of not getting feedback from WBC Planning Committee when they allowed an application the Committee had objected to. Cllr Isherwood advised that officer's reports were published on the WBC website but could not feedback to individual committees as they were understaffed

Recommended: a letter be sent by the Chairman of the Planning and Highways Committee of HTC to the Chairman of the WBC Planning Committee asking for feedback to be given where decisions differed

121/17 Decisions and Appeals

The list was noted.

122/17 Highways Update

Cllr Carter gave the following update

- A287 was back in service following the water leak although it will have to be closed again for re-surfacing
- The St Edmunds roundabout has finally been signed off by SCC
- He attended a meeting at Highways England regarding Hindhead Tunnel closures which was far from satisfactory as it appears there are no practical solutions for emergency closures. He is meeting with members from the local parishes and following that meeting a letter will be written to the CEO of Highways England
- Cllr Edwards advised that he had been to an air quality control management meeting, which is looking at piloting ways of addressing pollution. Ideas such as increasing electric charging points and making it an automatic condition of new developments sites that charging points are put in. It is likely to be included in the Local Plan Part 2

123/17 Licensing applications

Cllr Carter left the room so the Committee could discuss the Hindhead Golf Club application.

There was a discussion about whether the Committee should be considering licensing applications without formal training.

Recommended: the Committees terms of reference be updated to include licensing

Recommended: the Deputy Clerk to source appropriate training

Hindhead Golf Club – no objection

Cllr Carter returned

CYC:D – no objection

124/17 Next meeting

7th November 2017

Meeting closed at 8.32pm

Signed: _____ Date: _____

Chairman of Planning