



# HASLEMERE TOWN COUNCIL

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## Planning & Highways Committee

Minutes of the meeting held at 7pm on 7 January 2021  
Via ZOOM

<b>Chairman</b>	Cllr Isherwood*
<b>Vice Chairman</b>	Cllr Weldon*
<b>Councillors</b>	Arrick*, Barton*, Cole*, Davidson*, Dear*, Ellis*, Hewett*, Keen*, Lloyd, Robini*, Round* and Whitby*

\*Present

**Meeting clerked by:** Pippa Auger, Deputy Town Clerk.

**In attendance:** Toby Shea – applicant for WA/2020/1922 and Councillor David Harmer (Surrey County Council)

### **1/21 Apologies for absence**

The committee accepted the absences of Cllr Lloyd (health reasons)

### **2/21 Declarations of Pecuniary and Non-Pecuniary Interests**

Cllrs Davidson, Dear, Isherwood, Keen & Robini declared non-pecuniary interests as members of the WBC Western Area Planning Committee. They all reserve the right to change the tone or content of their opinion when presented with further advice from WBC officers or other professionals.

Cllr Whitby declared a non-pecuniary interest as a relative works in the Enforcement Section of the WBC Planning Department.

### **3/21 Minutes of the last meeting**

The minutes of the meeting held 3 December 2020 were agreed and signed as a true record.

### **4/21 Representations by the public**

None

### **5/21 Planning decisions since December 2020 meeting and submitted to WBC**

Ref	Proposal	Site Address	Comment
TM/2020/0266	APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER 11/07	THE DELL CRITCHMERE HILL HASLEMERE GU27 1LS	No objection subject to tree officer approval
WA/2020/1814	Alterations to roof space including dormer windows to provide habitable accommodation.	47 KINGS ROAD, HASLEMERE GU27 2QA	No objection

WA/2020/1826	Erection of extensions and alterations to elevations; associated landscaping with raised terrace and 1.8m fence.	1 SUNVALE AVENUE, HASLEMERE GU27 1PH	No objection
WA/2020/1806	Erection of a steel framed industrial unit following demolition of existing unit.	UNIT 6, KINGS ROAD INDUSTRIAL ESTATE, KINGS ROAD, HASLEMERE GU27 2QH	No objection
CA/2020/0214	HASLEMERE CONSERVATION AREA REMOVAL OF TREES	APPLETREES 8A COURTS HILL ROAD HASLEMERE GU27 2NG	No objection subject to tree officer approval
TM/2020/0269	APPLICATION FOR REMOVAL OF TREE SUBJECT OF TREE PRESERVATION ORDER 28/99	FOREST END, TOWER ROAD, HINDHEAD GU26 6SN	No objection subject to tree officer approval
WA/2020/1828	Alterations to attached garage to form habitable accommodation.	1 CORRY ROAD, HINDHEAD GU26 6NS	No objection

## 6/21 Planning applications

**WA/2020/1922** Mr Toby Shea addressed the committee in relation to his application. The existing building was a care home for children with in excess of 20 bedrooms, which has already got planning permission for a change of use to a residential dwelling. The applicant will be reducing the ridge height of the building and planting a roof garden. Surrey Wildlife Trust is working with the applicant to work on a robust woodland management plan. Key issue is design and the applicant has chosen to, in effect, erase the history of the care home which stood on site for 100 years and erect something completely new in the style of Oliver Hills. The site is secluded, it neither overlooks or is overlooked and there are no dwellings close by which it needs to sit in context with.

Cllr Weldon arrives 7.07pm

Ref	Proposal	Site Address	Comments
WA/2020/1910	Erection of extensions at first floor to provide 2 dwellings together with change of use of part of ground floor to provide access and provision of new shopfront.	99 WEY HILL, HASLEMERE GU27 1HS	Objection – see comments below
WA/2020/1922	Erection of detached dwelling with attached staff/guest accommodation and associated landscaping following demolition of existing residential care home.	THE GRANGE, HUNTINGTON HOUSE DRIVE, HINDHEAD GU26 6BG	No objection
NMA/2020/0162	Amendment to WA/2020/0013: Alteration to roof design of single storey side extension from hip to gable, increase in Porch depth, fenestration alterations.	OAKWOOD, DOLPHIN CLOSE HASLEMERE GU27 1PU	No objection
WA/2020/1859	Erection of detached garage, alterations to driveway including gates and associated works.	ORCHARD HILL, SWAN BARN ROAD, HASLEMERE GU27 2HY	No objection



WA/2020/1886	Erection of two storey extension and alterations to elevation and associated works.	DEER PATH COTTAGE, INVAL, HASLEMERE GU27 1AH	No objection
WA/2020/1855	Erection of extension.	HEATHER COTTAGE, TILFORD ROAD, HINDHEAD GU26 6RH	No objection
WA/2020/1954	Erection of extensions and alterations to form two storey dwelling.	THE LODGE, ST MARYS ABBAY, WOOLMER HILL ROAD, HASLEMERE GU27 1QA	No objection
WA/2020/1374	Application under Section 73 to vary Condition 1 (approved plan numbers) of WA/2018/0468 to allow enlargement of rear block and alterations to elevations including the addition of dormer windows together with internal alterations; and alterations to elevation	4 WEY HILL HOUSE, WEY HILL, HASLEMERE	No objection
WA/2020/1920	Erection of extension.	4 CHASE PLAIN COTTAGES, PORTSMOUTH ROAD, HINDHEAD GU26 6BZ	No objection
TC/2020/0009	G.P.D.O. Schedule 2, Part 16, Class A: Installation of a 20m monopole with 3 antennae, 3 ground-based cabinets and associated equipment.	PROPOSED TELECOMMUNICATIONS MAST HASLEMERE LEISURE CENTRE KINGS ROAD HASLEMERE	Objection – see comments below
WA/2020/1951	Erection of extensions.	2 BUNCH WAY, HASLEMERE GU27 1ER	No objection
WA/2020/1908	Alterations to roofline to form habitable accommodation including dormer window and roof lights.	TREES, THE MOUNT, GRAYSWOOD GU27 2EB	No objection
WA/2020/1896	Alterations to elevations including dormer windows.	WATERSIDE, BUNCH LANE, HASLEMERE GU27 1AE	No objection
WA/2020/1903	Erection of detached double garage with room above.	HIGH MEAD, HIGHERCOMBE ROAD, HASLEMERE GU27 2LH	No objection
WA/2020/1905	Erection of extensions and alterations to elevations including dormers (as amended by plans received 16/12/2020).	VALE HOUSE, STEEPWAYS, HINDHEAD GU26 6PG	No objection
DW/2020/0046	The erection of a single storey rear extension which would extend beyond the rear wall of the original house by 6.62m, for which the height would be 2.85m, and for which the height of the eaves would be 2.85m.	PENSHURST, CLOVELLY ROAD, HINDHEAD GU26 6RW	No objection
WA/2020/1931	Erection of extension.	26 ROYAL HUTS AVENUE, HINDHEAD GU26 6FB	No objection
TM/2020/0275	APPLICATION FOR WORKS TO TREES SUBJECT OF TREE PRESERVATION ORDER 43/07	COPPER MILL COTTAGE GRAYSWOOD ROAD HASLEMERE	No objection subject to tree officer approval

Ref 1

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#### **WA/2020/1922 The Grange, Huntington House Drive, Hindhead**

The committee sought clarification from the applicant in respect of the number of rooms the main dwelling had, together with the guest accommodation. It was felt the scale and appearance were the only relevant material considerations to discuss. To the extent it is a stand alone dwelling on a large site which does not impose on any other dwelling or street scene it is entirely appropriate. The committee had no objection to the application.

#### **WA/2020/1910 99 Wey Hill, Haslemere GU27 1HS**

The committee discussed this application at some length. Cllrs noted that the proposed new frontage dwarfs the neighbouring building and is out of keeping with the street scene. It is not clear whether the parking provision is for visitors to the shop or occupiers of the flat, and in any case is felt to be inadequate in an area where it is already scarce. It was agreed to **object**, with one abstention, to this proposal on the following grounds:

- It is overdevelopment of the site contrary to retained policy D4 of the Local Plan 2002
- The proposal is overbearing and fails to preserve the character of the street scene contrary to policy TD1 of LPP1 and retained policies D1 & D4 of the Local Plan 2002
- The proposal offers cramped accommodation and a lack of amenity space for future occupants contrary to policy TD1 of LPP1 and retained policies D1 & D4 of the Local Plan 2002 and para 127 of the NPPF

#### **TC/2020/0009 Proposed telecommunications mast Haslemere Leisure Centre**

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

- The proposed location for the mast is within the Springhead and River Wey Conservation Area. Installation is not permitted on article 2(3) land which is defined as land within a designated conservation area (GDPO schedule 2, Part 16 A.1(5))
- Its proposed proximity to three listed residential buildings is of concern to the occupiers of the buildings
- The committee feels a more appropriate location would be closer to the leisure centre, which would then be outside the conservation area, perhaps affixing it to the building which would increase the height of the mast and involve less cost.

#### **7/21 Decisions and Appeals**

The list was noted

#### **8/21 Highways Update**

None

#### **9/21 WBC Taxi Policy Consultation**

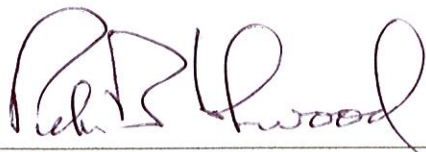
It was agreed that no comment needed to be submitted to Waverley Borough Council in relation to the Taxi Policy consultation.

#### **10/21 Next meeting**

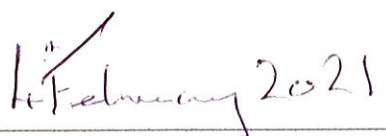
4<sup>th</sup> February 2021

Meeting closed at 7.57pm

Signed:



Date:



Chairman of Planning