



HASLEMERE TOWN COUNCIL

Town Hall, High Street, Haslemere, Surrey GU27 2HG
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Planning & Highways Committee

Minutes of the meeting held at 7pm on 5 November 2020
Via Zoom

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

*Present

Meeting clerked by: Pippa Auger, Deputy Town Clerk.

70/20 Apologies for absence

The committee accepted the absences of Cllr Barton (family illness).

7.01pm Cllr Ellis arrives.

71/20 Declarations of Pecuniary and Non-Pecuniary Interests

Cllrs Davidson, Dear, Isherwood, Keen & Robini declared non-pecuniary interests as members of the WBC Southern Area Planning Committee. In addition, Councillors Isherwood and Keen are also members of the WBC Joint 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.

72/20 Minutes of the last meeting

The minutes of the meeting held 8 October 2020 were agreed and signed as a true record.

73/20 Representations by the public

None.

74/20 Planning decisions since October 2020 meeting and submitted to WBC

Ref	Proposal	Site Address	Comments
WA/2020/1510	Erection of extensions and alterations to elevations including dormer windows.	3 PITFOLD AVENUE, HASLEMERE GU27 1PN	No objection
WA/2020/1506	Certificate of Lawfulness under Section 192 for alterations to garage to form habitable accommodation.	1 TROUT ROAD, HASLEMERE GU27 1RD	No objection

TM/2020/0214	APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER 06/03	COURTS END 22 COURTS HILL ROAD HASLEMERE GU27 2NG	No objection subject to Tree Officer approval
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75/20 Planning applications

Ref	Proposal	Site Address	Comment
WA/2020/1531	Use of land to provide a base for outdoor education and recreation together with the erection of 2 buildings; 2 moveable structures, associated parking and ancillary works (revision of WA/2020/0259).	LAND COORDINATES 492599 134278, TRACK KNOWN AS MUDDY LANE, PRESTWICK LANE, GRAYSWOOD	Objection – see separate comment below
WA/2020/1523	Erection of replacement dwelling and shed following demolition of existing dwelling and garaging.	PASTURES, UPPER HAMMER LANE, BRAMSHOTT CHASE GU26 6DD	No objection
NMA/2020/0138	Amendment to WA/2017/0625 to adjust some of the windows on both the West and East Elevations. WEST ELEVATION 1. Increase the size of the window above the main entrance double volume. 2. Replace the 1No window in the Study/Playroom with 2 No windows. EAST	WHITE GATES UPPER HAMMER LANE HINDHEAD GU26 6DD	No objection
WA/2020/1545	Certificate of Lawfulness under Section 192 for conversion of existing garage building to form guest annexe within the curtilage of Half Moon House.	HALF MOON HOUSE, 7 THE PADDOCK, HASLEMERE GU27 1HB	No objection
WA/2020/1526	Erection of extension to garage.	LITTLE SADLERS, GRAYSWOOD ROAD, HASLEMERE GU27 2BP	No objection
WA/2020/1560	Erection of conservatory following demolition of existing.	3 THE PADDOCKS, PADDOCK WAY, GRAYSWOOD GU27 2EE	No objection
TM/2020/0220	APPLICATION FOR WORKS TO TREES SUBJECT OF TREE PRESERVATION ORDER WA323	HILL HOUSE, 4 GREENING WOOD, TILFORD ROAD, HINDHEAD GU26 6TB	No objection subject to Tree Officer approval
WA/2020/1547	Application under Section 93B for extension of planning permission: additional environmental approval relating to WA/2016/1823 Appeal ref: APP/R3650/W/17/3168176 for erection of 3 dwellings and associated works which expired on 5th July 2020.	LAND AT MONTANA, CHURT ROAD, HINDHEAD GU26 6PR	No objection
WA/2020/1570	Erection of extension and alterations to elevations and associated work.	ARDQUIN WEST, HAZEL GROVE, HINDHEAD GU26 6BJ	No objection

WA/2020/1575	Erection of extensions and alterations to elevations including fenestration.	HALF MOON HOUSE, 7 THE PADDOCK, HASLEMERE GU27 1HB	No objection
TM/2020/0230	APPLICATION FOR WORKS TO TREES SUBJECT OF TREE PRESERVATION ORDER 23/99	5 TROUT ROAD HASLEMERE GU27 1RD	No objection subject to Tree Officer approval
NMA/2020/0139	Amendment to WA/2020/0673 for amendment to rear dormer sizes.	28 THE AVENUE, HASLEMERE GU27 1JT	No objection
CA/2020/0183	HASLEMERE CONSERVATION AREA WORKS TO AND REMOVAL OF TREES	EAST GARDEN 29 PETWORTH ROAD HASLEMERE GU27 2JB	No objection subject to Tree Officer approval
WA/2020/1648	Erection of extension (revision of WA/2020/1014).	103 KINGS ROAD, HASLEMERE GU27 2QG	Objection – see separate comment below
WA/2020/1625	Relocation and replacement of septic tank.	BEECH COTTAGE, FARNHAM LANE, HASLEMERE GU27 1HG	No objection
WA/2020/1642	Erection of extensions and alterations to elevations.	DALMA COTTAGE, GRAYSWOOD ROAD, HASLEMERE	No objection
WA/2020/1640	Erection of extensions and alterations to elevations and fenestration.	ENDAHWIN, DENBIGH ROAD, HASLEMERE GU27 3AP	No objection
CA/2020/0194	HASLEMERE CONSERVATION AREA WORKS TO TREE	COLLARDS 30 PETWORTH ROAD HASLEMERE GU27 2HX	No objection subject to Tree Officer approval
WA/2020/1608	Erection of extension.	LITTLE MANOR, GRAYSWOOD ROAD, HASLEMERE GU27 2DF	No objection
TM/2020/0237	APPLICATION FOR REMOVAL OF TREES SUBJECT OF TREE PRESERVATION ORDER 12/10	TANGLEWOOD, BUNCH LANE, HASLEMERE GU27 1ET	No objection subject to Tree Officer approval
WA/2020/1606	Erection of extension.	WINDSDOWN COTTAGE, THREE GATES LANE, HASLEMERE GU27 2LE	No objection
WA/2020/1611	Erection of extension and associated works.	17 THE MOORINGS, HINDHEAD GU26 6SD	No objection
WA/2020/1633	Erections of extension including attached garage and associated works following demolition of existing extensions and detached garage.	AIRLY HOUSE, TILFORD ROAD, HINDHEAD GU26 6RH	No objection

WA/2020/1351 LAND COORDINATES 492599 134278, TRACK KNOWN AS MUDDY LANE, PRESTWICK LANE, GRAYSWOOD

The committee were broadly in favour of the idea of an outdoor educational facility but felt it was located in the wrong area. After lengthy discussion, the committee agreed, with six abstentions, to **object** to this application on the following grounds:

- No “very special circumstances” exist that would justify the harm to the openness of the Green Belt that building new, permanent structures would do.
- Neither the provision of a shower block, one of the permanent structures, or the proposal to allow overnight stays are essential for outdoor recreation.

- The proposal constitutes inappropriate development in the Green Belt contrary to policy RE2 of the Local Plan Part 1 and paragraphs 143-145 of the NPPF.

WA/2020/1648 103 KINGS ROAD, HASLEMERE GU27 2QG

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

- The removal and development of the existing garage space reduces the available off-street parking to one space, contrary to WBC parking guidelines which recommends at least 1.5 spaces for a 3 plus bedroom house in the town centre and 2.5 spaces elsewhere contrary to policy ST1 of the Local Plan Part 1. The on-street parking in Kings Road is already notoriously challenging for residents.
- The proposal contravenes the Residential Extensions supplemental planning document in that the measurement to the boundary of the joining boundary is 0.86m rather than the preferred 1m, contrary to policies D1 & D4 of the retained Local Plan 2002 and policy TD1 of the Local Plan Part 1.

76/20 Decisions and Appeals

The list was noted.

77/20 Highways Update

It was noted by Cllr Keen that the pot holes which were recently filled in at High Lane have broken up.

The following bollards have been damaged

- a) Junction of Beacon Hill Road and Churt Road
- b) Junction of Lower Road and Grayswood Road
- c) Junction of Wey Hill and Lion Lane

Action: Deputy Town Clerk to notify SCC Highways department

78/20 Next meeting

3 December 2020

Meeting closed at 7.49pm

Signed: _____ Date: _____
Chairman of Planning