



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 5th January 2017
Council Chamber, Town Hall, High Street, Haslemere

Chairman	Cllr Bradley*
Vice Chairman	Cllr Piper*
Councillors	Abeyesundara*, Arrick, Carter*, Drake, Edwards*, Hewett, Newbury, Odell*, Peel*, Round*

*Present

Meeting clerked by: Sarah Nash, Deputy Town Clerk.

In attendance: 2 members of the public

1/17 Apologies for absence

Cllrs Arrick, Drake, Hewett and Newbury.

2/17 Declarations of Pecuniary and Non-Pecuniary Interests

Cllr Bradley declared a pecuniary interest in WA/2016/2416 and left the meeting whilst this was discussed.

Cllr Carter declared a pecuniary interest in WA/2016/0234.

Cllrs Odell and Round declared pecuniary interests in WA/2016/2347.

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

3/17 Minutes of the last meeting

The minutes of the meeting held 8th December 2016 were agreed and signed as a true record.

4/17 Matters arising from those minutes not otherwise stated in the agenda

Cllr Round advised that there will be WBC site meetings for both WA/2016/2098 (3 Braeside Close) and WA/2016/1714 (Whitwell Hatch, Scotland Lane) at the end of the month.

5/17 Representations by the public

Cllr Bradley left the meeting and Cllr Piper took the chair

WA/2016/2416

Although a neighbour was present, a presentation was not given however the committee did direct some questions to the neighbour. The committee made the following comments:

- Some felt it was inappropriate development in the conservation area, there would be a loss of amenity to neighbours and there is insufficient parking provision on site.
- The majority of the committee however felt that the development was appropriate subject to the WBC Conservation Officer's comments.

The committee voted 5 in favour and 2 against that the following comment should be submitted to Waverley: **"No objection subject to the Conservation Officer's view on the height of the proposed development and its impact on the conservation area."**

6/17 Planning applications

Planning Ref	Proposal	Site Address	Comment
WA/2016/2321	Erection of single storey side and rear extension and alterations.	61 LOWER ROAD, GRAYSWOOD GU27 2DR	No objection
WA/2016/2326	Erection of conservatory following demolition of existing conservatory.	REDWOOD MANOR, TANNERS LANE, HASLEMERE GU27 2PZ	No objection
WA/2016/2330	Erection of a two storey side extension and alterations following demolition of existing garage.	4 PITFOLD CLOSE, HASLEMERE GU27 1PW	No objection
WA/2016/2340	Erection of a detached building to provide an office.	56 WEY HILL, HASLEMERE GU27 1HN	No objection
WA/2016/2347	Erection of a detached garage/log store and alterations to existing driveway.	BRAMLEY, PATHFIELDS CLOSE, HASLEMERE GU27 2BL	No objection
TM/2016/0227	APPLICATION FOR REMOVAL OF TREE SUBJECT OF TREE PRESERVATION ORDER 19/06	29 SHEPHERDS DOWN HILL ROAD HASLEMERE GU27 2NH	No objection subject to Tree Officer approval
WA/2016/2354	Erection of single storey side and rear extensions; alterations to garage to provide habitable accommodation.	MAYFIELD, 6 FIR TREE AVENUE, HASLEMERE GU27 1PL	No objection
WA/2016/2357	Variation of Condition 1 of WA92/0936 regarding 8 industrial units, to allow uses within Use Class B8 (storage and distribution) as well as Use Class B1(c) (light Industrial).	UNIT 5 AND 6, WEYDOWN ROAD INDUSTRIAL ESTATE, HASLEMERE GU27 1DW	No objection
WA/2016/2358	Erection of a two storey side extension and alterations.	SPRINGDALE, 6 STOATLEY RISE, HASLEMERE GU27 1AF	No objection

Planning Ref	Proposal	Site Address	Comment
WA/2016/2365	Erection of a dwelling with access off Scotland Lane along with detached garage and associated amenity space(revision of WA/2016/1251).	LAND AT STEPSTONES, SCOTLANDS CLOSE, HASLEMERE GU27 3AE	Objection – see separate letter
CA/2016/0174	HASLEMERE CONSERVATION AREA WORKS TO AND REMOVAL OF TREES	22 THE WHITE HORSE HIGH STREET HASLEMERE GU27 2HJ	No objection subject to Tree Officer approval
PC/2016/0023	Consultation from a neighbouring authority for single storey rear extension, following demolition of 2 small attached buildings.	BELLE VIEW, 47 NEW ROAD LINCHMERE GU27 3RP	No objection
TM/2016/0230	APPLICATION FOR REMOVAL OF TREES SUBJECT OF TREE PRESERVATION ORDER 20/03	UNDERSHAW PORTSMOUTH ROAD HINDHEAD GU26 6AQ	No objection subject to Tree Officer approval
TM/2016/0234	APPLICATION FOR WORKS TO A TREE SUBJECT OF TREE PRESERVATION ORDER 30/07	HEATHERBANK GROVE ROAD HINDHEAD GU26 6PH	No objection subject to Tree Officer approval
WA/2016/2386	Erection of two storey and single storey side and rear extensions.	HILL BRAE COTTAGE, CLOVELLY ROAD, HINDHEAD GU26 6RW	Objection – see separate letter
WA/2016/2390	Change of use and alterations to existing detached annexe building to provide independent dwelling together with formation of new access and parking (follows invalid application WA/2016/2150).	GREAT STOATLEY LODGE, BUNCH LANE, HASLEMERE GU27 1AE	No objection
WA/2016/2401	Application under Section 73A to vary Condition 1 of WA/2013/2155 (Erection of dwelling and garage/store following demolition of existing dwelling with the exception of the original farmhouse) to allow variation to scheme approved for the restoration of f	INVAL HOUSE, INVAL, HASLEMERE GU27 1AH	No objection
WA/2016/2406	Application under S 73 to vary Cond 1 of WA/2016/0174 (approved plans) to allow amendments to position of dwellings and garage, and re-alignment of access drive.	TRIMMERS FIELD, WOOD ROAD, HINDHEAD GU26 6PX	No objection

Planning Ref	Proposal	Site Address	Comment
WA/2016/2410	Erection of a new boundary fence.	UNDERSHAW, PORTSMOUTH ROAD, HINDHEAD GU26 6AQ	No objection
WA/2016/2413	Use of annexe as an independent dwelling.	32A KINGS ROAD, HASLEMERE GU27 2QG	Objection – see separate letter
WA/2016/2416	Erection of extensions and alterations.	OAKLAND VIEW, 3 COURTS MOUNT ROAD, HASLEMERE GU27 2PR	No objection subject to the Conservation Officer’s view on the height of the proposed development and its impact on the conservation area.
WA/2016/2425	Conversion of existing barn into ancillary accommodation together with alterations to roof and fenestration.	HALF MOON HOUSE, 8 HIGH STREET, HASLEMERE GU27 2JE	No objection subject to the proposal remaining ancillary to the existing building.
WA/2016/2426	Listed Building Consent for internal and external alterations including changes to roof and fenestration.	HALF MOON HOUSE, 8 HIGH STREET, HASLEMERE GU27 2JE	No objection
WA/2016/2429	Erection of extensions and alterations to provide a two storey dwelling following demolition of existing extension and detached garage.	1 SPRINGS, WOODLANDS LANE, HASLEMERE GU27 1JU	No objection
WA/2016/2430	Erection of a detached dwelling and garage together with associated access and landscaping following demolition of existing garages.	LAND ADJACENT TO MAGNOLIA HOUSE, BEACON HILL PARK, CHURT ROAD, HINDHEAD	No objection

WA/2016/2365

The Committee agreed to object to this proposal on the following grounds:

- The proposed design is out of keeping with the existing street scene and as such is contrary to policies D1 and D4 of the Waverley Local Plan.

WA/2016/2386

The Committee agreed to object to this proposal on the following grounds:

- The proposal constitutes overdevelopment of this site making the plot far too overcrowded.
- The scale and bulk of the proposed development is not appropriate on this site.

WA/2016/2413

The Committee agreed to object to this proposal on the following grounds:

- The proposal constitutes overdevelopment of the site.
- Parking problems already exist along Kings Road and intensification of this site will exacerbate the problem.
- The Committee believe that the proposal will lead to a loss of amenity for neighbouring residents.

7/17 HTC representation at Waverley Planning Committee

None

8/17 Decisions and appeals

The contents of Appendix 3 to the Agenda were noted.

Cllr Abeyesundara advised the committee that sign had been erected at the bottom of Chilcroft Road advising that it is a private lane.

Action: Deputy Clerk to contact Steve Lindsey-Clark to confirm whether this sign should be positioned in this location.

9/17 Highways update

Cllrs raised the following issues:

- High pavement is scheduled to have work done to the utilities so disruption is inevitable.
- A number of lampposts are not working on Lower Street – this has been reported to SCC.
- A meeting needs to be arranged with Cllr Barton to get an update on outstanding SCC projects
Action: Deputy Clerk to arrange.
- When High Pavement is being excavated it would be a good opportunity to fix the foundations of the recent railings.
Action: Deputy Clerk to raise this at the meeting with Cllr Barton.
- A drain is still needed outside the Wells.
Action: Deputy Clerk to raise this again with Cllr Barton
- Cllr Round suggested that SCC should be pressed to provide appropriate infrastructure on as many lampposts as possible to accommodate Christmas lighting. Cllr Odell suggested that a quote should be sought for the installation of necessary infrastructure.
Action: Deputy Clerk to raise this with the Town Clerk.
- The electronic sign is still not working by Fosters Bridge
Action: Deputy Clerk to raise this again with Cllr Barton
- The old street light plates have yet to be removed.
Action: Deputy Clerk to chase Stuart Wager.
- Cllr Carter advised that some residents along the Old Portsmouth Road in Hindhead have got together to form an action group to get white lines installed and would like HTC's support.
- Cllr Abeyesundara advised that the sunken drains have not yet been fixed on Wey Hill even though the signs say the work should have commenced on 12th December.
Action: Deputy Clerk to raise this with Cllr Barton
- Cllr Round advised that there are similar issues with some drains on the Midhurst Road.
Action: Deputy Clerk to raise this with Cllr Barton

10/17 Localism Funding

There is reportedly still come overgrown vegetation by Fosters Bridge.

Action: Deputy Clerk to investigate.

11/17 Next meeting

2nd February 2017

Meeting closed at 8.35pm

Signed: _____ Date: _____

Chairman of Planning