

To: All Members and Substitute Members of
the Joint Planning Committee
(Other Members for Information)

When calling please ask for:
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Policy and Governance

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Calls may be recorded for training or monitoring

Date: 31 October 2016

Membership of the Joint Planning Committee

Cllr Peter Isherwood (Chairman)
Cllr Maurice Byham (Vice Chairman)
Cllr Brian Adams
Cllr Mike Band
Cllr Carole Cockburn
Cllr Kevin Deanus
Cllr David Else
Cllr Mary Foryszewski
Cllr Pat Frost
Cllr John Gray
Cllr Christiaan Hesse
Cllr Stephen Hill

Cllr Nicholas Holder
Cllr David Hunter
Cllr Jerry Hyman
Cllr Anna James
Cllr Stephen Mulliner
Cllr Jeanette Stennett
Cllr Stewart Stennett
Cllr Chris Storey
Cllr Nick Williams
Cllr John Ward
(Vacancy)

Substitutes

Appropriate substitutes will be arranged prior to the meeting

Dear Councillor

A meeting of the JOINT PLANNING COMMITTEE will be held as follows:

DATE: TUESDAY, 8 NOVEMBER 2016

TIME: 6.30 PM

PLACE: COUNCIL CHAMBER, COUNCIL OFFICES, THE BURYS,
GODALMING

The Agenda for the Meeting is set out below.

Yours sincerely

ROBIN TAYLOR
Head of Policy and Governance

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NOTES FOR MEMBERS

Members are reminded that contact officers are shown at the end of each report and members are welcome to raise questions etc in advance of the meeting with the appropriate officer.

AGENDA

1. **MINUTES**

To confirm the Minutes of the Meeting held on 24 October 2016 (to be laid on the table half an hour before the meeting).

2. **APOLOGIES FOR ABSENCE AND DECLARATIONS OF SUBSTITUTES**

To receive apologies for absence.

Where a Member of the Committee is unable to attend a meeting, a substitute Member from the same Area Planning Committee may attend, speak and vote in their place for that meeting.

3. **DECLARATIONS OF INTERESTS**

To receive from Members declarations of interests in relation to any items included on the Agenda for this meeting in accordance with the Waverley Code of Local Government Conduct.

4. **QUESTIONS BY MEMBERS OF THE PUBLIC**

The Chairman to respond to any questions received from members of the public of which notice has been given in accordance with Procedure Rule 10.

5. APPLICATION FOR PLANNING PERMISSION - WA/2016/0339, LAND AT TONGHAM ROAD (Pages 5 - 56)

Proposal

Hybrid application: Part Outline application for the erection of up to 254 dwellings with access from The Street Tongham and emergency access from Grange Road, provision of open space, including children's play areas, sustainable urban drainage system and associated works. Access only to be determined at Outline; Full application for change of use from agricultural land to use as a Suitable Alternative Natural Greenspace (SANG) and associated works on land to the east of Tongham Road to serve the proposed development and surrounding area, including access, pathways and associated landscaping (this application is a cross boundary application; please also see Guildford Borough Council application 16/P/00222, the majority of the site falls within Guildford Borough Council) at Land At North End Of Tongham Road, Runfold (as amended by updated SANG LEMP (landscape ecological management plan) and letter of intent received 25/7/2016; SANG outline LEMP costs, SANG outline capital costs schedule, Revised SANGS plan (rev K) received 6/6/2016, Revised master plan (1613_10e) received 12/4/2016 and as amplified by Ecology letter received 2/8/2016, SANG delivery email received 28/7, Archaeological assessment received 28/7/2016, Highways modelling information received 11/3/2016; Travel plan, SANG Letter from Natural England, and response to SCC Highways comments received 11/3/2016 and Heritage Assessment received 9/3/2016, and additional ecology information received 02/08/2016 and 04/08/2016)

Recommendation

That permission be REFUSED

6. APPLICATION FOR PLANNING PERMISSION - WA/2016/0517, LAND SOUTH OF AMLETS LANE/NORTH OF ROBERTS WAY (Pages 57 - 152)

Proposal

Erection of up to 125 dwellings together with public parkland with mixed use including orchard, food growing and wildlife habitat and associated works (details pursuant to WA/2016/0848) (as amplified and amended by Construction Environmental Management Plan received 13/04/2016; Appendix D of Sustainable Drainage Plan rec'd 14/04/2016; Tree Protection Plan and Arboricultural Impact Assessment, plans, email, accommodation schedule, transport statement rec'd 27/06/2016; Bedroom size schedule rec'd 11/08/2016; plans received 18/08/2016 and 19/08/2016 and plans received 13/10/2016, 14/10/2016 and 20/10/2016)

Recommendation

That, subject to the consideration of any further representations and consultation responses, the Reserved Matters be AGREED subject to conditions 1-20 and informatives 1-5 in the agenda report.

7. EXCLUSION OF PRESS AND PUBLIC

To consider the following recommendation on the motion of the Chairman (if

necessary):-

Recommendation

That pursuant to Procedure Rule 20, and in accordance with Section 100A(4) of the Local Government Act 1972, the press and public be excluded from the meeting during consideration of the following item on the grounds that it is likely, in view of the nature of the business transacted or the nature of the proceedings, that if members of the public were present during the item, there would be disclosure to them of exempt information (as defined by Section 100I of the Act) of the description specified at the meeting in the revised Part 1 of Schedule 12A to the Local Government Act 1972.

8. LEGAL ADVICE

To consider any legal advice relating to any application in the agenda.

**For further information or assistance, please telephone
Ema Dearsley, Democratic Services Officer, on 01483 523224 or by
email at ema.dearsley@waverley.gov.uk**