

WAVERLEY BOROUGH COUNCIL

MINUTES OF THE EASTERN PLANNING - 14 JULY 2021

(To be read in conjunction with the Agenda for the Meeting)

Present

Cllr Paul Rivers (Chairman)	Cllr Michael Goodridge
Cllr Steve Cosser	Cllr John Gray
Cllr Martin D'Arcy	Cllr Ruth Reed
Cllr Kevin Deanus	Cllr Trevor Sadler
Cllr Patricia Ellis	Cllr Liz Townsend
Cllr Maxine Gale	Cllr George Wilson

Apologies

Cllr David Else and Cllr Joan Heagin

Also Present

Councillor Paul Follows, Councillor Chris Howard and Councillor Richard Seaborne

1. APOLOGIES FOR ABSENCE AND SUBSTITUTIONS (Agenda item 1.)

Apologies for absence were received from Cllrs Joan Heagin and David Else. Cllrs Christine Baker and Val Henry attended as substitutes.

2. MINUTES OF THE LAST MEETING (Agenda item 2.)

The Minutes of the meeting held on 9 June 2021, and published on the Council's website were agreed as a correct record.

3. DECLARATIONS OF INTERESTS (Agenda item 3.)

There were no declarations of interest submitted for this meeting.

4. QUESTIONS BY MEMBERS OF THE PUBLIC (Agenda item 4.)

There were none.

5. QUESTIONS BY MEMBERS (Agenda item 5.)

There were none.

6. ANY RELEVANT UPDATES TO GOVERNMENT GUIDANCE OR LEGISLATION SINCE THE LAST MEETING (Agenda item 6.)

The Committee were advised that Article 4 directions – NPPF were due to be updated. It was advised these would make the guidance more targeted, directed and focus on specific issues.

It was highlighted that the Planning team were working hard on the 2021 Statement. It had been highlighted at a recent appeal that Waverley did not have a 5 year land supply and would need to identify additional sites in 2021.

7. APPLICATIONS FOR PLANNING PERMISSION (Agenda item 7.)
8. APPLICATIONS SUBJECT TO PUBLIC SPEAKING (Agenda item 8.)
9. A1 - WA/2020/1975 - BROOKLANDS FARM, PEPPERBOX LANE, BRAMLEY, GU5 0LW (Agenda item 8.1)

Erection of a dwelling and associated works together with demolition of existing barn and landscaping works including a pond.

The report was considered by the committee.

Public Speaking

In accordance with the Council's public speaking scheme, the following made representations which were duly considered:

Paul Carnell – objector

Mark Shaw – In support

The Committee considered the application and voted 10 in favour, 4 against and no abstentions so the officer recommendation was carried.

Decision

Permission was GRANTED, subject to conditions 1-16 and informatives 1-6 as set out in the agenda and the addition of condition 17 relating to flooding and the addition of informatives 7 & 8 relating to reinforcing the Zero carbon credentials and the limits of discharge from the biodigester.

10. A2 - WA/2020/2055 - TUESLEY FARM, TUESLEY LANE, GODALMING, GU7 1UG (Agenda item 8.2)

Proposal

Retention of 20 hectares of polytunnels throughout the year (5.6 hectares heated by heat pumps drawing heat from the on-site reservoir, 14.4 hectares without heating), (located in particular fields identified as acceptable) on the farm; 40 further hectares of polytunnels to be on site (in fields identified as acceptable for polytunnels) from 1 April until 31 October, with the retention of hoops on the further 40 hectares of polytunnels (removing plastic covers only between 1 November and 1 April) (as amended by plans received 14/05/2021).

The report was considered by the committee.

Public Speaking

In accordance with the Council's public speaking scheme, the following made representations which were duly considered:

George Fairweather – objector

Harr Hall – In support

Cllr Clive Bond – Parish Councillor

Cllr Richard Seaborne – Ward Councillor

The Committee considered the application and voted 11 in favour, 2 against and one abstention so the officer recommendation was carried.

Decision

Permission GRANTED, subject to conditions 1-16 and informatives 1-8 and the addition of condition 17, set out in the update sheet, which states:

The proposed extended season at the site shall not be commenced unless and until a HGV Delivery Management Plan to include but not be limited to details of:

- Location of Deliveries clearly marked on a Location Plan;
- Times of Deliveries and Collections each day, including communication of delivery timings;
- A commitment to avoid HGV movements between AM and PM peak travel times;
- An approved route for all HGVs accessing the site via Tuesley Lane, Station Lane and the A3100;
- Number of Deliveries and Collections each day. • Size and type of the vehicles used;
- Detailed design of loading/unloading areas within the site, including measures to prevent private cars from parking in the HGV loading/unloading bays.

And informative 9 requesting a Liaison Group be established to provide better communication between the applicant and Parish Council.

11. APPLICATIONS NOT SUBJECT TO PUBLIC SPEAKING (Agenda item 9.)
12. B1 - WA/2021/0124 1 HOE LANE, HASCOMBE, GU8 4JQ (Agenda item 9.1)

Proposal

Erection of extensions and alterations to existing dwelling to form 2 dwellings and associated works following demolition of existing garage and conservatory (as amended by plans received 03.03.21 and further amended by plans received 15.06.21).

The report was considered by the committee.

The Committee considered the application and voted 10 in favour, 2 against and 2 abstentions so the officer recommendation was carried.

Decision

Permission GRANTED, subject to conditions 1-8 and informatives 1-6.

13. B2 - WA/2021/0082 HEATHFIELD, THURSLEY ROAD, ELSTEAD, GU8 6EB
(Agenda item 9.2)

Proposal

Extension and alteration to rear single and two storey extension and existing conservatory with new vehicular access (as amplified and amended by email and plans received 18/03/2021 and 25/03/2021).

The report was considered by the committee.

The Committee considered the application and voted unanimously in favour so the officer recommendation was carried.

Decision

Permission GRANTED, subject to conditions 1-8 and informatives 1-4.

14. B3 - WA/2021/0513 - 8 FOX DENE, GODALMING, GU7 1YQ (Agenda item 9.3)

Proposal

Alterations to elevations with attached garage conversion into habitable accommodation.

The report was considered by the committee.

The Committee considered the application and voted unanimously in favour so the officer recommendation was carried.

Decision

Permission GRANTED, subject to conditions 1-2 and 1 informative.

15. EXCLUSION OF PRESS AND PUBLIC (Agenda item 10.)

16. LEGAL ADVICE (Agenda item 11.)

The meeting commenced at 6.00 pm and concluded at 8.43 pm

Chairman