

To: All Members of the PLANNING  
COMMITTEE  
(Other Members for Information)

When calling please ask for:  
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**Legal & Democratic Services**  
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Direct line: 01483523258  
Date: 3 July 2024

### **Membership of the Planning Committee**

Cllr Penny Rivers (Chair)  
Cllr Peter Clark (Vice Chair)  
Cllr Jacquie Keen  
Cllr Alan Morrison  
Cllr Richard Steijger  
Cllr Terry Weldon  
Cllr John Robini

Cllr Julian Spence  
Cllr David Beaman  
Cllr Graham White  
Cllr Alan Earwaker  
Cllr Carole Cockburn  
Cllr Jane Austin  
Cllr Phoebe Sullivan

Dear Councillors

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

DATE: WEDNESDAY, 10 JULY 2024

TIME: 7.00 PM

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

The Agenda for the meeting is set out below.

This meeting will be webcast and can be viewed on [Waverley Borough Council's YouTube channel](#) or by visiting [www.waverley.gov.uk/webcast](http://www.waverley.gov.uk/webcast).

Yours sincerely

**Susan Sale,**  
**Joint Strategic Director Legal & Democratic Services & Monitoring Officer**

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Please be advised that there is limited seating capacity in the Public Gallery; an overflow room will be available where possible. This meeting will be webcast and can be viewed by visiting [www.waverley.gov.uk/webcast](http://www.waverley.gov.uk/webcast).

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### **NOTE FOR MEMBERS**

Members are reminded that Contact Officers are shown in each report and members are welcome to raise questions, etc. in advance of the meeting with the appropriate officer.

### **AGENDA**

#### **1 APOLOGIES FOR ABSENCE AND SUBSTITUTIONS**

To receive any apologies for absence and substitutes.

Where a Member of the Committee is unable to attend a substitute Member may attend, speak and vote in their place at that meeting.

Members are advised that in order for a substitute to be arranged a Member must give four (4) clear working-days' notice of their apologies.

For this meeting the latest date apologies can be given for a substitute to be arranged is 5pm Wednesday 3 July 2024.

#### **2 MINUTES OF THE LAST MEETING**

To approve the Minutes of the meeting held on 5 June 2024, and published on the councils website, as correct record of the 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 in accordance with Procedure Rule 10.

Submission of questions must be received by Wednesday 3 July 2024

#### **5 QUESTIONS FROM MEMBERS**

The Chairman to respond to any questions received from members in accordance with Procedure Rule 11.

Submission of questions must be received by Wednesday 3 July 2024.

6 ANY RELEVANT UPDATES TO GOVERNMENT GUIDANCE OR LEGISLATION SINCE THE LAST MEETING

Officers to update the Committee on any changes to the planning environment of which they should be aware when making decisions.

**Applications for planning permission**

Requests for site visits should be submitted within five working days after the publication of the agenda. Site visits will be held on the Friday prior to the meeting at 10am or 2pm.

**Background Papers**

Background papers (as defined by Section 100D(5) of the Local Government Act relating to reports are listed under the "Representations" heading for each planning application presented, or may be individually identified under a heading "Background Papers".

The implications for crime, disorder and community safety have been appraised in the following applications but it is not considered that any consideration of that type arises unless it is specifically referred to in a particular report.

7 APPLICATIONS SUBJECT TO PUBLIC SPEAKING

8 WA/2023/01467 - LAND CENTRED COORDINATES 483317 147157. OLD PARK LANE, FARNHAM (Pages 7 - 54)

Outline application with all matters reserved except access for up to 83 dwellings (including 24 affordable) and public open space/country park, including related play space, community orchard, wildlife pond, internal access roads, footways/footpaths and drainage basins/corridor.

Recommendation

That delegated authority is granted to the Executive Head of Planning to grant planning permission and make minor amendments to the wording of conditions subject to the applicant entering into an appropriate Section 106 Agreement for securing the provision of affordable housing including a commuted sum, securing open space and play space provision and off-site highway works to enhance pedestrian connectivity with the town centre and subject to conditions, permission be **GRANTED**

9 WA/2024/00580 - LAND AT APRIL WOOD SCOTLAND LANE HASLEMERE GU27 3AR (Pages 55 - 82)

Erection of 2 dwellings and garage; associated landscaping and works including alterations to access to provide shared vehicular access onto Scotland Lane following demolition of existing detached garage (as amended by plan (proposed site plan showing increase in parking spaces) received on 06/06/2024).

Recommendation

That, subject to conditions 1-13 and informatives 1-12, permission be **GRANTED**

- 10 WA/2024/00807 - LAND AT WINTERSHALL COTTAGE, THORNCOMBE STREET, BRAMLEY, GUILDFORD, GU5 0LT (Pages 83 - 94)

Erection of an agricultural building with ancillary staff welfare facilities and workshop (retrospective).

Recommendation

That, subject to conditions 1-2 and informative, permission be **GRANTED**

- 11 WA/2024/00461 - LAND AT FARNHAM LIBERAL CLUB SOUTH STREET SOCIAL CLUB 46 SOUTH STREET FARNHAM GU9 7RP (Pages 95 - 108)

Change of use from social club (Sui Generis) to restaurant and public house (Sui Generis); erection of extensions and creation of first floor terrace with associated works following demolition of existing modern extension (as amended by drawings received 08 May and 03 June 2024).

Recommendation

That, subject to conditions 1-11 and informatives 1-3, permission be **GRANTED**

- 12 WA/2024/00462 - LAND AT FARNHAM LIBERAL CLUB, 46 SOUTH STREET, FARNHAM GU9 7RP (Pages 109 - 116)

Listed Building Consent for demolition and replacement of modern ground floor extension; first floor extension to catslide; repairs and internal alterations (as amended by drawings received 08 May and 03 June 2024)

Recommendation

Subject to conditions 1-4 and informative, to **GRANT LISTED BUILDING CONSENT**

- 13 APPLICATIONS NOT SUBJECT TO PUBLIC SPEAKING

- 14 WA/2019/1022 - LAND AT KILNSIDE PLACE, ST GEORGES ROAD, BADSHOT LEA GU10 1FN (Pages 117 - 132)

Use of land for the provision of 3 additional gypsy pitches and erection of

building to provide dayrooms together with associated works

Recommendation

That delegated authority be granted to the Executive Head of Planning Development to grant planning permission subject to suggested conditions, amended or additional conditions and the completion of a Unilateral Undertaking securing SPA contributions (towards a SANG and SAMM)

15 EXCLUSION OF PRESS AND PUBLIC

That, pursuant to Procedure Rule 20 and in accordance with Section 100A(4) of the Local Government Act 1972, the Committee agrees:

(1) that the public be excluded from the meeting during consideration of the following matter on the grounds that it is likely, in view of the nature of the business to be 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 in Paragraph X of the revised Part 1 of Schedule 12A to the Local Government Act 1972; and

(2) that the public interest in maintaining the exemption outweighs the public interest in disclosing the information.

16 LEGAL ADVICE

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

**For further information or assistance, please telephone  
Kimberly Soane, Democratic Services Officer, on 01483523258 or by  
email at [kimberly.soane@waverley.gov.uk](mailto:kimberly.soane@waverley.gov.uk)**