

SHERE PARISH COUNCIL

*Serving the villages of Gomshall, Holmbury St. Mary,
Peaslake, Shere and a large part of Abinger Hammer*
DRAFT

Minutes of the Planning Committee meeting held on 12th March 2014 at 7.30pm in Tanyard Hall, 30 Station Road, Gomshall

Present: Parish Councillors R Smith (Chairman), B Grover, M Fontana, R Davey and the Clerk: C. Howard. 1 member of the public was present.

Apologies for absence – apologies were received from Parish Councillor B Andrews, M Urban, C Brooke, C Carlisle, M Taylor-Cotter.

Declarations of Disclosable Pecuniary and Other Interests – None

The Minutes of the meeting held on 24 February 2014 were **APPROVED AND SIGNED** as a correct record.

Short adjournment to enable the public to address the Committee:- No speakers

Public session was closed.

Consideration of Planning Applications:

14/P/00327 Holmside, Horsham Rd, Holmbury St Mary RH5 6NE

Continuation of existing brick wall facing onto highway to replace existing section of fencing.

NO OBJECTION but the Council would prefer the wall to be lower and be made in bricks and mortar to match the existing wall as closely as possible.

Applications received after the agenda had been printed: - None

Consideration of Tree applications including those received after the agenda had been printed

14/T/00032 Wagoners Cottage, Holmbury St Mary, RH5 6NH

T1 Beech Tree – Crown raised by removing lower limbs growing towards house. T2 and T3 Beech Trees – Crown reduce the canopy on the garden side by 25- 30% (Holmbury Conservation Area)

NO OBJECTION

14/T/00034 Gareth, Upper Street, Shere, GU5 9LF

Apple (X1) – fell due to significant storm damage. Damson (X2) – crown reduce by 2.5m and crown thin by 15% to improve fruit condition. Yews (X3) – Reduce height by 1.8m to maintain size within garden. (Shere Conservation Area)

NO OBJECTION

Planning Inspectorate Appeal Decisions:

Letter from Planning Inspectorate acknowledging receipt of our letter re common land near Hollybush Tavern, Holmbury St Mary.

Old Vine Cottage, Ewhurst Road, Peaslake, RH5 9RW- DISMISSED

Clerk also produced a bundle of papers updating Councillors on current plan decisions:

13/P/01893 Lansdowne, Hound House Lane, Shere GU5 9JJ – Appeal lodged.

MO/2013/1735 Leith Hill Place – application lodged for change of use for accommodation.

14/P/00367 – Certificate of Lawfulness Tandawood, Crest Hill, Peaslake GU5 9PE

13/P/01786 – Usherwood, Sutton Place, Abinger Hammer – Delegated decision – REFUSED.

Local Plan

The Chairman reported that he had attended an evening session on the SHMA document at Guildford Borough Council on 4th March, representing the Guildford Environmental Forum. Cllr Taylor Cotter had attended the afternoon session representing the Parish Council.

Planning Correspondence received which may be of interest to the Committee

1. An email has been received from the applicant of:

14/P/00256 Lavender House, Hoe Lane, Abinger Hammer, RH5 6RG

Two storey side extension following demolition of existing side extension (conservatory and basement below), proposed single storey side extension following demolition of existing rear lean –to extension.

The applicant expressed concern that the Parish Council have erroneously quoted 108% as the increase created by the new extension, which the applicant pointed out was a reference from a pre-application discussion. They said this figure had now been amended down to 49.9% increase following discussions with the Planning Authority. But retain the reference to a 72% increase as the 49.9% referred to an increase on the existing rather than the original floor area.

The applicant also expressed concern over the objection to the style of the building, indicating that weatherboard cladding was quite common in the area.

The Committee reviewed the decision and agreed to omit reference to this figure in the first sentence of our submission. However, it felt the observations regarding the use of the weatherboard cladding still stood as it was not the material that was in question but the way in which it was being used, in a styling that was not in keeping with this rural setting.

2. Several letters had been received regarding:

13/P/01599 Kinghams Restaurant, Gomshall Lane, Shere, GU5 9HE

Detached two storey, 3 bedroom dwelling with basement and provision of two parking spaces to serve the dwelling together with 1.2m high brick wall and entrance gate on land to the rear of Kinghams Restaurant and removal of outbuildings to provide additional parking for restaurant (amended plans received 27.2.14)

This application is going to Guildford Borough Council Planning Committee on 18th March and is recommended for approval. The Parish Council objected to this application. Two local residents have copied the Council in on correspondence with the local MP and Borough Councillors.

The Committee felt it might be a good idea to send a representative to this meeting as this application had caused a lot of concern in the village. However, the Councillors did not want to prevent the local residents from having the two speaking slots.

ACTION: Clerk to contact the Planning Authority and the local residents to check who will be attending this meeting.

Enforcement Action

Report received from Guildford Borough Council on current Enforcement action.

Councillors' Business (for noting, delegation to the Clerk or inclusion on the agenda for the next meeting).

None.

Date of the next Planning meeting: Wednesday 2nd April 2014 at 7.30pm.

Meeting closed at 8.30pm

C.Howard 13.3.14