



SHERE PARISH COUNCIL

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

Joy Millett
Parish Clerk/Finance Officer,
Telephone/Fax: 01483 203431

Clerk2009@ShereParishCouncil.gov.uk
<http://www.ShereParishCouncil.gov.uk>

Tanyard Hall
30 Station Road
Gomshall
Guildford,
Surrey. GU5 9LF

draft

**SHERE PARISH COUNCIL
PEASLAKE FARM PROJECT GROUP
TUESDAY, 30th JUNE 2015, AT TANYARD HALL, 30 STATION ROAD,
GOMSHALL GU5 9LF**

MINUTES

Present: Parish Councillors R Davey (Chairman), P Carter, J Cross, A Golightly, B Grover, G Reffoe and R Smith; Peaslake Protection Group (PPG) representative: K Harrap, non-PPG representatives: Z Fowle and D Roe; the Parish Clerk, J Millett and twelve members of the public, including newly nominated PPG representatives C Gould and D Pickford.

Apologies for absence – received from Parish Councillors C Carlisle and A Collingwood; and J Barham (non-PPG representative).

Declarations of Interest –to receive any declarations of disclosable pecuniary and other interests from Members in respect of any item to be considered at the meeting. (*Members are reminded that they must not participate in any item where they have a disclosable pecuniary interest.*) **NONE** received.

Notes of the meeting held on 26 May 2015 – previously circulated. **AGREED.**

It was **NOTED** that the minutes of the meeting held on 7 April would be amended to read: ‘It was **RECOMMENDED** to the Parish Council that English Rural Housing Association (ERHA) undertake the relevant studies, subject to ERHA being refunded, should the Parish choose a different **housing** provider.’

Respite and Care Centre for Adults – an outline proposal was presented by Catherine Frew Brown for a respite and day care centre for adults, to be built on Peaslake Farm yard with the adjacent fields being retained for agricultural use. She answered various questions about the proposal. **NOTED** the proposal and that further work would have to be undertaken to evaluate it.

Land Appraisal: to receive the finalised land valuation from Clarke Gammon Wellers.

NOTED:

- that the valuation would be forwarded to Council for acceptance and the Council's Asset Register and insurance would be adjusted accordingly.
- That the valuation quoted at paragraph 7.2 e) of the report required clarification as no proposal for 12 units had been made; the valuation would have to be based upon the actual configuration, yet to be determined

Alternative concept plans – NOTED two possible alternative concept plans as set out at the annexe to these minutes. It was felt that these were generally preferable to the original concept plan.

Peaslake Farm: Options Appraisal - Environmental Impact/Implications (question 3) and Community/Amenity Impact (question 4) - to receive formally an analysis of Working Group members' comments. The options appraisal was formally accepted as a summary of comments from Working Group members. A member felt that option F2, lease for grazing, could be viable. From the analysis, it was **AGREED** that there were three options that should be investigated further:

1. Barns only on the yard
2. Housing only on yard
3. Housing and small barn with parking

In addition, the option of a respite and care centre for adults would need to be evaluated.

Time-table for proposals – these three (possibly four) options would be put out for consultation, once a financial analysis had been undertaken and pre-planning advice taken. A document showing the pros and cons for each option would be prepared independently, for presentation to each of the wards; a questionnaire would be drafted by the Parish Council and feed-back would be independently analysed.

Date of next meeting – AGREED Tuesday, 8th September, starting at 7.30pm, at Tanyard Hall.