



## **SHERE PARISH COUNCIL**

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

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

### **Planning Committee Meeting**

**7pm Tuesday 7<sup>th</sup> November 2017**

**Tanyard Hall, 30 Station Road, Gomshall GU5 9LF**

Members of the public welcome – Shere Parish Council would like accommodate anyone who would like to attend. If for any reason access to the upstairs of Tanyard Hall is difficult, please contact the Clerk on the number above, for alternative arrangements.

### **M I N U T E S**

**Present: Councillors R Smith(Chairman), B Andrews, C Brooke, A Golightly, B Harrap, B Grover, R Davey, one member of the public and Assistant Clerk, S Hoyland**

**Apologies for absence: Apologies for arriving late from Councillors B Grover and R Davey**

**Declarations of Disclosable Pecuniary and Other Interests** from Councillors on any of the items on the agenda.

Councillor B Andrews declared a personal interest in item **17/P/02162 2 Cherry Bank, Horsham Road, Holmbury.**

Shere Parish Council declared a collective interest in the following items:

**17/P/02106 Southview, Goose Green, Gomshall – Adjoining Landowner**

**17/P/02187 4 Holmdale Cottages, Holmbury - Adjoining Landowner**

**17/T/00240 Bowbrooks, Ewhurst Road, Peaslake - Adjoining Landowner**

**17/T/00249 - Land to the east of Shere Recreation Ground Car Park, London Lane, Shere - Shere Parish Council Application**

Councillor C Brooke requested that the practice of not commenting on applications regarding properties which adjoin Shere Parish Council owned or leased land, be added to the next full Council Agenda for discussion and consideration.

**Approval of the Minutes** of the meeting held on 10<sup>th</sup> October 2017 – **Approved and Signed as a correct record by Councillor B Andrews**

**SHORT ADJOURNMENT TO ENABLE THE PUBLIC TO ADDRESS THE COMMITTEE** – a short address was made by the applicant of item **17/P/02162 2 Cherry Bank, Horsham Road, Holmbury**

#### **Consideration of Planning Applications:**

Item **17/P/02162 2 Cherry Bank, Horsham Road, Holmbury** was brought forward on the agenda.

Conversion of garage to habitable accommodation and single storey link extension - **Shere Parish Council does not object to the link in principle, but would prefer a simpler design more sympathetic to the building i.e. the frontage of the garage**

**17/P/02025 Wyndene, Crest Hill, Peaslake**

Proposed two storey side extension, first floor front extension, extension to the existing rear dormer window, new side dormer window; insertion of roof lights on front roof slope - **Objection, disproportionate cumulative increase**

**17/P/02031 Peartree Cottage, Holmbury Hill Road, Holmbury St Mary**

Erection of a rear extension, infill between kitchen and bedroom and internal alterations. Installation of a partially subterranean oil tank in garden - **Objection, disproportionate cumulative increase. Harmful to the Conservation Area, Area of Outstanding Natural Beauty (AONB) and Area of Great Landscape Value (AGLV), especially the large glazed area.**

**17/P/02105 Crab Cottage, Rad Lane, Peaslake, Guildford**

The erection of 1 no. 5 bed dwelling following the demolition of the existing dwelling - **Objection, the size of the original building is unclear; concerned it could be disproportionate cumulative increase.**

**17/P/02143 Deepdene, Sutton Place, Abinger Hammer**

Certificate of Lawfulness for existing development to establish whether a single storey rear extension is lawful – **No Comment**

**17/P/02106 Southview, Goose Green, Gomshall**

Replacement single storey rear extension - **No Comment, Shere Parish Council is adjoining landowner**

**17/P/02187 4 Holmdale Cottages, Holmbury**

Replacement garage and new front entrance porch - **No Comment, Shere Parish Council is adjoining landowner**

**17/P/02210 Hoe House Lodge, Franksfield, Peaslake**

Demolition of existing lodge and rebuilding together with the construction of side and front extensions and replacement of windows - **No Objection in view of existing planning permission**

**17/P/02202 The Old Dairy, 31 Queen Street, Gomshall**

Demolition of existing buildings and erection of a terrace of three dwelling houses and one detached house with associated parking, access and landscaping - **Objection, concerns and comments from the previous application have not been met. The previous comment made was "Objection, over development of the site, unneighbourly and harmful to the settlement area. 2 bedroom houses would be preferable on a scale sympathetic to the character of the settlement area and to meet local need."**

**Consideration of Applications received after the agenda had been printed – details available at the meeting**

**17/P/02256 14 New Road, Gomshall**

Proposed construction of 3No. terrace houses together with associated parking, amenity space and dropped kerb following demolition of existing dwelling and outbuilding - **No Objection**

**17/P/02273 1 The Hales, Hoe Lane, Peaslake**

Single storey rear extension - **Objection, disproportionate cumulative increase**

**Consideration of Tree Applications** including those received after the agenda had been printed – details available at the meeting.

**17/T/00240 Bowbrooks, Ewhurst Road, Peaslake**

Willow (T1) - reduce crown by 20%; Silver Birch (T2) - reduce crown by 20%; Ash (T3) - reduce crown by 20%; Oak (T4) - reduce crown by 30% (Peaslake Conservation Area) – **No Comment, Shere Parish Council is adjoining landowner**

**17/T/00249 - Land to the east of Shere Recreation Ground Car Park, London Lane, Shere**

T1 Sycamore, T2 Elm, T3 Holly - remove, T4 Yew - crown lift to 3m – **No Comment, Shere Parish Council Application**

**17/T/00267 Old Hatch Farm, Dorking Road, Abinger Hammer**

T1-T4 (Cyprus trees) - fell to ground level and remove roots (Abinger Hammer Conservation Area) - **No Objection provided work is not carried out during the bird nesting season**

**Planning Inspectorate Appeals – None.**

Councillor B Andrews asked if the Appeal for Rose Cottage, Holmbury Hill Road, Holmbury St Mary had been decided and if it had, to forward the documents to him.

**Local Plan update – None**

**Planning Correspondence** received which may be of interest to the Committee - available at the meeting.

An email was received and brought to the attention of the committee from the owner of **Little Quakers, Lawbrook Lane, Peaslake** regarding Shere Parish Council Comments on Applications 17/P/01813 and 17/P/01948 at the October Planning Committee meeting.

An email had been received regarding the appeal for **17/P/00458 Land adjoining Forrest Place, Middle Street, Shere**. The erection of new building containing office accommodation on the ground floor with two x 1 bedroom flats on the first floor.

It was confirmed that our comments on the application would be forwarded to the Planning Inspectorate, along with Guildford Borough Council's comments and decision. It was agreed at the October Planning Committee meeting that no further comments would be made.

**Enforcement Action – None**

**Councillors' Business relating to planning matters** (for noting, delegation to the Clerk or inclusion on the agenda for the next meeting) – **None**

**Date of the next Planning meeting:** 7pm Thursday 14th December 2017 at Tanyard Hall, 30 Station Road, Gomshall.