

Shere Parish Council



Planning Committee Minutes
6.30pm, Thursday 11th January 2024
Tanyard Hall, 30 Station Road, Gomshall GU5 9LF

Present – Councillors R. Smith, R. Davey, M. Keeble, B. Harrap, B. Andrews, M. Taylor-Cotter & P. Tompkins
 Assistant Clerk S. Robins

Apologies for absence – None.

Declarations of Disclosable Pecuniary and Other Interests from Councillors on any of the items on the agenda – None.

Approval of the Minutes taken on Thursday 7th December 2023 – Approved and signed as a correct record.

SHORT ADJOURNMENT TO ENABLE THE PUBLIC TO ADDRESS THE COMMITTEE IF APPLICABLE – None present.

Consideration of Planning Applications:

23/P/01952 Skyridge, Hoe Lane, Peaslake

Erection of 2 storey 5 bedroom dwelling following demolition of existing dwelling and outbuilding.
No objection.

23/P/02012 Cherry Hill, Burrows Lane, Gomshall

Erection of a dwelling following the demolition of existing dwelling, garage and outbuildings.
No objection.

23/P/02064 Hazeldene, Hoe Lane, Abinger Hammer

Proposed car port.

The position is harmful to the street scene as it is in front of the building line. We would like to see a condition that it is not converted to habitable use, if approved.

23/P/02074 Cotterell House, Hound House Road, Shere

Conversion of redundant agricultural barn to dwelling house to include basement and alterations to windows and doors (amendment to (20/P/00852) to modify the external appearance and reduce the size of the basement.

No objection, but we ask that the proposed restrictions of external lighting are made a condition of permission, if granted.

23/P/02095 Driftway Cottage, Dorking Road, Gomshall

Application under section 73 of the Town and Country Planning Act 1990 (as amended) for the variation of condition 2 (approved plans) to revise the approved plans to show two dormers on rear roof slope to replace skylights; a larger porch on front elevation; revisions to size and position of windows; internal basement; revision to position of dwelling of planning permission 22/P/00060 approved 02/03/2023 for the erection of a two storey detached dwelling with rooms in the roof; with associated driveway, parking and landscaping on land adjacent to Driftway Cottage.

No objection.

Late Applications**23/P/02100 Ponds House Farm Barn, Ponds Lane, Shere**

Construction of a two-storey dwelling with cellar, with associated garden, cycle shed and landscaping, following demolition of existing barn.

No objection, we support the views of the AONB Officer with regards to planting and tree protection, and welcome the fact that it is smaller than the previous building.

23/P/02132 Hillside, Walking Bottom, Peaslake

Proposed rear dormer window.

No objection.

23/P/01953 Monks House, 21 Queen Street, Gomshall

Single storey side extension, refurbishment of living spaces and landscaping of gardens.

Objection, harmful to the character of a listed building. The extension by almost filling the visual gap to the granary destroys the legibility of this as a structure clearly discrete from the main house when seen from the north. The use of currently fashionable vertical timber cladding has a jarring effect on the character of the main house. The style of the proposed extension with a shallow pitch dummy roof in zinc and large glazed areas in the walls is highly unsympathetic to the character of the historic building and will distract the attention of a viewer of the old building. The existing modern extension combined with the proposed extension would create an approximately 80% increase by length in the northern elevation and the historic part of the building would cease to be the dominant part of the structure.

Disproportionate cumulative increase.

Planning Inspectorate Appeals – Noted.

Local Plan Update – Noted.

Planning Correspondence – Gatwick Airport Northern Runway Project – Noted.

Enforcement Action –

EN/2300447 June Cottage, Upper Street, Shere, GU5 9JE – S. Robins to contact Enforcement on their consent to the protruding sign, and report to Surrey Highways as an obstruction to the pavement.

All other closed enforcement cases were noted.

Environmental Issues – None.

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

Councillor B. Harrap commented that vehicle charging points at properties should be fire protected with alarms, and suggested raising it for consideration at the council meeting, to print an article about it in the next parish magazine issue.

Date of the next Planning meeting: 6.30pm on 7th February 2024 at Tanyard Hall, 30 Station Road, Gomshall – **AGREED.**