**MEETING OF WEST HORSLEY PARISH COUNCIL**

**PLANNING COMMITTEE**

**Minutes of the meeting held on Monday 28th March 2022**

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|  | **Present**  Chairman, Cllr G Murray; Cllrs E Best, C Young, F King, G Padfield; J McKenzie, Deputy Clerk. |
| 22.013 | **Apologies**  None received. |
| 22.014 | **Declarations of Interest**  Cllr Young: declared an interest in her role as Borough Councillor for Clandon & Horsley and as Sub on GBC Planning Committee.  Cllr King: IRO Green Mead application. |
| 22.015 | **Minutes of the last Planning Committee Meeting** held 28th February 2022, approved and signed. |
| 22.016 | The Committee ratified the response to application 22/P/00226, Pebble Hill Farm, Shere Road, agreed by email and submitted to GBC on 15th March 2022. |
| 22.017 | **Consideration of Applications Received Since the Previous Meeting**:   1. Erection of a new two storey dwelling following demolition of existing.   Planning Application  Pebble Hill Farm, Shere Road  Ref: 22/P/00226  **Comment on potential light spillage and WHPC Dark Skies Policy.**   1. Front and rear extension, raising roof to facilitate second storey.   Planning Application  Green Mead, Silkmore Lane  Ref: 22/P/00262  **Objection**   1. Two storey side extension following demolition of garage.   Planning Application  128 East Lane  Ref: 22/P/00291  **Comment of specified concern re over intensification of a small site and loss of a small dwelling in the village.**   1. To establish lawfulness of a single storey side extension   Certificate of Lawfulness  82 The Street  Ref: 22/P/00242  **Concerns raised re number of applications. Request Planning Officer to make a site visit.**   1. To establish lawfulness of a hip to gable roof plus rear dormer and roof lights.   Certificate of Lawfulness  11 Long Reach  Ref: 22/P/00294  **Concerns re unbalancing of the pair of semi’s. Request Planning Officer to make site visit.**   1. Part single, part two storey side extension and single storey rear extension.   Planning Application  19 Heatherdene  Ref: 22/P/00285  **No objection**   1. Discharge of Conditions 28, 31, 36, 37 and 41   Manor Farm  Ref: 22/D/00024 (2,3,4,5,6) (original application 20/P/02067)  **Request detailed Construction Transport Management Plan and Construction Mgmt Plan.**   1. Discharge of Cond. 9 – EV charge and 15 – External light spec.   Silkmore, Silkmore Lane  Ref: 22/D/00036 (original application 21/P/00247)  **No comment**   1. Discharge of Cond. 2 – facing and roofing, 3 – energy statement and 4 – water efficiency.   Meadow Cottage, Wix Hill  Ref: 22/D/00030/1 (original application 20/P/00106)  **No comment**   1. Discharge of Condition 3 – Details and Samples   Goodhart Rendell, Cranmore Lane  Ref: 22/D/00014/1 (original application 21/P/02008)  **No comment** |
| 22.018 | **Enforcements Open and Closed at 1st March 2022** |
| 22.019 | **Recent Guildford Borough Council Decisions**:   * Bell & Colvill - Discharge of Cond 17 - WHPC n/a, GBC approved Ref: 20/D/00097/2 * The Orchard, West Horsley - Tree works - WHPC n/a, GBC approved Ref: 22/T/00043 * Nightingales, Tintells Lane – Discharge of Cond. 4 – WHPC n/a, GBC approved Ref: 20/P/0223 * Horsley & Send Cricket Club – WHPC no objection, GBC approved. Ref: 21/P/02613 |
| 22.020 | **Local Plan Update:** |
|  | 1. Site A36 – Land at, and to the rear of, Bell & Colvill, West Horsley   Nothing to report.   1. Site A37 – Land to the West of West Horsley (Manor Farm)   On-site meeting with Site Manager to follow.   1. Site A39 – Land to the North of West Horsley (Waterloo Farm Area)   No news re Persimmon application.  Oaklands Farm development –no update.  Site A38 – Land near Horsley Railway Station, Ockham Road North, E Horsley (Lollesworth Fields).  No further news. Await GBC response.   1. Site A35 – Former Wisley Airfield, Ockham   Community Liaison Group meeting is due.  Planning Committee to request approval to engage Planning Expert in anticipation of application. |
| 22.021 | **Other Matters**  **Windfall Developments:**   1. Britains Farm   Cllrs Best and Murray met with the developer, G Atterbury, to review revised internal layout plans. Cllr Murray to circulate a briefing note to all Councillors.   1. Silkmore   No update.   1. Champneys Cottage   Cllr Best wrote to Concept in response to complaints raised by residents at March Parish meeting. Meeting between Concept, residents and Surrey Countryside Access team to be arranged to determine repair works.   1. Goodhart Rendell Hall and Land   Development progressing.   1. 164 The Street   Appeal refused.   1. 168 The Street   No update.   1. Bell & Colvill Showroom   Await GBC response.  **Projects**:   1. Listing of the Pump Station   Application submitted to Historic England for Listed status.   1. Planning Application Stats   Cllr Murray produced stats and charts for the Spring Newsletter. Cllr Best requested slides for the Annual Parish Meeting.   1. Planning Web Pages Updates   Planning pages update to reflect new Planning Committee. To be updated monthly by Deputy Clerk, post Planning Committee meeting. |
| 22.022 | **Date of Next Meeting:**  Thursday 28th April at 4pm in the Cedar Room, West Horsley Village Hall, The Street, West Horsley. |
|  | The meeting was closed at 8.15pm. |