

Wonersh Parish Council

BLACKHEATH • SHAMLEY GREEN • WONERSH

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Minutes of the meeting of the Planning Committee of Wonersh Parish Council held on Thursday 18 November 2021 at 9.30 am, at Wonersh Sports Pavilion.

Present: Councillors Mike Band, Chris Crouch (Chair), Chris Howard, Jonathan Jenner, Stephen Lavender and Anthony Shutes.

In attendance: Lisa Davison and one member of the public.

MINUTES

P21/22 089 To receive and accept apologies for absence.

Apologies were received and accepted from Cllr Ben Knight.

P21/22 090 Wonersh Parish Code of Conduct – Declarations of disclosable interests and if requested consideration and approval of dispensations under the Code.

Councillors noted a non-pecuniary interest in WA/2021/02766, as the applicant is the chair of the Shamley Green Environment Group, working particularly closely with Cllr Band and Howard.

P21/22 091 Open meeting for members of the public to raise matters about planning issues.

Member of the public regarding WA/2021/02605, houses of non-standard construction, mixture of owned and tenanted.

P21/22 092 To consider and approve the minutes of the Committee meeting held on 18 November 2021.

The Council resolved to approve these minutes and Cllr Crouch duly signed.

P21/22 093 To receive progress reports about planning matters previously considered and approved by the Committee or the Council.

Councillors noted the positive response to the letter Cllr Shutes from Cllr Williams and his offer to meet with the Council. Dunsfold SPD was welcomed regarding carbon neutral design, particularly with consideration for the internal considerations; though it seemed more limited in its external consideration of, e.g., encouraging sustainable transport modes to the benefit of routes with existing capacity constraints.

P21/22 094 To consider and approve observations about the following planning applications, or amendments to planning applications, submitted to Waverley Borough Council (WBC):

[Planning Application WA/2021/02871 - Valid From 26/11/2021](#)

51 NEW ROAD WONERSH GUILDFORD GU5 0SF

Erection of single-story rear extension alterations to roof to provide habitable accommodation changes to elevations and erection of front porch.

No objections.

[Planning Application WA/2021/02786 - Valid From 19/11/2021](#)

BRAYFIELD 52 GRANTLEY AVENUE WONERSH GUILDFORD GU5 0QN

Erection of extensions and alterations including alterations to roofspace to provide habitable accommodation following demolition of existing single storey extension and porch.

No objections. With consideration for policies CC2 of the Waverley Borough Council Local Plan 1, expanded upon in DM2 Local Plan 2, the Committee suggested that any approved design should include measures to minimise energy and water use through its design, layout, landscape, orientation and use of relevant technology.

[Planning Application WA/2021/02787 - Valid From 17/11/2021](#)

26 BLACKHEATH GROVE WONERSH GUILDFORD GU5 0PU

Erection of a single storey extension.

No objections.

[Planning Application WA/2021/02762 - Valid From 16/11/2021](#)

2 CYPRESS COTTAGES STROUD COMMON SHAMLEY GREEN GUILDFORD GU5 0SZ

Alterations to roofspace to provide habitable accommodation including rear dormer.

Objections. Over development of a small plot within the green belt, with particular reference made to earlier extensions.

[Planning Application WA/2021/02766 - Valid From 16/11/2021](#)

THE MALT HOUSE THE GREEN SHAMLEY GREEN GUILDFORD GU5 0UA

Listed building consent for installation of two rooflights and solar panels (south elevation; alterations to window(west elevation).

No objections.

[Planning Application WA/2021/02738 - Valid From 15/09/2021](#)

MAPLECROFT STONARDS BROW SHAMLEY GREEN GUILDFORD GU5 0UY

Erection of extensions and alterations to elevations with alterations to garage to provide additional habitable accommodation.

Comments due 8/12/2021

Objections, over development of the plot, and the design impacts negatively upon the street scene.

[Planning Application WA/2021/02814 - Valid From 10/09/2021](#)

ELMERS WONERSH COMMON WONERSH GUILDFORD GU5 0PH

Erection of extensions following demolition of existing car port.

No objections.

[Planning Application WA/2021/02735 - Valid From 07/09/2021](#)

DAWSON LODGE LORDS HILL COMMON SHAMLEY GREEN GUILDFORD GU5 0UZ

Alterations to elevations of existing attached garage.

Comments due 8/12/2021

Objections, over development of the plot.

[Planning Application WA/2021/02720 - Valid From 27/08/2021](#)

PORTLEDGE THE DRIVE WONERSH GUILDFORD GU5 0QW

Alterations to roof including rear dormer and front rooflights to provide additional habitable accommodation with associated works.

Comments due 7/12/2021

No objections.

[Planning Application WA/2021/02605 - Valid From 28/10/2021](#)

BIRCHWOOD WOODSMOKE GREEN LANE GUILDFORD GU5 9EP

Erection of one dwelling and garage/store following the demolition of one dwelling two residential annexes and five outbuildings.

Comments due 23/11/2021, late submission approved by Planning Officer.

No objection. With consideration for policies CC2 of the Waverley Borough Council Local Plan 1, expanded upon in DM2 Local Plan 2, the Committee suggested that any approved design should include measures to minimise energy and water use through its design, layout, landscape, orientation and use of relevant technology. The Committee also requested that a traffic management plan for construction was required as a condition, given the narrow sunken road, providing the only access.

P21/22 095 To receive the updated report on CIL for Waverley Borough Council and discuss associated actions and approve next steps.

Action: Clerk to circulate update and Councillors to review update for Clerk to submit to Waverley.

P21/22 096 To receive details on Surrey Hills AONB Boundary review and to approve next steps, including any recommendations to Council.

Process explained by Cllr Crouch, Cllr Howard noted the importance of including AGLV, such as Chinthurst Hill, be included in the AONB. The form required photographic evidence be submitted in support of the submission.

Action: Clerk to circulate form

Cllr Crouch and Clerk to lead on this and to bring updates to subsequent planning and council meetings.

Other councillors to provide photographic evidence and additions as required.

P21/22 097 Members' business and other correspondence for noting or including on a future agenda.

There were no further matters at this point.

P21/22 098 Date of next meeting: Thursday 6th January 2022, 9.30 am.

This was confirmed.