

These are draft minutes and are subject to approval at the next meeting.



PLANNING COMMITTEE MEETING
8.00pm on Monday 9 August 2012
Village Hall Committee Room

Minutes.

Present: *Councillors:* Noel Isaacs (*Chairman*), Alex Coomes, Ken Huddart, Shirley Round (ex-officio)

Co-opted Members: Susan Harding

Parish Clerk: Freda Collins.

1. Apologies for Absence

Apologies were received from Shirley Round who was going to be late.

Apologies were received from Nick Hayes who was away.

These were accepted.

2. Declarations of Interests

Cllr Coomes declared that he is an Elmbridge Borough Councillor and member of the CRGT Committee.

3. Minutes of last meeting

The minutes of the meeting of 23 July 2012 were approved and signed.

4. Report of actioning of items from previous minutes

AP2- Cllr Huddart emailed Alex Needs & Steve Elliott about comments we made about the trees at the Hare & Hounds. No reply yet received. It was agreed that Cllr Huddart should telephone Peter Linacre the manager of the Hare & Hounds to keep him informed of the situation. Cllr Huddart will express pleasure at the success of the new improvements to the Hare & Hounds-**outstanding**.

AP3- It was noted that the area in front of the Hare & Hounds on which the tables and chairs stand has been replaced with a non-porous material. It is thought that all hard landscaping should be subject to planning permission, The Clerk was asked to contact the Officer in the case for advice. No reply has been received- the Clerk to ask again-**outstanding**.

AP4- The Clerk was asked to make a list of all applications from May 2011 to which we have objected but have been passed and pass to Cllr Isaacs. This was done, but not received by Cllr Isaacs. The Clerk will send again-**outstanding**.

AP5- Cllr Isaacs to speak to the Officer in the case of 2, Oaken Drive regarding the appeal. Done; all the information provided by ourselves and EBC forms part of the submission to Bristol, no further action is required.

AP6- Vale Farm. A meeting was held between an EBC Officer, Cllrs Coomes and Isaacs and a resident. Photographs were produced showing the outbuildings as wooden structures. They are now being replaced with breezeblock and an exterior that matches the timber cladding of the existing open fronted barn, but within the same footprint, so there is currently no enforcement issue whilst some of the existing structure remains.

The Clerk completed an enforcement form and a reply has been received from EBC stating that the applicants have made a pre-application enquiry relating to a two storey extension of the existing farmhouse.

5. Correspondence

5.1 A reply has been received from Richard Morris to the letter sent by this Committee about the applications to which we had objected but the application had been granted. It was agreed to defer a discussion about the reply.

5.2 All results were read out.

6. Current applications and Declarations of interest

Applications from Weekly List 29

6.1 **2012/2452- 61, Common Road**– *single storey side/rear extension*

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We are not objecting but ask the Officer to check that the new window conforms to overlooking considerations and the 45° rule to no. 59.

Cllr Round arrived at the meeting.

6.2 2012/2541- 4, Albany Crescent – single storey rear extension

No comment

Applications from Weekly List 30

Cllrs Round and Huddart declared an interest in the next application and application 2012/2615 as they are concerned with the management of the Village Hall.

6.3 2012/2533 –Arbrook Hall, Church Road – TPO EL: 210- various tree works

No comment

Cllr Coomes declared that he knows the applicant as the applicant resides near to Cllr Coomes.

6.4 2012/2561- 152a, Hare Lane– rear conservatory& front porch

It was noted that this house has been built, but not yet completed. We note that this should have been a retrospective application.

We are not objecting but ask the Officer to check the building line with relation to the proposed front porch.

6.5 2012/2615 –Arbrook Hall, Church Road – Tree Conservation area (Claygate Village) reduce back overhang to give approx clearance of .45m behind car port, crown lift robinia and cherry trees to give approx ground clearance of 2-3 m.

No comment

6.6 2012/2617 – Keeran, Raleigh Drive – Variation of condition of permission 2009/1217 to extend time limit for a further 3 years.

No comment

6.7 2012/2624 – 34, Holroyd Road –TPO EL: 06/13- oak (T1) - crown lift to 3m; oak (T4) - remove limb across boundary at 6m into garden area,

We are objecting to these proposals as we have deep concerns that the works to these presently healthy trees are too extreme and would threaten their existence. We note that permission has already been given to crown thin these trees (application 2011/0159).

We note there is no proper tree report and would expect a full report showing means of protection of the trees and roots during building works.

6.8 2012/2672 – 2, Thorne Close – TPO EL: 89/25- oak (in G1), sycamore (in G12)- reduce overhang to garden by maximum 2m, Norway maple (in G12) –reduce crown over garage roof to rear elevation of garage.

No comment

Applications from Weekly List 31

6.9 2012/2635 – 6, Derwent Close – single storey rear extension following demolition of conservatory and attached outbuildings.

No comment

6.10 2012/2674 – 28, Gordon Road – single storey rear extension following removal of existing extension.

No comment

6.11 2012/2676 – 28, Gordon Road – LDC; whether permission is required for a proposed new garage and storage area following demolition of existing garage.

No comment

There is no item 7

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8. Report of the East Area Sub Committee

The report for the 23 July was given at the last meeting
There is nothing for Claygate on 13 Aug 2012.

9. Licensing Applications

None

10. Enforcement

10.1 Cllrs Isaacs & Coomes gave an update:-

- i. Horringdon Farm- the Enforcement team has prepared a report and it has gone to the Legal team for checking. It will then be sent to the Councillors for their comments. Still awaited
- ii. 2, Oaken Drive- an appeal has been made against the appeal decision.
- iii. 34, Holroyd Road – building work commenced without any tree protection for the protected trees –no further work has taken place.
- iv. Vale Farm –the outbuildings are being refurbished. Enforcement is aware. A pre application has been received regarding an extension to the house.

11. Matters for information only

It was noted that 109, Hare Lane is up for sale and is listed as currently being rented out as a multiple occupancy building.

12. Date of next meetings

CPC Planning Meeting

Scheduled for:-Thursday 30 Aug 2012– Village Hall Committee Room

Elmbridge Sub-Committee

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|--------|--------|--------------|------|
| Monday | 7.45pm | 3 Sept 2012 | - NH |
| Monday | 7.45pm | 24 Sept 2012 | - NI |

Public Hearing & Public Inquiries

Outstanding Written Representations

.....Chairman.....Date