



Windlesham Parish Council

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**MINUTES OF A MEETING OF WINDLESHAM PARISH COUNCIL’S PLANNING COMMITTEE
Held on Tuesday 6th August 2019 at 7.00pm in the Council Chamber**

Bagshot Cllrs		Lightwater Cllrs		Windlesham Cllrs	
Bakar	-	Halovsky-Yu	P	Hansen-Hjul	P
Manley	A	Harris	A	Stacey	P
Trentham	P				
Willgoss	P				
White	P				

In the Chair: Councillor Barry Stacey
In attendance: Sarah Walker – Clerk to the Council

P - present A – apologies PA – part of meeting - no information
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PLAN/19/30 Apologies for absence

Apologies were received and accepted from Cllrs Manley and Harris. Cllr Bakar was noted absent without apologies.

PLAN/19/31 Declarations of Interest

Cllr Stacey declared two non-pecuniary interests in applications 19/0502 and 19/0535 as the agent and architect for both applications is a close personal friend.

PLAN/19/32 Public question time

No public in attendance.

PLAN/19/33 Exclusion of the press and public.

There were no matters to be dealt with after exclusion of the Press and Public.

Ahead of the applications being considered, Cllr Stacey noted that the Clerk had provided printed copies of the policies of the Windlesham Neighbourhood Plan for reference and that it was the responsibility of members of the Committee, on behalf of the Parish Council who now own the Plan, to ensure that they are familiar with the policies and their effect on any applications made in the Plan area.

PLAN/19/34 To consider planning applications and planning appeals received prior to this meeting:

19/0502	<p>58 CHERTSEY ROAD, WINDLESHAM, SURREY, GU20 6HP</p> <p>Erection of a first floor side extension, a side dormer window and a single storey front, side and rear extension with associated works.</p> <p>The Committee did not object to the application but noted that Policy 3.1 of the Windlesham Neighbourhood Plan – Design Quality (see below) – should be referenced in relation to the building materials listed in the application form.</p> <p>WNP3.1 – Design Quality Planning applications shall be supported which:</p> <ul style="list-style-type: none"> • Embody quality design features, including: sustainable materials; high thermal and energy efficiency; a low maintenance and carbon footprint; • Maximise the use of natural light in dwellings; and • Provide for discreet waste storage in locations which can practicably be accessed by residents prior to collection. 	<p><i>FPA</i></p>
19/0529	<p>33 GOMER ROAD, BAGSHOT, CAMBERLEY, GU19 5DQ</p> <p>Certificate of Lawfulness for proposed development for rear dormer and 2 front rooflights.</p> <p>No objections</p>	<p><i>CPD</i></p>
19/0202/1	<p>89-91 GUILDFORD ROAD, LIGHTWATER, GU18 5SB</p> <p>A Non-Material Amendment pursuant to permission SU/19/0202 (relating to the erection of 3, three bedroom and 2, two bedroom houses together with associated access, parking and landscaping) to allow the provision of bedroom accommodation in the roof with front dormers and rear rooflights to provide the development of 3no. four bedroom and 2no. three bedroom dwellings) to allow a validation strategy required as part of the means to deal with any potential contamination on the site prior to acceptance.</p> <p>The Committee objected due to highways issues and insufficient parking now that the application had increased the number of bedrooms by 5. The Committee also noted that a decision has already been</p>	<p>Non Material Amendment</p>

	<p>made on this application before the published earliest decision date and asked the Clerk to write to the SHBC officer concerned to express their dissatisfaction.</p>	
19/0536	<p>1 NEW PLACE, LONDON ROAD, SUNNINGDALE, ASCOT, SL5 9SD The retention of a detached single storey outbuilding. The Planning Committee do not support retrospective applications and object to the application as it is inappropriate development in the green belt. The application should also now reference the Windlesham Neighbourhood Plan – specifically Policy 2.2 - Spacing and Privacy Planning applications for either new developments or extensions to existing dwellings which respect the separation between buildings and the site boundaries and the privacy of adjoining owners, shall be supported unless it can be demonstrated that they will harm or detract from the local character. This application contravenes this policy in relation to the privacy of adjoining owners.</p>	<i>FPA</i>
04/1167/2	<p>WINDLESHAM HOUSE, KENNEL LANE, WINDLESHAM, GU20 6AA Non-Material Amendment to 04/1167 (replacement swelling-partially implemented), to impose a new condition to list the plans that are subject to this planning permission. The Committee noted the application.</p>	Non Material Amendment
19/0445	<p>ELECTRICITY SUB STATION, BRIDGE ROAD, BAGSHOT Application for advertisement consent for the erection of 1 no fascia sign, externally illuminated, 2 no externally illuminated aluminium sign trays and 3 no flex tension system non-illuminated. No objections</p>	<i>Advert - (Illuminated)</i>
19/0546	<p>52 GRASMERE ROAD, LIGHTWATER, GU18 5TJ Erection of a single storey attached garage to side of property. The Committee did not object to the application but asked that a condition be made that the garage is not converted into habitable accommodation in the future.</p>	<i>FPA</i>

19/0548	<p>SHADOW MOSS, WOODHALL LANE, SUNNINGDALE, ASCOT, SL5 9QW</p> <p>Application for a lawful development certificate for the proposed erection of a 2m high green palisade fence.</p> <p>The Committee had no objections subject to the height complying with regulations.</p>	<p><i>CPD</i></p>
19/0580	<p>LITTLE BROOK COTTAGE, BROADWAY ROAD, WINDLESHAM, GU20 6BU</p> <p>Conversion of existing garage to habitable accommodation with associated works.</p> <p>The Committee did not object to the application but noted that Policy 3.1 of the Windlesham Neighbourhood Plan – Design Quality (see below) – should be referenced in relation to the building materials listed in the application form.</p> <p>WNP3.1 – Design Quality Planning applications shall be supported which:</p> <ul style="list-style-type: none"> • Embody quality design features, including: sustainable materials; high thermal and energy efficiency; a low maintenance and carbon footprint; • Maximise the use of natural light in dwellings; and • Provide for discreet waste storage in locations which can practicably be accessed by residents prior to collection. 	<p><i>FPA</i></p>
19/0573	<p>WARREN LODGE, WESTWOOD ROAD, WINDLESHAM, GU20 6NB</p> <p>Extension and alteration of roof over ancillary outbuilding.</p> <p>The Committee did not object to the application but noted that Policy 3.1 of the Windlesham Neighbourhood Plan – Design Quality (see below) – should be referenced in relation to the building materials listed in the application form.</p> <p>WNP3.1 – Design Quality Planning applications shall be supported which:</p> <ul style="list-style-type: none"> • Embody quality design features, including: sustainable materials; high thermal and energy efficiency; a low maintenance and carbon footprint; • Maximise the use of natural light in dwellings; and • Provide for discreet waste storage in locations which can practicably be accessed by residents prior to collection. 	<p><i>FPA</i></p>

19/0589	<p>32A AMBLESIDE ROAD, LIGHTWATER, GU18 5TA Proposed single storey side extension to residential property. No objections</p>	<p><i>FPA</i></p>
19/0549	<p>207 GUILDFORD ROAD, LIGHTWATER, GU18 5RB Alteration to approved scheme (17/0472) from a pitched roof to a flat roof. No objections</p>	<p><i>FPA</i></p>
19/0394	<p>13 BROADLEY GREEN, WINDLESHAM, GU20 6AJ Certificate of lawfulness for proposed single storey side extension. The Committee did not object to the application but noted that Policy 3.1 of the Windlesham Neighbourhood Plan – Design Quality (see below) – should be referenced in relation to the building materials listed in the application form.</p> <p>WNP3.1 – Design Quality Planning applications shall be supported which:</p> <ul style="list-style-type: none"> • Embody quality design features, including: sustainable materials; high thermal and energy efficiency; a low maintenance and carbon footprint; • Maximise the use of natural light in dwellings; and <p>Provide for discreet waste storage in locations which can practicably be accessed by residents prior to collection.</p>	<p><i>CPD</i></p>
19/0535	<p>28 OWEN ROAD, WINDLESHAM, GU20 6JG Erection of a part two storey and part single storey rear extension, following the demolition of the existing rear conservatory, and part demolition of existing single storey rear projection, the erection of a first floor side extension, the erection of a front porch, replacement windows and doors, application of render to the exterior and associated works. The Committee did not object to the application but noted that Policy 3.1 of the Windlesham Neighbourhood Plan – Design Quality (see below) – should be referenced in relation to the building materials listed in the application form.</p> <p>WNP3.1 – Design Quality Planning applications shall be supported which:</p>	<p><i>FPA</i></p>

	<ul style="list-style-type: none"> • Embody quality design features, including: sustainable materials; high thermal and energy efficiency; a low maintenance and carbon footprint; • Maximise the use of natural light in dwellings; and <p>Provide for discreet waste storage in locations which can practicably be accessed by residents prior to collection.</p>	
19/0455	<p>16 BROOK ROAD, BAGSHOT, GU19 5JS Proposed single storey rear extension. No objections</p>	<i>FPA</i>
19/0591	<p>GARBOLDISHAM COTTAGE, CHURCH ROAD, WINDLESHAM, GU20 6BN Erection of a two storey extension and single storey extension. The Committee noted that neither the Heritage Statement or the Design and Access Statement have the authors of the documents included and therefore Members were not sure of their authenticity and could not support the application. It was also noted an objection letter had been received but was not listed in the documents. Furthermore Policy 3.1 of the Windlesham Neighbourhood Plan – Design Quality (see below) – should be referenced in relation to the building materials listed in the application form.</p> <p>WNP3.1 – Design Quality Planning applications shall be supported which:</p> <ul style="list-style-type: none"> • Embody quality design features, including: sustainable materials; high thermal and energy efficiency; a low maintenance and carbon footprint; • Maximise the use of natural light in dwellings; and <p>Provide for discreet waste storage in locations which can practicably be accessed by residents prior to collection.</p>	<i>FPA</i>
19/0485	<p>THE GATE HOUSE, RIBSDEN HOLT, CHERTSEY ROAD, WINDLESHAM, GU20 6HT Alterations to an existing conservatory in order to create an orangery. The Committee did not object to the application but noted that Policy 3.1 of the Windlesham Neighbourhood Plan – Design Quality (see below) – should be referenced in relation to the building materials listed in the application form.</p>	<i>FPA</i>

	<p>WNP3.1 – Design Quality</p> <p>Planning applications shall be supported which:</p> <ul style="list-style-type: none"> • Embody quality design features, including: sustainable materials; high thermal and energy efficiency; a low maintenance and carbon footprint; • Maximise the use of natural light in dwellings; and <p>Provide for discreet waste storage in locations which can practicably be accessed by residents prior to collection.</p>	
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PLAN/19/35 Memorials and Inscriptions

Memorials for George McChrystal and Ethel Buchanan **were approved.**

PLAN/19/36 Correspondence

None.

There being no further business, the meeting closed at 19.46.

