



Windlesham Parish Council

Joanna Whitfield
Clerk to the Council
Tel: 01276 471675
Email: clerk@windleshampc.gov.uk
Website: www.windleshampc.gov.uk

The Council Offices
The Avenue
Lightwater
Surrey
GU18 5RG

20th September 2023

To: Cllrs Du Cann, Marr, Richardson, Turner, Stevens, White and Willgoss

And all members of Council as nominated substitutes

You are hereby summoned to attend a meeting of the Planning Committee to be held at the St Annes Church Centre, 43 Church Road, Bagshot **Tuesday 26th September 2023 at 6:30pm** to act upon the under-mentioned business.

Yours sincerely

Joanna Whitfield
Clerk to the Council

MEETING INFORMATION

Members of the public are invited to attend this meeting or alternatively, if you wish to submit any questions or comment on any of the items on this agenda without attending, please email clerk@windleshampc.gov.uk by 12pm on Tuesday 26th September 2023. Please note that submissions for public participation will be read aloud at the meeting, along with the name of the person submitting the comment. If you do not wish your name to be made public at the meeting you must specify this to the Clerk in writing at the time of submission.

AGENDA

- 1. Apologies for absence**
- 2. Declarations of interest:** Members to declare any interest, including Disclosable Pecuniary Interests they may have in agenda items that accord with the requirements of the Parish Council's Code of Conduct and to consider any requests from members for dispensations that accord with the Localism Act 2011 S33(b-e)
- 3. Public question time**
- 4. Exclusion of the press and public.** To agree any items to be dealt with after the public, including the press, have been excluded under S1(2) of the Public Bodies (Admission to Meetings) Act 1960
- 5. To consider planning applications and planning appeals received prior to this meeting:**

	Bagshot Applications		
23/0891/MPO	42 - 44 London Road, Bagshot, Surrey Application for a variation to the legal agreement operational management plan relating to planning	Modification &	4 th October 2023

	<p>permission 18/1083 granted on appeal APP/D3640/W/20/3245089 [relating to the erection of a part one, two and three storey building, partly with accommodation in the roof, to provide 46 extra care apartments including associated facilities, car parking and landscaping following the demolition of existing buildings] to allow the minimum age for residents reduced from 70 to 60 years</p>	Discharge of Obligation	
23/0930/PMR	<p>Queen Anne House, Bridge Road, Bagshot, Surrey, GU19 5AT</p> <p>Application to vary condition 2 (approved plans), 4 (landscape scheme), 8 (finished floor levels), 13 (EV charging points) and 14 (remediation scheme) of planning permission 21/1100/FFU for Change of use from Office (Class B1c) to residential (Class C3) comprising 5 no. flats (1x 3 Bed, 2x 2 Bed and 2x 1 Bed) and erection of 4 no. dwellings (1x 4 Bed and 3x 2 Bed) including pedestrian accesses off Bridge Road with associated parking, landscaping and cycle and refuse storage (revision of planning permission 20/0592/FFU).</p>	Relaxation/Modification	5 th October 2023
23/0954/FFU	<p>70 Yaverland Drive, Bagshot, Surrey, GU19 5DY</p> <p>Erection of single storey side extension, single storey front garage extension, new front porch and extended dropped kerb.</p>	FPA	11 th October 2023
	Lightwater Applications		
23/0965/FFU	<p>71 The Avenue, Lightwater, Surrey, GU18 5RG</p> <p>Erection of a detached garage following demolition of existing garage/outbuilding.</p>	FPA	13 th October 2023
23/0955/FFU	<p>39 Colville Gardens, Lightwater, Surrey, GU18 5QQ</p> <p>Erection of a new retaining wall and fence to the sides and rear. (Retrospective).</p>	FPA	16 th October 2023
	Windlesham Applications		
23/0936/FFU	<p>Cedars Garden Nursery , Church Road, Windlesham, Surrey, GU20 6BL</p> <p>Erection of a dwelling, following demolition of existing glasshouse, office and ancillary buildings associated with the commercial plant nursery</p>	FPA	6 th October 2023

How the Committee makes a decision:

The Planning Applications Committee's decision on an application can be based only on planning issues. These include:

- Legislation, including national planning policy guidance and statements.
- Policies in the adopted Surrey Heath Local Plan and emerging Local Development Framework, including Supplementary Planning Documents.
- Sustainability issues.
- Layout and design issues, including the effect on the street or area (but not loss of private views).
- Impacts on countryside openness.
- Effect on residential amenities, through loss of light, overlooking or noise disturbance.
- Road safety and traffic issues.
- Impacts on historic buildings.
- Public opinion, where it raises relevant planning issues.

The Committee cannot base decisions on:

- Matters controlled through other legislation, such as Building Regulations e.g. structural stability, fire precautions.
- Loss of property value.
- Loss of views across adjoining land.
- Disturbance from construction work.
- Competition e.g. from a similar retailer or business.
- Moral issues.
- Need for development or perceived lack of a need (unless specified in the report).
- Private issues between neighbours i.e. boundary disputes, private rights of way. The issue of covenants has no role in the decision to be made on planning applications.

Reports will often refer to specific use classes. The Town & Country Planning (Use Classes) Order 1995 (as amended) is summarised for information below: