



Windlesham Parish Council

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MINUTES OF A MEETING OF WINDLESHAM PARISH COUNCIL'S PLANNING COMMITTEE

Held on Wednesday 12th February at 11:00am at All Saints' Church Hall, Broadway Road, Lightwater

Bagshot Cllrs		Lightwater Cllrs		Windlesham Cllrs	
Willgoss	P	Turner	P	Marr	P
White	A	Stevens	P	Richardson	R
Du-Cann	P				

In attendance: Sarah Wakefield- Assistant Clerk

Cllr Stevens took the Chair

P - present A – apologies PA – part of meeting - no information

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		Action
PLAN/24/81	Apologies for absence Apologies for absence were received and accepted from Cllr White. The Assistant Clerk informed members that Cllr Richardson has resigned from the committee with immediate effect.	
PLAN/24/82	Declarations of interest None.	
PLAN/24/83	Public question time There were no questions raised.	
PLAN/24/84	Exclusion of the press and public No Exclusions to the press and public.	

PLAN/24/85	<p>To consider a motion from Windlesham Village Councillors regarding the use of landfill material on the Heathpark Wood SANG Site</p> <p>Members unanimously resolved to write to Environment Agency and the Head of Enforcement at SHBC to seek clarification on the following points:</p> <p>Environment Agency-</p> <ul style="list-style-type: none"> • Members were particularly concerned that materials not permitted under the U1 exemption have been used in the construction of the haul road and seek confirmation that the Environment Agency are satisfied all materials comply. • Members requested confirmation on whether the Environment Agency has reviewed the materials in question, conducting an on-site inspection and taking samples for analysis. • Members wanted to know if the Environment Agency was satisfied that all relevant materials could be safely removed from the site once the works were completed. They also sought clarification that the site would not suffer irreversible contamination <p>SHBC-</p> <ul style="list-style-type: none"> • Members have requested clarification regarding the purpose of the haul road, assurance that all planning requirements have been met before tree removal and have also highlighted concerns over the lack of communication from the developer to the community. 	
PLAN/24/86	<p>To consider a response to a Runnymede Borough Council consultation: Runnymede Pitch and Plot Allocation Scheme for Gypsies, Travellers and Travelling Showpeople SPD</p> <p>Members reviewed the plans but resolved not to issue a council response.</p>	
PLAN/24/87	To consider planning applications and planning appeals received prior to this meeting:	

	Bagshot Applications	
25/0038/FFU	<p>47 Church Road, Bagshot, Surrey, GU19 5EQ Erection of a detached games room.</p> <p>No objection, provided the proposed room is not used for habitable accommodation and the tree officer confirms that the development will not impact the trees.</p>	FPA

25/0043/CES	123 Yaverland Drive Bagshot Surrey GU19 5DZ Certificate of lawfulness for the proposed erection of a single storey side extension with pitched roof and rooflights and raising of the side elevation window. No objection	Certificate Proposed Development
25/0048/FFU	36 Manor Way, Bagshot, Surrey, GU19 5JZ Erection of a single storey rear extension, conversion of loft with hip to gable roof extension and addition of rear dormer. Erection of new front porch following demolition of existing front porch and lean to. No objection	FPA
25/0046/CEU	Land And Buildings to The North East Of Bracknell Road Bracknell Road Bagshot Surrey Certificate of lawfulness for existing use of site for equestrian outdoor sport and recreation use. No objection	Certificate of Existing Use
25/0067/DTC	The Cedars 2 High Street Bagshot Surrey GU19 5AE Submission of details to comply with condition 7 (Fencing details) and 8 (Roof Insulation) attached to planning permission 24/0499/FFU for External alterations works to existing office building and car park, including replacement windows, new entrance gates, fenestration changes, erection of cycle store, conversion of Members noted the submission details and are content to leave it to SHBC to confirm that all requirements have been met.	Details to Comply
	Lightwater Applications	
25/0033/NMA	Lightwater Country Park The Avenue Lightwater Surrey GU18 5RG Non-material amendment to planning permission 24/0156/FFU (for the erection of canopy for the development of padel tennis courts, pickle ball courts with associated customer kiosk, toilet, means of enclosure, lighting and associated infrastructure) to provide a reduced size of the canopy structure, kiosk and outdoor communal area. No objection	Non Material Amendment
25/0086/NMA	88 Ambleside Road Lightwater Surrey GU18 5UJ Non-material amendment to planning permission 24/0391/FFU (Erection of a single storey rear extension following demolition of existing conservatory, conversion of loft space into habitable accommodation, installation of rear dormer and roof lights, conversion of loft space above the detached garage into habitable accommodation) for the removal of the dormer from the rear elevation, alterations to the roof windows on the house and garage and removal of the window from the front of the garage No objection	Non Material Amendment

	Windlesham Applications	
24/1214/FFU	<p>Sunning House, Flat 3, London Road, Sunninghill, Ascot, Windsor And Maidenhead, SL5 9QN</p> <p>Retrospective planning permission for the erection of a detached outbuilding for ancillary use to main dwelling following demolition of existing outbuildings and replacement terracing.</p> <p>Members commented as follows: If approved, a condition should be applied to ensure the new outbuilding (currently used as a gym and store) remains ancillary and incidental to the enjoyment of the main dwelling. It should be retained within the curtilage of the host dwelling, and no separate curtilage should be created. At no time should the outbuilding be sold, sub-let, or rented independently from the main dwelling, nor should it be used as residential accommodation.</p> <p>Additionally, members asked for consideration of the resident's objection dated 10th February 2025, particularly regarding privacy concerns. It is requested that SHBC conduct a site visit to assess these objections.</p>	FPA
25/0061/FFU	<p>41 Windmill Field, Windlesham, Surrey, GU20 6QD</p> <p>Erection of first floor side extension.</p> <p>No objection with the following comment:</p> <p>This extension will involve the creation of a walk-in closet and en-suite bathroom at first floor level, which will affect the appearance of the front of the property and be visible from the roadside.</p> <p>It is stated in the Application Form that all materials will match the existing and members ask if this should be conditioned, as appearance and design are material planning considerations.</p> <p>They also noted that these works have commenced without consent, as indicated on the Application Form.</p>	FPA
24/1004/FFU	<p>Snows Ride Farm , Snows Ride, Windlesham, Surrey, GU20 6LA</p> <p>Modifications to existing entrance to provide wider access and erection of new posts and gate.</p> <p>No objection to the gate and posts.</p> <p>With the following comment:</p> <p>The works will involve the widening of the entrance area and additional tarmac surfacing. The photograph of the entrance dated 1.11.2024 shows mature trees in the vicinity of the entrance. Members request that SHBC investigate whether any</p>	FPA

	trees could be adversely affected by these works and ensure that no mature trees are harmed by the development.	
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There being no further business, the meeting closed at 11:38