



FARNHAM TOWN COUNCIL



Notes

Planning & Licensing Consultative Working Group

Time and date

9.30 am on Monday 9th December, 2024

Place

Council Chamber, Farnham Town Council, South Street, Farnham GU9 7RN

Planning & Licensing Consultative Working Group Members Present:

Councillor Andrew Laughton (Lead Member)

Councillor David Beaman

Councillor George Hesse

Councillor Brodie Mauluka

Councillor Mark Merryweather

Councillor George Murray

Councillor Graham White

Councillor Tim Woodhouse (virtually but unable to stay for the whole meeting due to technical issues)

Councillor Alan Earwaker (Observer)

Officers: Iain Lynch, Town Clerk

1. Apologies for Absence

None were received.

2. Disclosure of Interests

None were received.

3. Applications Considered for Key/Larger Developments

Farnham Castle

WA/2024/02264 Farnham Castle

Officer: Dana Nickson

38-39 THE BOROUGH, FARNHAM GU9 7NP

Change of use and alterations to existing commercial building to provide 6 residential units with parking and associated landscaping; installation of vehicle entrance gates; retention of ground floor and basement commercial unit.

Farnham Town Council notes the loss of the parking to create a gated community with parking and private amenity spaces. The housing mix includes larger dwellings, the need identified locally is for two-bedroom dwellings. Consideration must be given to existing residential and commercial premises with the change of use to residential. A local establishment currently has licensing hours until 01.15 within proximity to the proposed dwellings. It is understood that the windows on the Borelli Yard side will be sealed, triple-glazed units with fresh air systems installed and habitable rooms to the front of the properties. Further consultation will be needed when this information is available to review.

WA/2024/02265 Farnham Castle

Officer: Dana Nickson

38-39 THE BOROUGH, FARNHAM GU9 7NP

Listed Building Consent for external and internal alterations to provide 6 residential units; retention of ground floor and basement commercial unit.

Farnham Town Council relies on Waverley's Heritage Officer for review of proposed external and internal alterations to the Listed building.

Farnham Moor Park

WA/2024/02300 Farnham Moor Park

Officer: Russell Brown

LAND AT THE WALLED GARDEN, FARNHAM

Change of use of existing agricultural land to Suitable Alternative Natural Greenspace (SANG) including all supporting infrastructure and parking including alterations to existing vehicular access off Moor Park Lane.

Further information required. Deferred to next meeting.

Farnham Weybourne

WA/2024/02301 Farnham Weybourne

Officer: Dana Nickson

DAVID LLOYD LEISURE CLUB, WILKINSON WAY, FARNHAM GU9 9ND

Construction of 3 padel tennis courts, ancillary social area and associated flood lighting following removal of existing tennis courts.

No comment.

4. Applications Considered

Farnham Bourne

CA/2024/02232 Farnham Bourne

Officer: Theo Dyer

ABINGDON, GREAT AUSTINS, FARNHAM GU9 8JQ

GREAT AUSTINS CONSERVATION AREA REMOVAL OF TREE

No comment.

CA/2024/02233 Farnham Bourne

Officer: Theo Dyer

FARLANDS CROFT, 20 GREAT AUSTINS, FARNHAM GU9 8JQ

GREAT AUSTINS CONSERVATION AREA WORKS TO TREES

Farnham Town Council, subject to the Arboricultural Officer's comments, welcomes the maintenance of trees to extend their life and associated amenity. In

response to a climate emergency, it is vital to retain green infrastructure in line with LPP1 policy CCI Climate Change and NE2 Green and Blue Infrastructure.

TM/2024/02272 Farnham Bourne

Officer: Theo Dyer

3 WISLEY PLACE, WRECCLESHAM, FARNHAM GU10 4FA

APPLICATION FOR REMOVAL OF TREE SUBJECT OF TREE PRESERVATION ORDER 06/18

No comment.

WA/2024/02242 Farnham Bourne

Officer: Tajinder Rehal

BOURNE FARM, 27 UPPER BOURNE LANE, WRECCLESHAM, FARNHAM GU10 4RG

Erection of a dwelling using existing vehicle access and associated works.

No comment.

WA/2024/02246 Farnham Bourne

Officer: Matt Ayscough

20 UPPER BOURNE LANE, WRECCLESHAM, FARNHAM GU10 4RQ

Erection of extensions and alterations to existing bungalow including a dormer extension and provision of a juliet balcony to serve existing bedroom in roof space.

No comment.

WA/2024/02248 Farnham Bourne

Officer: Matt Ayscough

PROSPECT HOUSE, GOLD HILL, LOWER BOURNE, FARNHAM GU10 3JH

Erection of a carport attached to an existing garage.

No comment.

WA/2024/02277 Farnham Bourne

Officer: Dana Nickson

EDGEBOROUGH SCHOOL, 84 FRENHAM ROAD, FARNHAM GU10 3AH

Erection of cricket nets on playing field.

No comment.

Farnham Castle

WA/2024/02262 Farnham Castle

Officer: Matt Ayscough

LAND AT REAR 37-38 DOWNING STREET, FARNHAM

Application under Section 73 to vary Condition 1 (approved plans) of WA/2022/00292 to allow for change to wall between application site and Ivy House to facilitate parking.

No comment.

WA/2024/02293 Farnham Castle

Officer: Simon Dunn-Lwin

4 THE BOROUGH, FARNHAM GU9 7NA

Application under Section 73 to vary Condition 1 (approved plans) of WA/2024/01431 to omit mezzanine floor and rooflight from first floor residential unit.

No comment.

WA/2024/02295 Farnham Castle

Officer: Simon Dunn-Lwin

4 THE BOROUGH, FARNHAM GU9 7NA

Application under Section 19 of the Planning (Listed Buildings and Conservation Areas) Act 1990 to vary Condition 1 (approved plans) of WA/2024/01432 to omit mezzanine floor and rooflight from first floor residential unit.

No comment.

Farnham Firgrove

WA/2024/02258 Farnham Firgrove

Officer: Matt Ayscough

35 ST JOHNS ROAD, FARNHAM GU9 8NU

Application under Section 73 to vary Conditions 1 (approved plans) and 2 (materials) of WA/2024/00164 to allow for alterations to elevations; lowering parapet and eaves heights; relocating solar panels onto side roof slopes and installation of air conditioning unit.

Farnham Town Council notes the proposed air conditioning unit is close to no. 33 St Johns Road. The neighbour's amenity must not be impacted by the noise from this equipment.

Farnham Heath End

TM/2024/02210 Farnham Heath End

Officer: Theo Dyer

16 ELM CRESCENT, FARNHAM GU9 0QW

APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER 24/07

Farnham Town Council, subject to the Arboricultural Officer's comments, welcomes the maintenance of trees to extend their life and associated amenity. In response to a climate emergency, it is vital to retain green infrastructure in line with LPPI policy CCI Climate Change and NE2 Green and Blue Infrastructure.

WA/2024/02240 Farnham Heath End

Officer: Anna Whitty

40E UPPER HALE ROAD, FARNHAM GU9 0NS

Erection of a two storey extension and alterations.

Farnham Town Council objects to the proposed extensions and alterations to enlarge 40E Upper Hale Road being overdevelopment. This is a restrictive site with limited off-road parking and no space available for construction vehicles or storing of materials. Concern is raised over the potential obstructing of pavements in this congested location, with a high volume of pedestrians walking to schools, nurseries and other local services.

Farnham Moor Park

TM/2024/02228 Farnham Moor Park

Officer: Theo Dyer

6 UPLANDS ROAD, FARNHAM GU9 8BP

APPLICATION FOR WORKS TO AND REMOVAL OF TREES SUBJECT OF TREE PRESERVATION ORDER 06/06

Farnham Town Council leaves to the Arboricultural Officer. In response to a climate emergency, it is vital to retain green infrastructure in line with LPPI policy CCI Climate Change and NE2 Green and Blue Infrastructure, replacement trees must be planted.

WA/2024/02223 Farnham Moor Park

Officer: Matt Ayscough

3 MENIN WAY, FARNHAM GU9 8DY

Erection of a detached ancillary annexe outbuilding.

No comment.

WA/2024/02247 Farnham Moor Park

Officer: Anna Whitty

SOMERSBURY, 6 STONEYFIELDS, FARNHAM GU9 8DX

Erection of two storey extension and associated works including installation of air source heat pump and solar panels.

No comment.

Farnham North West

WA/2024/02245 Farnham North West

Officer: Ninto Joy

8 LAWDAY PLACE LANE, FARNHAM GU9 0BT

Certificate of Lawfulness under Section 192 for hip to gable and dormer extension with front facing rooflights to provide habitable accommodation in roof space.

No comment.

WA/2024/02266 Farnham North West

Officer: Ninto Joy

9 ARMSWORTH WAY, FARNHAM GU9 0FJ

Certificate of Lawfulness under Section 192 for installation of front and rear rooflights and alterations to roof space to provide habitable accommodation.

No comment.

WA/2024/02303 Farnham North West

Officer: Matt Ayscough

MEADOW VIEW, 2 RIDGEWAY COTTAGES, RUNWICK LANE, FARNHAM GU10 5EE

Erection of extension following partial demolition of existing extension (retrospective).

No comment.

Farnham Rowledge

NMA/2024/02254 Farnham Rowledge

Officer: Matt Ayscough

20 POTTERY LANE, WRECCLESHAM, FARNHAM GU10 4QJ

Amendment to WA/2023/02492 for raising the height of extension ridge so that it matches the existing house ridge height.

No comment.

WA/2024/02207 Farnham Rowledge

Officer: Michael Eastham

KIRIN, 23 SCHOOL HILL, WRECCLESHAM, FARNHAM GU10 4QD

Erection of a detached dwelling with cycle store, parking and amenity space and two storey extension to existing dwelling.

Farnham Town Council objects to the proposed dwelling in the garden of Kirin, 23 School Hill, being overdevelopment and appearing cramped on the site, out of character with the pattern of development and having a negative impact on the amenity of the neighbour at no. 21 and host dwellings.

WA/2024/02217 Farnham Rowledge

Officer: Anna Whitty

LITTLE GORSEDENE, THE LONG ROAD, ROWLEDGE, FARNHAM GU10 4EB

Erection of extensions and alterations following demolition of existing conservatory.
No comment.

WA/2024/02224 Farnham Rowledge

Officer: Dana Nickson

LAND WEST OF FORMER CHERRY TREE INN, SCHOOL ROAD, ROWLEDGE, FARNHAM

Erection of a detached dwelling and garage; creation of new vehicle access and closure of existing vehicle access.

No comment.

WA/2024/02225 Farnham Rowledge

Officer: Matt Ayscough

5 RIVER ROW COTTAGES, RIVER ROW, FARNHAM GU9 8UA

Erection of a fence following removal of existing fence.

No comment.

NMA/2024/02230 Farnham Rowledge

Officer: Omar Sharif

WOODLANDS, 48A ECHO BARN LANE, WRECCLESHAM, FARNHAM GU10 4NF

Amendment to WA/2024/00082 for a conversion of an ancillary building to a dwelling.

NMA Allowed.

WA/2024/02278 Farnham Rowledge

Officer: Justin Bramley

7 THE SQUARE, ROWLEDGE, FARNHAM GU10 4AA

Certificate of Lawfulness under Section 192 for use of detached domestic outbuilding as ancillary habitable accommodation.

No comment.

WA/2024/02282 Farnham Rowledge

Officer: Anna Whitty

17 ECHO BARN LANE, WRECCLESHAM, FARNHAM GU10 4NQ

Alterations to elevation to remove two side windows and install 1 door opening.

No comment.

WA/2024/02288 Farnham Rowledge

Officer: Ninto Joy

4 CHAPEL ROAD, ROWLEDGE, FARNHAM GU10 4AP

Erection of first floor extension.

No comment.

WA/2024/02304 Farnham Rowledge

Officer: Anna Whitty

20 THE COPSE, ROWLEDGE, FARNHAM GU10 4BH

Erection of a single storey extension and porch; alterations to roofspace to provide habitable accommodation including rooflights.

No comment.

Farnham Weybourne

WA/2024/02196 Farnham Weybourne

Officer: Matt Ayscough

3 WEYWOOD LANE, FARNHAM GU9 9DP

Erection of extensions and alterations; alterations to integral garage to provide habitable accommodation.

No comment.

5. Surrey County Council Mineral, Waste, or Other Applications/Consultations

There were none for this meeting.

6. Appeals Considered

There were none for this meeting.

7. Licensing Applications Considered

Variation

Serina, 7 The Borough, Farnham, Surrey, GU9 7NA

Mr Q Aliaj

An application has been received to vary a premises licence, opening at 08.00 instead of 11.00 weekdays and 08.00 instead of 10.00 at weekends with alcohol sales from 09.00.

No comment.

Street Trading

Waverley Borough Council is currently in receipt of a new application for Street Trading Consent from 'The Funky Pickle Co Ltd' to trade from the car park to the rear of The Alma (pub), Alma Lane, Farnham, GU9 0LJ. The application is for consent to trade Monday to Sunday between 12:00-21:00hrs.

No comment.

8. Public Speaking at Waverley's Planning Committee

Ward Councillors Beaman and White to represent at Waverley's Planning Committee on Reserved Matters application WA/2024/00599 Land North of Coxbridge Farm, West Street, Farnham, Wednesday 11 December at 7.00pm.

9. Date of next meeting

Monday 13th January 2025 at 9.30am.

The meeting ended at 11.32 am

Notes written by Iain Lynch and Jenny de Quervain