



FARNHAM TOWN COUNCIL



Notes

Planning & Licensing Consultative Working Group

Time and date

9.30 am on Monday 3rd February, 2020

Place

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

Planning & Licensing Consultative Working Group Members Present:

Councillor Brian Edmonds (Lead Member)
Councillor David Beaman
Councillor Roger Blishen
Councillor Alan Earwaker
Councillor John "Scotty" Fraser
Councillor Michaela Gray
Councillor George Hesse
Councillor Michaela Martin
Councillor John Neale

Officers: Jenny de Quervain

1. Apologies for Absence

None were received.

2. Disclosure of Interests

None were received.

3. Applications for larger/key developments considered

Farnham Moor Park

WA/2020/0008 Farnham Moor Park

Officer: Mr Chris Turner

Erection of a 60-bed care home (Use Class C2) with associated amenity space, parking, service area, and bin and cycle storage and associated landscaping following the demolition of existing dwelling, garage and outbuildings.

24 MOOR PARK LANE, FARNHAM GU9 9JB

Farnham Town Council strongly objects to the erection of a 60-bed care home following the demolition of the existing dwelling at 24 Moor Park Lane. The size and scale of the proposed building is unacceptable in this location, out of character

with the dwellings on the island site, contrary to Farnham Neighbourhood Plan Policy FNPI, the Farnham Design Statement and LPPI RE3 and C5. The access is not suitable for the increased traffic generated by the number of staff and visitors for a care home of this size. The air quality could have a negative impact on the health of future occupants with being located on a roundabout, the submitted report does not consider the general air quality of the area, only the potential dust and vehicle movements associated with proposed development.

WA/2019/2097 Farnham Moor Park

Officer: Ruth Dovey

Application under Regulation 3 for the permanent use of the Riverside 3 car park. This application is accompanied by an Environmental Statement.

RIVERSIDE 3 CAR PARK, MIKE HAWTHORN DRIVE FARNHAM

Farnham Town Council supports the provision of additional parking subject to the surface being permeable and adequate drainage with being in flood zone 3. The creation of a new vehicle and pedestrian access via the service road between the Riverside Business Park and Riverside Industrial Park would be desirable to avoid additional traffic through the residential area. Improved signage is required to promote the use of car parks on the edge of the town centre and offer better rates for people working in the town requiring long stay car parking.

Farnham Weybourne and Badshot Lea

WA/2019/1171 Farnham Weybourne and Badshot Lea

Approval of reserved matters: layout, scale, appearance and landscaping following outline permission granted under WA/2015/2283 for the erection of up to 105 dwellings (including 32 affordable) together with associated works (as amplified by drainage information received 08/08/2019 and 12/08/2019; as amended by plans and information received 20/09/2019 and 07/11/2019 and plans and information received 27/01/2020).

Land Centred Coordinates 485710 148770 On West Side Of Green Lane, Badshot Lea

Alterations to house type; Alterations to roof forms; Alterations to materials; Addition of chimneys to some plots; Alterations to form and design of garage and cycles stores; Alterations to location of affordable housing units; Additional ecology information; Additional visualisations, aerial plans, perspective plans and grain plans of proposal.

Farnham Town Council has received additional information regarding the availability of larger parking bays with 10 layby bays being provided on site suitable for disabled persons. Plans showing the route of the power lines clarify they do not run directly over the play area equipment. Warning signs must be erected in the play area to highlight the dangers of the overhead power lines including signage with words and pictures for no kite flying/drones, etc. This is an approved site for housing in the Farnham Neighbourhood Plan. Farnham Town Council welcomes the links to pedestrian routes beyond the development and contributions to cycle routes to improve the sustainability of the location.

WA/2020/0005 Farnham Weybourne and Badshot Lea

Officer: Daniel Holmes

Consultation under Regulation 3 for details of off-site highway works submitted pursuant to Condition 12 of planning permission Ref: WA/2018/0560 dated 23 August 2018.

FARNHAM HEATH END SCHOOL, HALE REEDS, FARNHAM GU9 9BN

Farnham Town Council has raised concerns over the lack of provision of pedestrian safety measures to include an additional crossing on the Weybourne Road near Bullers Road and speed reduction signage. Access to the school from the Weybourne Road needs to be reviewed further by Surrey Highways, vehicles

turning across the oncoming traffic creates gridlock from the traffic lights at the junction with Lower and Upper Weybourne Lane.

WA/2020/0007 Farnham Wrecclesham and Rowledge

Officer: Philippa Staddon

Application under Section 73 to vary Condition 23 of WA/2017/1778 to allow changes to landscaping strategy.

GARDEN STYLE NURSERY, WRECCLESHAM HILL, WRECCLESHAM

Farnham Town Council supports the varying of Condition 23. Healthy trees on the boundary should be retained and maintained to extend their life and associated amenity.

4. Applications Considered

Farnham Bourne

Allowed 24/01/2020

NMA/2020/0004 Farnham Bourne

Officer: Joanna Patrick

Amendment to WA/2019/0387 for addition of a window.

25 GONG HILL DRIVE, LOWER BOURNE GU10 3HQ

No comments required.

TM/2020/0008 Farnham Bourne

Officer: Steve Tester

APPLICATION FOR WORKS TO AND REMOVAL OF TREES SUBJECT TO TREE PRESERVATION ORDER 09/09

7 KILN LANE, FARNHAM GU10 3LR

Farnham Town Council, subject to the Arboricultural Officer's comments, welcomes the maintenance of trees to extend their life and associated amenity but objects to the removal of trees. If removal is necessary, an appropriate replacement is required.

Invalid 30/01/20

WA/2020/0025 Farnham Bourne

Officer: Carl Housden

Erection of extensions and alterations with associated works.

3 ELDON DRIVE, LOWER BOURNE GU10 3JE

Farnham Firgrove

WA/2019/2106 Farnham Firgrove

Officer: Philippa Staddon

Erection of extensions and alterations with associated works.

4 GROVE END ROAD, FARNHAM GU9 8RD

Farnham Town Council objects to the use of frosted glazing in rooms which are not bathrooms. If there is a need for frosted glazing, this would imply a negative impact on the neighbour's amenity. Farnham Town Council has no objections to the extensions subject to them being compliant with the Farnham Design Statement and Farnham Neighbourhood Plan Policy FNPI6, Residential Extensions SPD and LPP1 Policy CCI and CC2, materials be in keeping with existing and no negative impact on the neighbours' amenity. Space must be available on-site for construction vehicles and materials.

WA/2019/2121 Farnham Firgrove

Officer: Giles Maltby

Erection of extensions following demolition of garage.

3 BROOMLEAF CORNER, FARNHAM GU9 8BG

Farnham Town Council has no objections subject to the extensions being confirmed compliant with the Farnham Design Statement and Farnham Neighbourhood Plan Policy FNPI6, Residential Extensions SPD and LPP1 Policy CCI and CC2, materials be in keeping with existing and no negative impact on the neighbours' amenity. Sufficient parking must be available within the boundary of the property with the loss of the garage. Space must be available on-site for construction vehicles and materials.

WA/2020/0015 Farnham Firgrove

Officer: Giles Maltby

Erection of extensions and alterations.

106 WEYDON HILL ROAD, FARNHAM GU9 8NZ

Farnham Town Council has no objections subject to the extensions and alterations being confirmed compliant with the Farnham Design Statement and Farnham Neighbourhood Plan Policy FNPI6, Residential Extensions SPD and LPP1 Policy CCI and CC2, materials be in keeping with existing and no negative impact on the neighbour's amenity. Space must be available on-site for construction vehicles and materials.

Farnham Moor Park

WA/2019/1835 Farnham Moor Park

Details of Five Year Aftercare Strategy pursuant to Condition 32 of planning permission ref: WA/2018/0016 dated 6 November 2018. SUEZ

RUNFOLD SOUTH QUARRY, GUILDFORD ROAD, RUNFOLD, FARNHAM GU10 1PB

Farnham Town Council defers to the Runfold Quarry Liaison Group.

WA/2020/0028 Farnham Moor Park

Officer: Daniel Holmes

Consultation on a County Matter; Non-material amendment to planning permission ref:

WA11/0779 dated 27 February 2012 adding a Condition requiring the removal of redundant infrastructure associated with the gas and leachate control systems.

RUNFOLD SOUTH QUARRY, GUILDFORD ROAD, RUNFOLD – SUEZ

Farnham Town Council defers to the Runfold Quarry Liaison Group.

WA/2019/2100 Farnham Moor Park

Officer: Giles Maltby

Erection of extensions and alterations following demolition of existing conservatory.

FIELD HOUSE, 46 COMPTON WAY, FARNHAM GU10 1QU

Farnham Town Council has no objections subject to the extensions and alterations being confirmed compliant with the Farnham Design Statement and Farnham Neighbourhood Plan Policy FNPI6, Residential Extensions SPD and LPP1 Policy CCI and CC2. Space must be available on-site for construction vehicles and materials.

Farnham Weybourne and Badshot Lea

WA/2019/2098 Farnham Weybourne and Badshot Lea

Officer: Carl Housden

Erection of extensions and alterations.

43 BADSHOT PARK, BADSHOT LEA GU9 9JU

Farnham Town Council has no objections subject to the extensions and alterations being confirmed compliant with the Farnham Design Statement and Farnham Neighbourhood Plan Policy FNPI6, Residential Extensions SPD and LPP1 Policy CCI and CC2, materials be in keeping with existing and no negative impact on the neighbour's amenity. Space must be available on-site for construction vehicles and materials.

WA/2019/2130 Farnham Weybourne and Badshot Lea

Officer: Philippa Staddon

Erection of a retail unit with associated illuminated and non illuminated adverts.

SAINSBURYS, WATER LANE, FARNHAM GU9 9NJ

Farnham Town Council has no objections to the retail unit for a Barbers at Water Lane Sainsburys. Farnham Town Council objects to internally illuminated signs however, in this location, find them acceptable.

WA/2019/2131 Farnham Weybourne and Badshot Lea

Officer: Philippa Staddon

Display of illuminated and non illuminated signs.

SAINSBURYS, WATER LANE, FARNHAM GU9 9NJ

Farnham Town Council objects to internally illuminated signs however, in this location, find them acceptable.

Farnham Wrecclesham and Rowledge

WA/2019/2135 Farnham Wrecclesham and Rowledge

Officer: Giles Maltby

Erection of an extension and alterations following demolition of existing conservatory.

BOURNE MEAD, ECHO BARN LANE, WRECCLESHAM GU10 4NW

Farnham Town Council has no objections subject to the extensions and alterations being confirmed compliant with the Farnham Design Statement and Farnham Neighbourhood Plan Policy FNPI6, Residential Extensions SPD and LPP1 Policy CCI and CC2. Space must be available on-site for construction vehicles and materials.

TM/2020/0014 Farnham Wrecclesham and Rowledge

Officer: Mr A Clout

APPLICATION FOR WORKS TO AND REMOVAL OF TREES SUBJECT OF TREE PRESERVATION ORDER 47/99

MEADOW WAY AND MAYFIELD FARNHAM GU10 4DY

Farnham Town Council leaves to the Arboricultural Officer.

5. Date of next meeting

17th February 2020.

The meeting ended at 12.00

Notes written by Jenny de Quervain