



GUILDFORD  
BOROUGH

**James Whiteman**  
Managing Director

[www.guildford.gov.uk](http://www.guildford.gov.uk)

Dear Councillor

**PLANNING COMMITTEE – WEDNESDAY 16 JUNE 2021**

Please find attached the following:

**Agenda No    Item**

8.     **Late Sheets (Pages 1 - 6)**

Yours sincerely

Sophie Butcher, Democratic Services Officer

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## Planning Committee

16 June 2021

### Update/Amendment/Correction/List

#### **Applications Withdrawn: 18/P/02456 and 20/P/01461 - (Pages 23 and 95) – Land at Ash Manor, Ash Green Road, Guildford, GU2 6HH**

Please note that both applications relating to Ash Manor (18/P/02456 and 20/P/01461) have been withdrawn from the agenda. The reason for this is that officers have received additional information from the Council's Tree Officer relating to the status of T67 and its possible categorisation as a veteran tree. This information will now need to be assessed by Officers.

#### **21/P/00039 – (Page 125) – Land at Stoke and District Horticultural Society, Club House, Bellfields Road, Guildford, GU1 1QG**

In response to the email sent to Planning Committee members yesterday (15/06/2021), Officers wanted to address the points regarding a temporary permission and sustainability conditions, which have not been raised directly with Officers.

7 year permission:

The applicant submitted a full planning application for this proposed development and not an application for a temporary permission. The requirement for a condition limiting the time scale for the building to be on site was discussed with the Planning Agent during the application process. However, the applicant was very firm throughout discussions that the permission should not be temporary because they could not confirm when the permanent replacement facility would be delivered as part of the Weyside Urban Village redevelopment and, therefore, how long the building would need to be on the site. Further to this, the building is not the only element of this proposal, whilst the building itself can be easily removed from site due to its modular construction, there are associated works within the site required to facilitate the use including the landscaping, provision of parking and acoustic measures. Therefore, Officers consider this should be a permanent permission. Matters to do with the restoration of the site following the delivery of the Weyside Urban Village could be explored through the legal agreement provisions of the wider Weyside Urban Village development.

Condition on sustainability:

The application when submitted, for full planning permission, did not include any detailed sustainability information as required by policy D2 of the LPSS, 2015-2034, and the Climate Change, Sustainable Design, Construction and Energy SPD, 2020. Following the discussions with the agent regarding a temporary permission, as set out above, and their confirmation that they were seeking a permanent permission Officers had to apply the policy requirements fully and as such requested that further information was submitted. The information submitted did not include the required SBEM calculations and this was raised with the agent/applicant, the Planning Department has set out why this information is

required and as building regulations are likely to be required for this building, because the building is unlikely to be exempt as a temporary structure then they will need to produce these calculations for building regulations assessment. Therefore, Officers view that the condition is not onerous and required to ensure compliance with the Council's policy and SPD and therefore would meet the tests set out in the NPPF.

**Appeals – (Page 157) – 17 Romans Close, Guildford, GU1 2ST**

Please note that the decision was not dealt with under officer delegation but was as follows:

Officer Recommendation – To Approve  
Planning Committee – 4 December 2019  
Committee Decision - Refused

## **Planning Committee**

**16 June 2021**

### **Late Representations**

Since the last date for the submission of views on applications/matters before the Committee this evening, representations in respect of the under mentioned applications/ matters have been received. The letters, copies of which will be available for inspection by councillors at the meeting, are summarised below.

#### **Item 5 – Planning Applications**

##### **21/P/00470 – (Page 141) – 50 Charlock Way, Guildford, GU1 1XZ**

Representation letters have been received from both the applicants and objector. The applicant sets out their justification to why they believe the application is acceptable whilst the objector is simply amplifying their previous concerns.

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# Planning Committee

16 June 2021

## List of Public Speakers

In accordance with the Council's adopted scheme to allow the public to address meetings of this Committee on planning and related applications and on site specific matters, the following persons have given notice of their wish to speak at this meeting on the applications/matters listed in the table below.

These applications/matters will be considered ahead of the other applications/matters on the Agenda and will be taken in the order indicated. Unless stated otherwise, the page number in the first column of the table refers to the page number on the List of Planning and Related Applications on the Agenda (Item 5).

In each case where an objector has given notice to speak, the applicant (or the applicant's agent) will have been informed and offered the opportunity to address the Committee in accordance with the scheme.

The applications to be considered tonight do not qualify for public speakers.

The Committee will deal with tonight's applications in the following order:

### ITEM 6 – Planning and Related Applications

PAGE NO(s).	APPLN. NO	SITE	DETAILS OF SPEAKERS
125.	21/P/00039	Land at Stoke and District Horticultural Society, Club House, Bellfields Road, Guildford, GU1 1QG	Application does not qualify for public speakers
141.	21/P/00470	50 Charlock Way, Guildford, GU1 1XZ	1. Ward Councillor: George Potter (online)
149.	21/P/00819	24 The Street, Shalford, Guildford, GU4 8BT	Application does not qualify for public speakers

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