



**77. Applications for Planning Consent.** *(agenda item 5)*

Applications for planning permission to be considered by the Planning Committee at Guildford Borough Council were submitted for consideration and it was:

***Recommended upon consideration of the applications as at Appendix A to make observations as shown.***

**78. Correspondence** *(agenda item 6)*

Correspondence was received from Guildford Borough Council regarding the Local Plan main modifications. A six week public consultation period runs until 23 October 2018. Any members wishing to make comments on the draft modifications should respond via the Guildford Borough Council website. A copy of the draft modifications will be kept at the Parish Office and a link to the consultation will be added to the Ash Parish Council website.

**Item noted.**

Correspondence was received from the Guildford Borough Council Licensing Team regarding an application for minor variations to a premises or club certificate at the Swan Public House, Ash Vale. Any members wishing to make any comments should send them to the Clerk before 5 October 2018, who will forward them to Guildford Borough Council.

**Item noted.**

**79. Next Meeting.** *(agenda item7)*

The date of the next meeting is **Monday 8 October** 2018 commencing at 6:30pm.

*The meeting concluded at 6:59 pm*

Chairman \_\_\_\_\_

Date \_\_\_\_\_

**Appendix A**

**ASH PARISH COUNCIL**

**Applications for Planning Consent**

**24 September 2018**

Number and Location	Development Proposed
<p><b>18/P/01682</b></p> <p><b>70 South Lane</b> <b>Ash</b> <b>GU12 6NJ</b></p>	<p><b>Erection of 2 dwelling houses following the demolition of existing chalet bungalow</b></p>
<p><b>Object</b></p> <p><b>Objection 1. Despite entry on application form development is in a known flood area.</b>  <b>Objection 2. Proposed 70B dwelling situated right up to both boundaries of the site.</b>  <b>Objection 3. Appears cramped /overdevelopment of site.</b>  <b>Objection 4. Rear elevations do not appear sufficiently subservient.</b>  <b>Objection 5. Poor blocky design.</b>  <b>Objection 6. Flat roofs on side extension in contravention with Guildford Borough Council Design Guide</b>  <b>Objection 7. Larger four bedroom properties are not in demand in the local area</b>  <b>Objection 8. Insufficient amenity space.</b></p>	
<p><b>18/P/01707</b></p> <p><b>3 Grange Farm Road</b> <b>Ash</b> <b>GU12 6SJ</b></p>	<p><b>Two storey and single storey side extension</b></p>
<p><b>Object</b></p> <p><b>Objection 1. Flat roof on extension on rear single storey extension is in contravention of Guildford Borough Council’s Design Guide for Residential Extensions.</b>  <b>Objection 2. Bulk and massing on side extension.</b></p> <p><b>Concerns</b></p> <p><b>Concern 1. Concern about the proposed parking layout arrangements. Nose to tail not ideal</b></p>	

Number and Location	Development Proposed
<p>18/P/01713</p> <p>29 Parish Close Ash GU12 6NU</p>	<p>Conversion of part of attached garage to habitable accommodation</p>
<p><b>Concerns</b></p> <p><i>Concern 1. The front area conversion to be retained as a store only.</i></p> <p><i>Concern 2. Any attempt to create entirely separate accommodation from conversion should be resisted. Any such conversion would create parking issues.</i></p>	
<p>18/P/01726</p> <p>100 Ash Street Ash GU12 6LW</p>	<p>Demolition of detached garage and utility room and erection of single storey side/rear extension and two storey side extension</p>
<p><b>Object</b></p> <p><i>Objection 1. Flat roofs are in contravention of Guildford Borough Council's Design Guide for Residential Extensions.</i></p> <p><i>Objection 2. The proposed extension does not appear to be subservient to the main dwelling.</i></p> <p><i>Objection 3. Bulk and massing.</i></p> <p><i>Objection 4. Proposed extension is not sufficiently set back from the building line.</i></p> <p><b>Concerns</b></p> <p><i>Concern 1. Concern for the close proximity to the boundary on the rear corner of proposed 2 storey extension.</i></p>	

Number and Location	Development Proposed
<p><b>18/P/01744</b></p> <p>Land at rear of 62-64 Oxenden Road Tongham GU10 1AJ</p>	<p><b>Construction of a 3 bedroom bungalow with parking and cycle store</b></p>
<p><b>Object</b></p> <p><i>Objection 1. The site is not suitable.</i>  <i>Objection 2. Inappropriate development.</i>  <i>Objection 3. Cramped development.</i></p> <p><b>Concerns</b></p> <p><i>Concern 1. Vehicular access to property through a garage site especially for emergency Vehicles.</i>  <i>Concern 2. Concern for future amenity space.</i>  <i>Concern 3. Refuse collection arrangements need to be considered.</i></p>	
<p><b>18/P/01757</b></p> <p>Land adjacent to The Cottage, Meadow Close Ash Vale GU12 5PY</p>	<p><b>Erection of 3 detached three-bedroom houses</b></p>
<p><b>Object.</b></p> <p><i>Objection 1. Overdevelopment of plot.</i>  <i>Objection 2. Out of keeping with street scene.</i>  <i>Objection 3. Lack of amenity land for proposed dwellings.</i>  <i>Objection 4. Too close to the Special Protection Area.</i>  <i>Objection 5. Not in accordance with the local need for 1 and 2 bedroom properties.</i></p> <p><b>Requests</b></p> <p><i>Request 1. Arboriculturist report required.</i></p>	

Number and Location	Development Proposed
<p><b>18/P/01794</b></p> <p><b>31 Warwick Road</b>  <b>Ash Vale</b>  <b>GU12 5PL</b></p>	<p><b>Erection of a single storey side extension and first floor extension of roof to include new dormer window to rear, four rooflights to front elevation and one rooflight to rear elevation</b></p>
<p><b>Obect</b></p> <p><b><i>Objection 1. Flat roofs to dormer and rear extension are in contravention of Guildford Borough Council's Design Guide for Residential Extensions.</i></b></p> <p><b><i>Objection 2. Out of scale and character.</i></b></p> <p><b><i>Objection 3. Blocky design.</i></b></p>	