

**Minutes of the Planning Committee  
14 July 2020**

**Present:**

Councillor T. Lagden (Chairman)  
Councillor M. Gibson (Vice-Chairman)

Councillors

C. Bateson	N. Islam	R.A. Smith-Ainsley
A. Brar	J. McIlroy	B.B. Spoor
S.A. Dunn	R.J. Noble	J. Vinson
N.J. Gething	R.W. Sider BEM	
A.C. Harman	V. Siva	

**Apologies:** There were none.

**In Attendance:**

Councillor R. Chandler  
Councillor J.H.J. Doerfel  
Councillor J.T.F. Doran  
Councillor L. E. Nichols  
Councillor O. Rybinski  
Councillor D. Saliagopoulos  
Councillor J.R. Sexton

The following Councillor, who is not a member of the Committee, attended the meeting and spoke on an application in or affecting her ward:

Councillor M.M. Attewell – Planning Application No. 20/00058/FUL - Laleham Recreation Ground, The Broadway, Laleham, TW18 1RZ

**132/20 Appointment of Chairman**

It was proposed by Councillor N. Gething and seconded by Councillor N. Islam that Councillor M. Gibson be appointed Chairman of the Planning Committee for the municipal year 2020-21.

It was proposed by Councillor C.L. Bateson and seconded by Councillor J. Vinson that Councillor T. Lagden be appointed Chairman of the Planning Committee for the municipal year 2020-21.

**Resolved** that Councillor T. Lagden be appointed Chairman of the Planning Committee for the municipal year 2020/21.

**133/20 Minutes**

The minutes of the meeting held on 29 April 2020 were approved as a correct record.

**134/20 Appointment of Vice Chairman**

It was proposed by Councillor N. Gething and seconded by Councillor S. Dunn that Councillor M. Gibson be appointed Vice Chairman for the municipal year 2020-21.

It was proposed by Councillor A. Brar and seconded by Councillor B. Spoor that Councillor R.A. Smith-Ainsley be appointed Vice Chairman for the municipal year 2020-21.

**Resolved** that Councillor M. Gibson be appointed Vice Chairman for the municipal year 2020-21

**135/20 Disclosures of Interest**

**a) Disclosures of interest under the Members' Code of Conduct**

There were none.

**b) Declarations of interest under the Council's Planning Code**

Councillors S. Dunn, N. Gething, T. Lagden, R. Sider, V. Siva, R.A. Smith-Ainsley, B. Spoor and J. Vinson reported that they had received correspondence in relation to Application 2/00449/FUL, The Limes, 11A-11B Station Crescent, Ashford and Councillor M. Gibson had visited the site. All had maintained an impartial role, had not expressed any views and had kept an open mind.

**136/20 Planning Application No. 20/00058/FUL - Laleham Recreation Ground, The Broadway, Laleham, TW18 1RZ**

**Description:**

The application sought approval to install 6 no. 15m high floodlight columns with 2 no. LED lights per column around an existing football pitch located on the Laleham Recreation Ground, off the Broadway, Laleham.

**Additional Information:**

The Principal Planning Officer informed the Committee that one additional letter had been received from a resident raising comments relating to the

amended application form submitted last month which replaced the original form.

In response to this, the Case Officer wrote to the resident clarifying the position on the application form and the amended ownership certificate submitted.

**Public Speaking:**

In accordance with the Council's procedure for speaking at meetings, Kathleen Thompson spoke against the proposed development raising the following key points:

- The Trustees permission was needed
- Timing of floodlight use
- There were no benefits to the local community
- Concern about future possible extension of time
- No mention of electrical infrastructure
- Archaeology
- High number of letters of objection received
- Light pollution, noise and associated impact on neighbouring properties
- Harmful impact on the Conservation Area

In accordance with the Council's procedure for speaking at meetings, Councillor M. Attewell spoke as Ward Councillor against the proposed development raising the following key points:

- The recreation ground was not public land
- No trustees permission gained
- Harmful impact on the Green Belt and Conservation Area
- Disagreed with the Conservation Officer's comments

**Debate:**

During the debate the following key issues were raised:

- Changes in planning policy (NPPF) since the last planning application
- The difference in size compared to the previous application
- Impact of lighting
- Effect on the Green Belt
- Proposal commensurate with the site
- Timing of use restrictions
- Impact on the Conservation area and the setting of Listed Buildings
- Noise
- Out of character
- Advancement of lighting technology
- Land ownership issues
- Visual impact of the lighting columns
- Concern about future extension of timing of lighting usage

**Decision:**

The application was **approved** subject to conditions as per the Planning Committee report.

**137/20 Planning Application No. 20/00449/FUL - The Limes, 11A-11B  
Station Crescent, Ashford, TW15 3JJ**

**Description:**

This application proposed a change of use of the existing building from an Elderly Care Home to a Children's Home with associated alterations.

**Additional Information:**

The Principal Planning Officer advised the Committee that:

One additional letter of representation had been received, which contained a petition with 76 signatories objecting to the loss of care home spaces at the site.

The new issues raised, which had not already been referred to in previous letters of representation included the shortfall of care bed spaces outlined in the Council's updated Strategic Housing Market Assessment (SHMA), concerns over the loss of a community facility, the increasing age of the population, and concerns that the operational differences between an elderly care home and a children's home would lead to an increase in traffic. The letter also requested the imposition of conditions on any planning permission, which would limit the children's home use to a temporary one year period, and which would restrict any further changes of use even within the same C2 use class.

Paragraph 7.54 of the Officer's report should read "However Surrey Police recommended that carers, who would be provided with onsite accommodation on the ground floor, should be provided with accommodation that is distinct from the residents".

**Public Speaking:**

In accordance with the Council's procedure for speaking at meetings, Nadim Zaidi spoke against the proposed development raising the following key points:

- Loss of existing use and lack of facilities in the area
- Impact on neighbouring properties
- Car parking
- Increase in staff car movements
- Noise impact
- Temporary planning permission if application is approved
- Conditions should be imposed restricting the use of the property
- Supporting information submitted is insufficient

In accordance with the Council's procedure for speaking at meetings, Councillor N. Gething spoke as Ward Councillor against the proposed development raising the following key points:

- Impact on the character of the area
- Effect on the amenity of neighbouring properties
- Not clear on the age of the occupants

- Uncertain future use of the site

**Debate:**

During the debate the following key issues were raised:

- Reasonable use of conditions
- Original restrictive use condition
- Concern about the proposed use and the information provided by the applicant
- Proximity to neighbouring houses
- Noise

**Decision:**

The application was **approved** as per the Planning Committee report.

**138/20 Tree Preservation Order No. 264/2020 - Land to front of Rowland Hill Almshouses, Feltham Hill Road, Ashford**

**Description:**

Tree Preservation Order relating to land to the front of Rowland Hill Almshouses, Feltham Hill Road, Ashford.

**Additional Information:**

There was none.

**Public Speaking:**

There were no public speakers for this item.

**Debate:**

During the debate the following key issues were raised:

- Status of trees protected by TPOs
- Benefit of protecting trees

**Decision:**

The Tree Protection Order was confirmed without modification.

**139/20 Tree Preservation Order No. 265/2020 - Littleton Recreation Ground, Laleham Road, Shepperton TW17 0JS (r/o 55 Squires Bridge Road)**

**Description:**

Tree Preservation Order relating to Littleton Recreation Ground, Laleham Road, Shepperton.

**Additional Information:**

There was none.

**Public Speaking:**

There were no public speakers for this item.

**Debate:**

During the debate the following key issues were raised:

- Residents have been concerned about the proposed development on the site and the impact on the tree.

**Decision:**

The Tree Protection Order was confirmed without modification.

**140/20 Planning Appeals Report**

The Chairman informed the Committee that if any Member had any detailed queries regarding the report on Appeals lodged and decisions received since the last meeting, they should contact the Planning Development Manager.

**Resolved** that the report of the Planning Development Manager be received and noted.

**141/20 Urgent Items**

There were none.