

GODALMING TOWN COUNCIL

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107-109 High Street
Godalming
Surrey
GU7 1AQ

25 August 2023

I HEREBY SUMMON YOU to attend the **ENVIRONMENT & PLANNING COMMITTEE** Meeting to be held in the Council Chamber, Waverley Borough Council, The Burys, Godalming on THURSDAY, 31 AUGUST 2023 at 6.30pm.

Andy Jeffery

Andy Jeffery
Town Clerk

If you wish to speak at this meeting please contact Godalming Town Council on 01483 523575 or email office@godalming-tc.gov.uk

Where possible proceedings will be live streamed via the Town Council's Facebook page. If you wish to watch the council meeting's proceedings, please go to Godalming Town Council's [Facebook](#) page.

Committee Members:	Councillor Kiehl – Chair Councillor Clayton – Vice Chair
Councillor Adam	Councillor PS Rivers
Councillor Crooks	Councillor PMA Rivers
Councillor Crowe	Councillor Steel
Councillor Downey	Councillor Taylor
Councillor Follows	Councillor Thomson
Councillor Heagin	Councillor Weightman
Councillor Holliday	Councillor Williams
Councillor Martin	

AGENDA

1. MINUTES

To approve as a correct record the minutes of the meeting of the Committee held on the 10 August 2023, a copy of which has been circulated previously.

2. APOLOGIES FOR ABSENCE

3. DISCLOSABLE PECUNIARY INTERESTS AND OTHER REGISTERABLE INTERESTS

To receive from Members any declarations of interests in relation to any items included on the agenda for this meeting required to be disclosed by the Localism Act 2011 and the Godalming Members' Code of Conduct.

The Comments and observations from the following Waverley Borough Councillors are preliminary ones prior to consideration at Borough Council level and are based on the evidence and representations to the Town Council.

Councillor Crowe, Councillor Martin, Councillor PMA Rivers

4. PETITIONS/STATEMENTS/QUESTIONS FROM MEMBERS OF THE PUBLIC

The Chair to invite members of the public to make representations, ask or answer questions and give evidence in respect of the business on the agenda or other matters not on the agenda. This forum to be conducted in accordance with Standing Order 5:

- the period of time designated for public participation at a meeting for a maximum of three minutes per person or 15 minutes overall, unless otherwise directed by the Chair of the meeting;
- a question shall not require a response at the meeting nor start a debate on the question. The Chair of the meeting may direct that a written or oral response be given. If a matter raised is one for principal councils or other authorities, the person making representations will be informed of the appropriate contact details.

5. PRESENTATION FROM THE COMMUNITY COMMUNICATIONS PARTNERSHIP

Members to receive a presentation from Sue Doughty, Associate Director of The Community Communications Partnership on the proposed development detailed at agenda item 9.

6. QUESTIONS BY MEMBERS

To consider any questions from Councillors in accordance with Standing Order 6.

7. MOTION ON NOTICE

Proposer: Cllr Holliday **Seconders:** Cllr Martin, Cllr Downey

THE MOTION:

Following residents' concerns and objections to the current untidy state and lack of cleaning or maintenance of the empty shop fronts on Godalming High Street (eg. premises previously occupied by: Lorimers; iFix; Well & Good and M&Co (no. 69)), GTC, using its civic leadership role, to write to the current landlords of said premises, politely requesting (or reminding) them of their responsibilities towards interim maintenance whilst unoccupied.

They also may not be aware if they are absent landlords, that these shop fronts have been suffering in appearance to a greater or a lesser extent (no.69) from the following:

- lack of brush down and cleaning resulting in a substantial build-up of cobwebs;
- lack of window cleaning; and
- lack of any recent interim decorating maintenance to address peeling paint such as rub down and application of undercoat.

8. PLANNING APPLICATIONS - CONSULTATION

To consider a schedule of planning application attached at Appendix A.

9. STATION REACH, FARNCOMBE

Members will be aware of the proposed development of the Station Garage in Farncombe Street, with many Councillors receiving the mailing sent to households and businesses in the area (copy attached for the information of Members). Within that mailing, the developer BlackOnyx has stated they welcome feedback. Members are requested to inform the Town Clerk whether they wish to provide feedback at this stage.

10. COMMUNICATIONS ARISING FROM THIS MEETING

Members to identify which matters (if any), discussed at this meeting, are to be publicised.

11. DATE OF NEXT MEETING

The next meeting of the Environment & Planning Committee is scheduled to take place in the Council Chamber on Thursday, 21 September 2023 at 7.00pm or at the conclusion of the preceding Full Council meeting, whichever is later.

12. ANNOUNCEMENTS

Brought forward by permission of the Chair. Requests to be submitted prior to commencement of the meeting.

GODALMING TOWN COUNCIL**ENVIRONMENT & PLANNING - SCHEDULE OF PLANNING APPLICATIONS – 1 AUGUST – 21 AUGUST 2023**

Ref	Ward	Proposal	Site Address	GTC Observations
WBC Weekly List 23/32				
WA/2023/01674	Godalming Binscombe & Charterhouse	Erection of two detached dwellings with associated parking, access and landscaping.	Land Between 66 And 67 Silo Drive Farncombe Godalming	
TM/2023/01635	Godalming Binscombe & Charterhouse	APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER 03/04	Redehurst Knoll Road Godalming GU7 2EJ	
WA/2023/01677	Godalming Central & Ockford	Erection of extensions and alterations following demolition of existing conservatory and garage.	37 South Hill Godalming GU7 1JT	
WA/2023/01678	Godalming Farncombe & Catteshall	Construction of dormer extension, installation of window to side elevation and alterations to roof space to provide habitable accommodation.	9 Walnut Tree Gardens, Farncombe Godalming GU7 3LG	
WA/2023/01645	Godalming Farncombe & Catteshall	Hip to gable and dormer extensions with installation of rooflights to provide additional habitable accommodation in roof space.	52 George Road Farncombe Godalming GU7 3LU	
WA/2023/01659	Godalming Holloway	Erection of a part single storey part two storey extension to Gill Building to provide student study space.	Godalming Sixth Form College, Tuesley Lane Godalming GU7 1RS	
WA/2023/01670	Godalming Holloway	Erection of extensions and alterations.	Mulberry Cottage Grosvenor Road Godalming GU7 1NZ	
TM/2023/01636	Godalming Holloway	APPLICATION FOR WORKS TO TREE SUBJECT OF TREE PRESERVATION ORDER GOD13	22 Mary Vale Godalming GU7 1SW	
WBC Weekly List 23/33				
WA/2023/01714	Godalming Binscombe & Charterhouse	Erection of 27 dwellings (affordable houses) and associated works including a vehicular, cycle and pedestrian accesses, open space and landscaping.	Land centred coordinates 496830 146100 South East of Binscombe Godalming	

<u>Ref</u>	<u>Ward</u>	<u>Proposal</u>	<u>Site Address</u>	<u>GTC Observations</u>
WA/2023/01715	Godalming Central & Ockford	Alterations to existing integral garage to provide habitable accommodation and store room.	52 Miltons Crescent Godalming GU7 2NT	
WA/2023/01734	Godalming Farncombe & Catteshall	Application for advertisement consent to display 1Non- illuminated wall plaque.	Meadow Croft Bridge Road Godalming GU7 3DT	
WA/2023/01720	Godalming Farncombe & Catteshall	Erection of extensions and alterations (revision of WA/2022/02272).	52 Summers Road Farncombe Godalming GU7 3BD	
TM/2023/01725	Godalming Holloway	APPLICATION FOR WORKS TO TREES SUBJECT OF TREE PRESERVATION ORDER GOD13	2 Mary Vale Godalming GU7 1SW	
WA/2023/01724	Godalming Holloway	Erection of extensions and a roof extension including dormer windows to provide additional habitable accommodation with installation of solar panels following demolition of existing conservatory; alterations to provide additional parking area.	Briar Bank Tuesley Lane Godalming GU7 1SJ	
WBC Weekly List 23/34				
WA/2023/01762	Godalming Binscombe & Charterhouse	Erection of extensions and alterations.	7 Albury Mews Charterhouse Road Godalming GU7 2AT	
WA/2023/01764	Godalming Central & Ockford	Certificate of Lawfulness under Section 192 for the erection of single storey extensions.	Waresley Cottage Westbrook Road Godalming GU7 2QH	
WA/2023/01760	Godalming Central & Ockford	Certificate of Lawfulness under Section 191 for use of building known as Westaway Cottage as an independent residential dwelling within use Class C3 which has been in use as such for a period in excess of 10 years.	Westaway Cottage Westbrook Road Godalming GU7 2QH	
WA/2023/01757	Godalming Holloway	Change of use of existing dwelling house (Use Class C3) to provide HMO (house in multiple occupation) (Use Class Sui Generis) for occupation by 7 persons following alterations to existing garage to create an additional bedroom.	Berwyn Tuesley Lane Godalming GU7 1SS	

Station Reach, Farncombe

Proposals for a supermarket and new flats on Farncombe Street



BLACKONYX

BlackOnyx is pleased to present a proposal for a new supermarket in Farncombe Street, next to Farncombe Station with first and second floor housing. This will include sixteen new apartments and off street parking space in the current location of Station Garage on Farncombe Street.

With Station Garage due to close this brownfield site is a perfect site for sustainable redevelopment where new housing can be delivered. This housing will be delivered sensibly and sensitively to complement the surrounding area of Farncombe.

Artist's impression of the finished building as viewed from Farncombe Street



As a brownfield site in a central location with exceptionally close access to railway station, Station Reach is a highly sustainable location for new housing, in a borough with high demand. Building here will ensure housing in an area that can sustain it instead of green field land.

BlackOnyx is also excited to deliver a new supermarket on the ground floor of our proposed development. This will deliver new employment opportunities for the local area and will be a vibrant addition to Farncombe.

Visit www.stationreach-farncombe.co.uk for further information and to share your thoughts on our proposal.



BLACKONYX

Excellent transport links

With the train station less than 100m around the corner, new residents will easily be able to travel into and out of Farncome to Godalming, Guildford and London by public transport.



South West Elevation
Side

Mix of housing

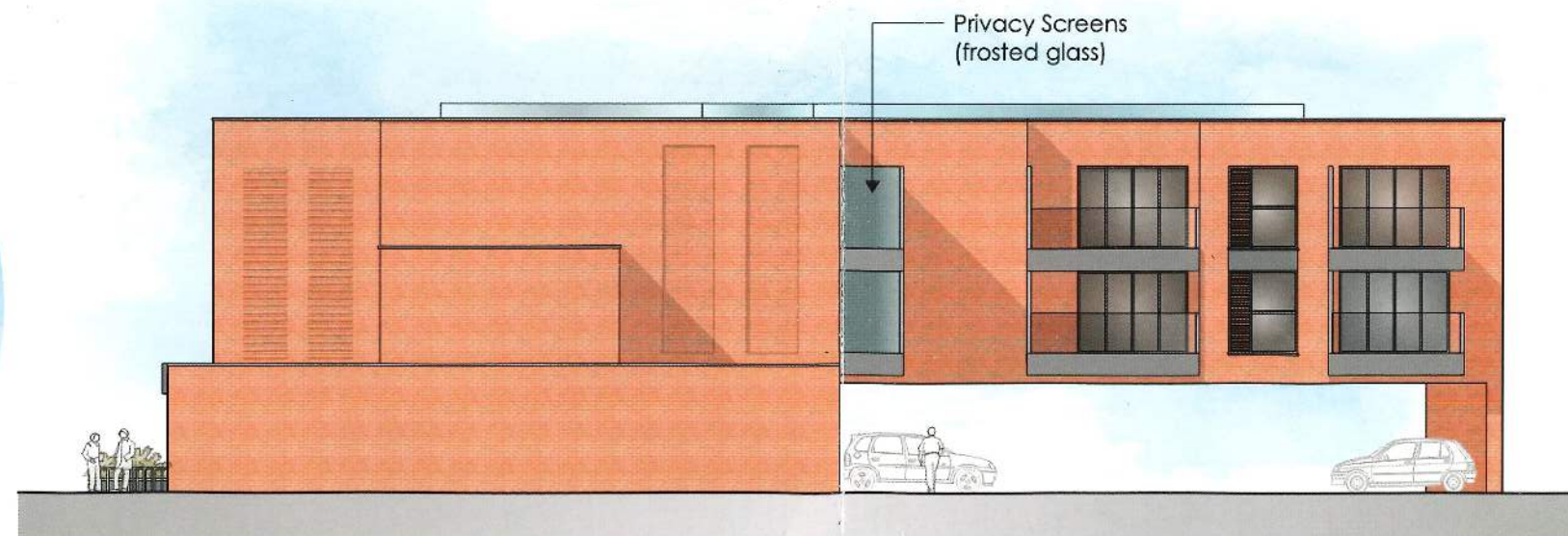
There will be eight one bedroom and eight two bedroom flats providing for the needs of first time buyers, older people who wish to downsize and new families.



South East Elevation
Front



North West Elevation
Back



North East Elevation
Side

New Supermarket

Both new and existing residents will have a convenient new shop for daily groceries. Separate parking space will be provided for visiting shoppers

New residents and shoppers will also have the opportunity to support existing high street businesses.

Sustainability

As this is a brownfield site the new building will be delivered in a location that is already well-served by local amenities in a sustainable location..

The building will meeting national and local targets for sustainable construction and design.



BLACKONYX

Station Reach, Farncombe

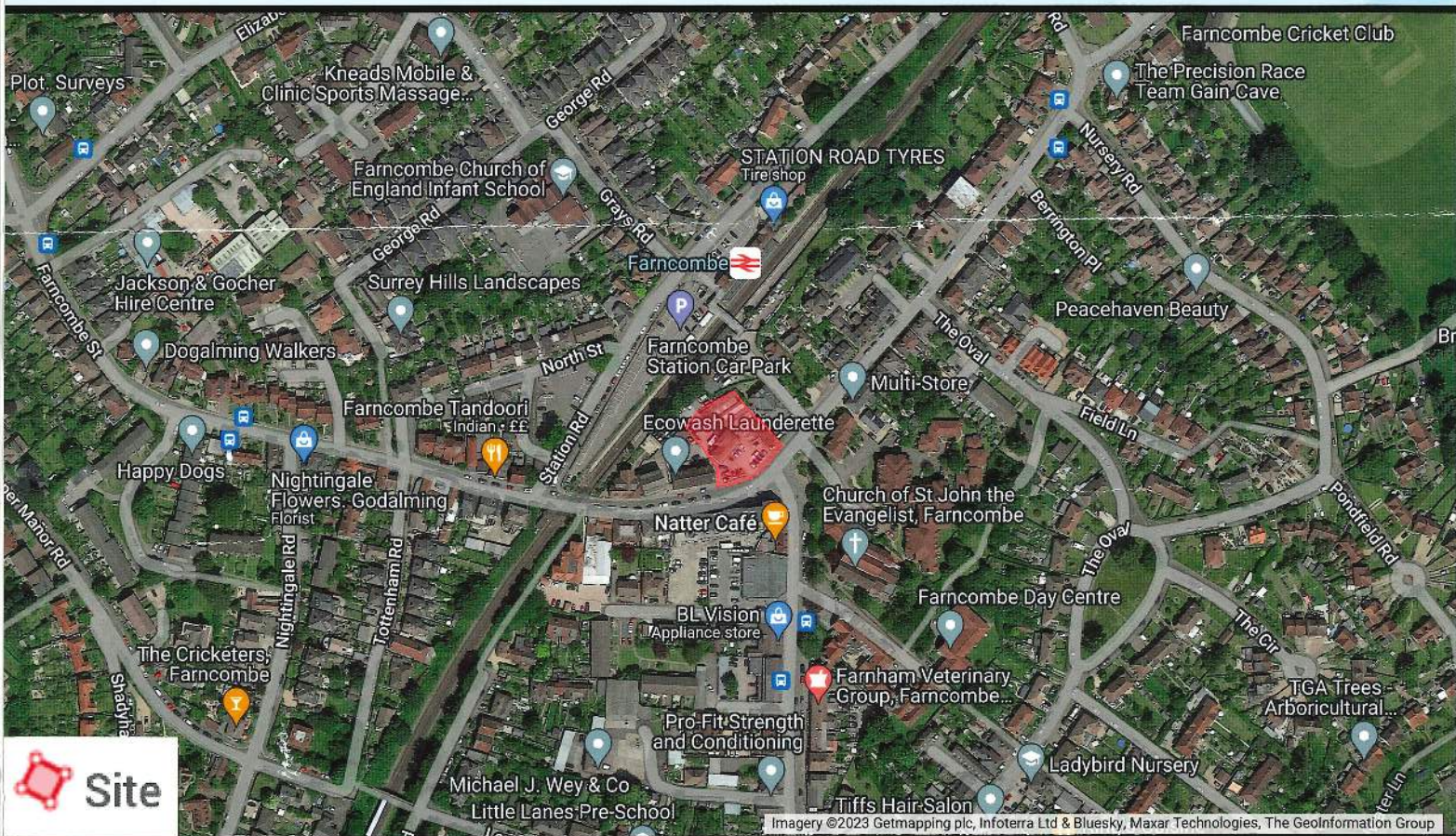
Proposals for a supermarket and new flats on Farncombe Street

Everyday services within 2 minutes

- New supermarket on the ground floor
- High street with launderette, café, takeaways, chemist, hairdressers and barbers.
- Two trains to Godalming, Guildford, London and more on week days
- Bus stops with Ewhurst/Cranleigh - Guildford service (42)

Everyday services within 15 minutes

- Schools and nurseries
- Restaurants, post office and butcher
- Pubs
- Parks, leisure centre and sport clubs
- Farncombe Day Centre



We want to hear from you

This is your community, and we want to hear your views. To learn more about our proposals, please visit www.stationreach-farncombe.co.uk. You can also access the website by scanning the QR code on the right.



Please complete a short survey on our website. Your views and comments will help to shape the development. You can also contact us at jamesp@theccp.net or 020 4538 7200.

GODALMING TOWN COUNCIL

Disclosure by a Member¹ of a disclosable pecuniary interest or other registerable interest (non-pecuniary interest) in a matter under consideration at a meeting (S.31 (4) Localism Act 2011 and the adopted Godalming Members' Code of Conduct).

As required by the Localism Act 2011 and the adopted Godalming Members' Code of Conduct, **I HEREBY DISCLOSE**, for the information of the authority that I have [a disclosable pecuniary interest]² [a registerable interest (non-pecuniary interest)]³ in the following matter:-

COMMITTEE: _____

DATE: _____

NAME OF COUNCILLOR: _____

Please use the form below to state in which agenda items you have an interest.

Agenda No.	Subject	Disclosable Pecuniary Interests	Other Registerable Interests (Non-Pecuniary Interests)	Reason

Signed _____

Dated _____

¹ "Member" includes co-opted member, member of a committee, joint committee or sub-committee

² A disclosable pecuniary interest is defined by the Relevant Authorities (Disclosable Pecuniary Interests) regulations 2012/1464 and relate to employment, office, trade, profession or vocation, sponsorship, contracts, beneficial interests in land, licences to occupy land, corporate tenancies and securities

³ A registerable interest (non-pecuniary interest) is defined by Section 9 of the Godalming Members' Code of Conduct.