

DEVELOPMENT CONTROL COMMITTEE

ADDENDUM

4 JULY 2018

ITEM 1	<p><u>MO/2018/0729 - 204, LOWER ROAD, BOOKHAM, LEATHERHEAD, SURREY, KT23 4AT</u></p> <p><u>Page 4</u></p> <p>Two additional letters of representation have been received with the following additional summarised comments:</p> <ul style="list-style-type: none">• Proposals remain contrary to Local Plan and Neighbourhood Plan policies• If approved, a precedent would be set for other development in the future• Due to deciduous trees at the front of the site, the proposed new dwelling would be visible for much of the year and fully visible from the church and nearby listed buildings• As a result, the proposal would have a detrimental impact on the setting of the church and listed building• A previous car port on the neighbouring property at 202, Lower Road was demolished some time ago• Proposed dwelling is too big, too modern and too ostentatious and should be scaled down and made more in keeping with the village <p>Page 6 – Para 7.3 – Reword as follows:</p> <p>Policy CS3 of the Core strategy, ‘Balancing Housing Provision’ affirms that the Council will particularly seek the provision of two and three bedroom dwellings suitable for occupation for all sectors of the community including newly formed households, young couples and expanding families. The Bookham Neighbourhood Development Plan Policy BKH1 also states that within the central area new homes should have no more than 3 bedrooms. The proposed development would provide one 4 bedroom dwelling which would not comply with Core Strategy policy CS3 or Bookham NDP policy BKH1. However, the proposal is for a replacement single family dwelling and there are a number of medium to large family properties in the immediate locality. Furthermore, the existing dwelling on the site dates from the 1930’s and could be extended to a five bedroom property under permitted development rights ie through both ground floor and roof extensions. This ‘fallback position’ is a material consideration and should be taken into account in the Committee’s determination of the planning application.</p>
ITEM 2	<p><u>MO/18/0538 – TWO WAYS, OXSHOTT ROAD, LEATHERHEAD</u></p> <p><u>Page 13</u></p> <p>Typing error paragraph 3.19, page 18 of report. Should read: ‘north western’, not ‘north eastern.’</p> <p>Amplified by swept path drawing dated 4 July 2018 which shows that vehicles can exit the parking spaces in the front car park and emerge from access in a forward gear.</p>

<p>ITEM 3</p>	<p><u>MO/2018/0651 - HONEYDEW, 92, WOODLANDS ROAD, BOOKHAM, LEATHERHEAD, SURREY, KT23 4HH</u></p> <p><u>Page 37</u></p> <p>Tree Officer comments - There are no notable trees on the site.</p>
<p>ITEM 4</p>	<p><u>MO/2018/0704 - THE PILGRIM, STATION ROAD, DORKING</u></p> <p><u>Page 47</u></p> <p>Error on reason to condition 5 at top of page 52.</p> <p>Delete reference to policy BKIN2 of the Bookham Neighbourhood Development Plan.</p>
<p>ITEM 5</p>	<p><u>MO/2018/0359 - NORTH MALL AREA, SWAN COURT, LEATHERHEAD</u></p> <p><u>Page 85</u></p> <p>The Officer comment should read as follows:</p> <p><i>Officer Comment: It is considered that the proposal is an alteration and refurbishment of existing floorspace to form two smaller retail units, partly from one existing larger unit and partly from a re-ordering of circulation space. The proposal forms part of the Transform Leatherhead programme but is a discrete project and does not lead to the need for additional highway infrastructure.</i></p> <p><u>Page 86</u></p> <p>Para 7.3 should read as follows:</p> <p>This proposal is seeking planning permission for improvements to the existing retail facilities within the Swan Centre which would be compliant with the requirements of Policy S3. The proposal forms part of the Transform Leatherhead project, but it is anticipated that the additional retail space will not generate new infrastructure requirements nor that it will create significant additional traffic flows so as to require investment in the town centre highways infrastructure.</p>