

15 October 2020

**Planning Applications Committee  
Update**

<b>Item No.</b>	<b>App no. and site address</b>	<b>Report Recommendation</b>
4 Page 3	20/0226/RRM Princess Royal Barracks Brunswick Road Deepcut	GRANT subject to conditions

**UPDATE**

Trivselhus have experienced difficulties in sourcing the three pane sliding doors proposed in the rear elevation of house type D. Their supplier is able to provide two pane sliding doors to the same overall opening sizes. This would apply to the doors proposed at ground and second floor levels. Amended plans have been submitted to reflect these changes. These amendments are not considered to materially affect the visual appearance of the house type D and are acceptable in visual amenity terms.

As a result of the potential impact of the Oak Processionary Moth on Oak trees, the landscaping scheme has been amended to replace Oak with Cherry and Swedish Whitebeam. These changes are acceptable in landscape and visual amenity terms.

Trivselhus have submitted a detailed Construction Phase Plan to address the requirements of proposed condition 6. It addresses previous comments provided by Environmental Health and the County Highway Authority and is considered to be acceptable for the purposes of this condition.

An updated survey plan has also been received to reflect the red line application site.

Amended conditions

As a result of these changes it is proposed that conditions 1, 2, 4 and 6 are amended. To this end the conditions remain as drafted in the report unless referred to below:

**Condition 1**

The proposed development shall be built in accordance with the following approved plans:  
Landscape

D0378\_001\_R18, 002\_R18, 003 R03, 004 R02 and 005 R02

House types and garages/car barns

00752D-JTP-HTD1-EL-XX-001 rev G and PL-GA-001 rev F, 002 rev E and 003 rev F

00752D-JTP-HTD2-EL-XX-001 rev F, and PL-GA-001 rev F, 002 rev E and 003 rev F

00752D-JTP-HTE1-EL-XX-001 rev G and 002 rev H and PL-GA-001 ref G and 002 rev F

00752D-JTP- HTE1-EL-XX-003 rev A and 004 rev B, PL-GA-003 rev B and 004 rev A

00752D-JTP-HTE2-EL-XX-001 rev G and 002 rev F and PL-GA-001 rev G and 002 rev G

**Condition 2**

All hard and soft landscaping works shall be carried out in accordance with drawing numbers D0378\_001\_R18 and 002\_R18

**Condition 4**

Prior to the first occupation of any dwelling the feature landscape area as shown in detail on drawing number D0378\_002\_R18 shall be provided, landscaped and made available

for use and thereafter retained and maintained for its designated use.

Condition 6

The development shall be undertaken in full accordance with the Construction Phase Plan dated/received on 14 October 2020.

Item No.	App no. and site address	Report Recommendation
5 Page 59	20/0012/FFU Bagshot Manor, 1 Green Lane, Bagshot GU19 5NL	GRANT subject to conditions

**UPDATE**

Flood risk/drainage

Correction:

Paragraph 7.8.7 (Page 67) contains a double negative and should therefore be read as follows:

*In light of all the above, it is considered that it has been adequately demonstrated that the development would not lead to a material increase in surface water flood risk within or around the site, contrary to Policy DM10 of the CSDMP and the NPPF.*

The following additional condition is proposed, to secure implementation of the drainage scheme along with their final management details:

Condition 13

*Prior to the first occupation of the development hereby approved, a verification report carried out by a qualified drainage engineer must be submitted to and approved by the Local Planning Authority. This must demonstrate that the drainage system has been constructed as per the agreed scheme (or detail any minor variations), provide the details of any management company and state the national grid reference of any key drainage elements (surface water attenuation devices/areas, flow restriction devices and outfalls).*

*Reason: To ensure the Drainage System is constructed to the National Non-Statutory Technical Standards for SuDS.*

Parking

The following additional condition is proposed to ensure that the proposed attached garage to Unit 5 is not converted to habitable accommodation (as stated in Page 65, Para 7.6.1 of the Committee Report:

Condition 14

*Notwithstanding the provisions of Class A of the Town and Country Planning (General Permitted Development) Order 2015 (as amended) (or any Order revoking and re enacting that Order) the attached garage to Unit 5 hereby approved shall not be converted to habitable accommodation without the prior approval in writing of the Local Planning Authority.*

*Reason: To enable the Local Planning Authority to retain control over the enlargement, improvement or other alterations to the development in the interests of visual and residential amenity and to accord with Policy DM9 of the Surrey Heath Core Strategy and Development Management Policies 2012 and the National Planning Policy Framework.*

The dimensions of the proposed parking spaces have been checked – they are 2.4m wide x 4.8m long in line with the Surrey County Council Transportation Development Planning Good Practice Guide.

6 Page 87	18/0588 Wyverne Lodge, Dukes Covert, Bagshot GU19 5HU	GRANT subject to conditions
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**UPDATE**  
**This item is deferred.**

7 Page 107	20/0638/FFU 93 Worsley Road, Frimley, Camberley GU16 9BB	REFUSE
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No updates