

Appeal decisions for Area Planning Committee – Central

Waverley Reference	Site address	Officer Recommendation	Committee or Delegated	Appeal decision	Summary of Inspector's comments
WA/2008/2168	<p>Site: Langdale, Petworth Road, Wormley</p> <p>Development: Demolition of pitched roof over the existing double garage and the construction of first floor side extension with front addition to the existing double garage</p> <p>Main Issues: Whether the proposal amounts to inappropriate development in the Green Belt for the purposes of PPG2 & development plan policy; the effect of the proposed development on the openness & visual amenities of the Green Belt, the character of the Surrey Hills AONB & AGLV; whether any harm by reason of</p>	Refuse	Delegated	Dismissed 09/10/2009	<p>The floorspace of the property has already been extended by approximately 105%. The proposal would result in a further significant increase. Having regard to Policy RD2 of the Waverley Local Plan the Inspector considered the proposal would amount to disproportionate additions and thus would be inappropriate in the Green Belt.</p> <p>The proposal would detract from the openness of the Green Belt.</p> <p>The proposed extensions would reflect the style and materials of the existing dwelling and would therefore not injure the visual amenities of the Green Belt, AONB or AGLV.</p> <p>The proposal would amount to inappropriate development and no very special circumstances exist.</p>

	inappropriateness, & any other harm, is clearly outweighed by other considerations, so as to amount to the very special circumstances necessary to justify the development				
WA/2009/0238	<p>Site: Wiggins Yard, Bridge Street, Godalming</p> <p>Development: The development proposed is the erection of five two bedroom dwellings following the demolition of the existing building</p> <p>Main Issues: The main issue is the effect of the proposal on the character & appearance of the area having regard to its location within & adjacent to the Godalming Conservation Area</p>	Permit Committee resolved to Refuse	Committee	Dismissed 21/10/2009	<p>The proposed pair of houses, and the row of three houses, would appear as a large, prominent and bulky building, which would dominate the buildings around it rather than complement them.</p> <p>The proposal would have a detrimental impact on the character and appearance of the Godalming Conservation Area in conflict with Policies</p>
WA/2009/0188	<p>Site: Bridewell House, Land at the former Institute of</p>	Non determination		Dismissed 5/01/2010	Without an agreed lease between Enterprise First and the appellant, it is difficult to envisage the take up of

	<p>Oceanographic Sciences, Brook Road, Wormley, Godalming GU8 5UR</p> <p>Development: Application to vary section 106 agreement clause 26 of WA/2003/0046 which requires lease of a building on site for business/commercial uses</p> <p>Main Issues: Is whether clause 2.6 continues to serve a useful land use planning purpose in terms of its contribution to local small-scale business needs and whether in other respects it satisfies all of the five tests set out in Circular 05/2005.</p>				<p>individual units by small business. It is premature to declare a lack of demand, particularly given the evidence that demand for start-up business accommodation.</p> <p>The condition is necessary in that it fulfils the objectives of PPG4 relating to provision of small firm offices contributing to expansion of the economy.</p> <p>If clause 2.6 were modified, there would be nothing to ensure that the premises met the needs of fledging rural businesses in the locality.</p> <p>The retention of the community business centre satisfies all of the five tests set out in Circular 05/2005.</p>
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* Appeal decisions may be viewed on the website.