

**WAVERLEY BOROUGH COUNCIL
CONSERVATIVE GROUP**

C/O The Council Offices
The Burys
Godalming
Surrey
GU7 1HR

Thursday 19th November 2020

Members of the Planning & Regulatory Committee
Surrey County Council

Dear Councillors

Letter of objection to UKOG application SCC Ref 2019/0072 and WA/2019/0976

On 15th June last the Waverley Conservative Group submitted a letter of objection to planning application WA/2019/0796 re a well for hydrocarbon minerals exploration near Dunsfold, which the Committee heard on 29th June 2020 and refused permission. Following SCC's decision to declare the results of that meeting to be void we write again, prior to the replacement hearing scheduled for 27th November 2020, to reiterate the objections raised in our original letter and to raise further concerns for the Committee to consider.

1. Purpose of the application

The weighting of strategic benefits in relation to national energy security from hydrocarbon production from this site would seem to be less than significant in comparison to the many disadvantages and harm.

2. The site location

The location is adjacent to the Surrey Hills AONB and whilst partly screened, this screening is from a wood due to be reduced under an approved forestry plan and an adjacent area of protected ancient woodland. There is an outstanding view from Hascombe hill which will overlook the site and well used footpaths down two sides of the proposed site. The introduction of a highly visible industrial site would be severely detrimental to the landscape and the enjoyment of the countryside.

3. Impact on Local residents

There are a number of properties near to the proposed site, including 7 grade II listed buildings and an important Gypsy and Travellers site of some 80 people at Lydia Park on Stovolds Hill. There is a farm, a brewery and a wedding and event site within a 500 m radius of the proposed site. There are two bridleways bordering the site, which are enjoyed by many local residents and visitors. The effect on these residents, and those expected to come to live in the new

garden village of Dunsfold Park, will be significant and it will also be detrimental to the local businesses.

4. Traffic and roads

The traffic impact, whilst low in numbers, will affect local traffic flow especially on the four way junction at Pratts Corner. Proposed 4/5 way traffic lights will have a significant disruption to traffic between Godalming and Dunsfold Park especially during the construction phase of Dunsfold Park. The road from Pratts corner to the A281 at the Nanhurst crossroads is narrow and has a number of blind bends and traffic will have to go over the centre line to navigate these blind bends. The Nanhurst junction will need to be changed to allow a 90deg turning of exceptional long vehicles by removing the centre island to allow vehicles to cross the carriageway on this busy road and junction. The rural local and unclassified roads leading to the proposed site are unsuitable for the size of vehicles needed to build and operate the proposed site.

5. Financial Impact

Concern is expressed over the applicant's lack of financial strength, particularly relating to the significant cost of any remedial work needed if the company should fail. No bond has been offered or called for by the planners leaving the County exposed to the costs of remedial work should UKOG fail financially.

In addition to our previous objections also we ask you to consider the following:

6. UKOG has repeatedly asserted the presence of large volumes of gas in the Portland reservoir, and the consequent capacity to supply energy to large numbers of homes. They also talk about converting gas to hydrogen. We are not aware of any material in the public domain to substantiate those claims, but we are aware that maps of the structure published on UKOG's website do not honour the available data and are thus unreliable and will lead to inflated gas volumes.
7. The Loxley well is planned to be deviated under the Dunsfold Aerodrome. This is the site the major Dunsfold Park garden village development, critical to Waverley's future housing supply. We are seriously concerned about the potential impact on the developers' ability to sell houses on the site if and when a natural gas development starts to show up on pre-purchase searches.

We would ask you to carefully consider the impact and risks of the application in this rural part of south east Surrey, including the impact and risk from the future stimulated and unconventional production of any hydrocarbons found on the current and planned residents, on the local economy and businesses, and on the protected AONB landscape.

We thank you for taking the time to read this letter and would very strongly urge that you refuse permission for this planning application for the reasons outlined above.

Yours sincerely,

All Members of the Waverley Borough Council Conservative Group :

CLlr Julia Potts	Leader Waverley Conservative Group	Frensham Dockenfield & Tilford
CLlr Brian Adams	Frensham Dockenfield & Tilford	
CLlr Carole Cockburn	Farnham Bourne	
CLlr Steve Cosser	Godalming Charterhouse	
CLlr Kevin Deanus	Alfold, Cranleigh Rural & Ellens Green	
CLlr Simon Dear	Haslemere East & Grayswood	
CLlr Patricia Ellis	Cranleigh West	
CLlr David Else	Elstead, Brook & Thursley	
CLlr Jenny Else	Elstead, Brook & Thursley	
CLlr Jan Floyd- Dounglass	Witley & Hambledon	
CLlr Mary Foryszewski	Cranleigh East	
CLlr Michael Goodridge MBE	Blackheath & Wonnesh	
CLlr John Gray	Chiddingfold& Dunsfold	
CLlr Val Henry	Ewhurst	
CLlr Chris Howard	Shamley Green & Cranleigh North	
CLlr Peter Isherwood	Hindhead	
CLlr Anna James	Chiddingfold& Dunsfold	
CLlr Robert Knowles	Haslemere East & Grayswood	
CLlr Peter Martin	Godalming Holloway	
CLlr Stephen Mulliner	Haslemere East & Grayswood	
CLlr Trevor Sadler	Witley & Hambledon	
CLlr Richard Seaborne	Bramley, Busbridge & Hascombe	

Leader of the Waverley Conservative Group, CLlr Julia Potts.

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Cc

David Maxwell, SCC Case Officer

Councillor Victoria Young, Local Division Councillor

Ross Pike, SCC Committee Manager

Joss Butler, SCC Committee Manager

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