

**UPDATE SHEET**

**SURREY COUNTY COUNCIL PROPOSAL WA/2019/0854**

**DISTRICTS(S)** WAVERLEY BOROUGH COUNCIL

**Potters Gate Primary School, Potters Gate, Farnham, GU9 7BB**

**Single storey extensions and associated works to facilitate the expansion of the School without compliance with Conditions 3 (Transport Mitigation Measures) and 5 (Travel Plan) of planning permission Ref: WA/2012/0695 dated 26 June 2012 (retrospective)**

**AMENDING DOCUMENT**

Replace “Covering Letter Addendum, dated 23 July 2019” with “Letter dated 23 July 2019 from Agent (Paul Carnell, Strutt & Parker). No change to document submitted but a clearer description of the document for the purposes of the Officer report.

**RECOMMENDATION**

**Conditions:**

*Condition 1* – Remove as the development has commenced within the timescale specified, which has now expired.

*Condition 2* –

Wording in Officer Report	Proposed Amended Wording	Reason for Amendment
2. The development hereby approved shall be carried out in all respects strictly in accordance with the following plans/drawings: Drawing No. E1837-A-01, Existing Location Plan, dated March 2012 Drawing No. E1837-A-02, Existing Site Aerial, dated March 2012 Drawing No. E1837-A-03, Existing Site Plan, dated March 2012 Drawing No. E1837-A-20, Existing GF Plan, dated March 2012 Drawing No. E1837-A-21, Existing FF Plan, dated March 2012 Drawing No. E1837-A-40, Existing Elevations, dated March 2012 Drawing No. E1837-A-14, Revision P1, Proposed Site Plan Diagram, dated 16 April	1. The development hereby approved shall be carried out in all respects strictly in accordance with the following plans/drawings: Drawing No. E1837-A-01, Existing Location Plan, dated March 2012 Drawing No. E1837-A-02, Existing Site Aerial, dated March 2012 Drawing No. E1837-A-03, Existing Site Plan, dated March 2012 Drawing No. E1837-A-20, Existing GF Plan, dated March 2012 Drawing No. E1837-A-21, Existing FF Plan, dated March 2012 Drawing No. E1837-A-40, Existing Elevations, dated March 2012 Drawing No. E1837-A-14, Revision P1, Proposed Site Plan Diagram, dated 16 April	To re-number and add reference to Highway Improvements Plan for clarity, submitted in respect to the current application.

<p>2012 Drawing No. E1837-A-15, Revision P2, Proposed Site Plan, dated March 2012. E1837-A-38, Revision A, Proposed GF Plan, dated March 2012. Drawing No. E1837-A-38.1 Revision B Proposed FF Plan dated March 2012, Drawing No. E1837-A-38.4 Revision B Proposed Roof Plan dated March 2012, Drawing No. E1837-A-41 Revision D Proposed Elevations dated March 2012, Drawing No. E1837-A-42 Revision B Proposed Sections dated March 2012, and Drawing No. E1837-A-60 Revision C Images dated March 2012. Drawing No. E1837 -L-710, Tree Removal, dated January 2012 Drawing No. E1837 -L-720, Detail Landscape Proposals, dated January 2012 Drawing No. E1837 -L-740, proposed Planting Plan, dated January 2012.</p>	<p>2012 Drawing No. E1837-A-15, Revision P2, Proposed Site Plan, dated March 2012. E1837-A-38, Revision A, Proposed GF Plan, dated March 2012. Drawing No. E1837-A-38.1 Revision B Proposed FF Plan dated March 2012, Drawing No. E1837-A-38.4 Revision B Proposed Roof Plan dated March 2012, Drawing No. E1837-A-41 Revision D Proposed Elevations dated March 2012, Drawing No. E1837-A-42 Revision B Proposed Sections dated March 2012, and Drawing No. E1837-A-60 Revision C Images dated March 2012. Drawing No. E1837 -L-710, Tree Removal, dated January 2012 Drawing No. E1837 -L-720, Detail Landscape Proposals, dated January 2012 Drawing No. E1837 -L-740, proposed Planting Plan, dated January 2012. <b>Drawing No 2160/1100/100 Rev D Highway Improvements: General Arrangement dated 15 July 2019</b></p>	
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*Condition 3 -*

<b>Wording in Officer Report</b>	<b>Proposed Amended Wording</b>	<b>Reason for Amendment</b>
<p>3. The highway improvement work to be undertaken as part of the development hereby permitted shall be completed within six months of the date of this permission in accordance with General Arrangement Drawing No 2160/1100/100 Rev D, as detailed in Appendix B of the Velocity Transport Planning Report, TN002 Version 2.0 dated May 2019.</p>	<p>2.The highway improvement work to be undertaken as part of the development hereby permitted shall be completed within six months of the date of this permission in accordance with <b>Drawing No 2160/1100/100 Rev D Highway Improvements: General Arrangement dated 15 July 2019 as detailed in Appendix B of the Velocity Transport Planning Report to Satisfy</b></p>	<p>To re-number and refer to the full title of the Plan and the document.</p>

	<b>Condition 3 (Project No: 2160/110 Doc: TN002, Version 2.0) dated May 2019</b>	
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*Condition 4* – Remove as the development to which it relates has been completed and constructed in accordance with the details as approved with the original planning permission Ref: WA/2012/0695 dated 26 June 2012.

*Condition 5* – Re-number to Condition 3.

*Condition 6* – Re-number to Condition 4

*Condition 7* – Remove as the development to which it relates has been completed and constructed in accordance with the details as approved with the original planning permission Ref: WA/2012/0695 dated 26 June 2012.

*Condition 8* -

<b>Wording in Officer Report</b>	<b>Proposed Amended Wording</b>	<b>Reason for Amendment</b>
8. The scheme of replacement tree planting shall be carried out fully in accordance with the details contained in the Tree Planting Plan and Specification and the Tree Planting Plan which form part of the application. The works shall be carried out no later than in the first planting season after the first occupation of any part of the development or in accordance with a programme to be agreed in writing by the County Planning Authority. Thereafter the landscaping shall be maintained for a period of five years. Such maintenance shall include the replacement of any tree or shrub which is removed, uprooted or destroyed or dies or becomes in the opinion of the County Planning Authority seriously damaged or defective. The replacement shall be of the same species and size and in the same location as that originally planted.	5. The scheme of replacement tree planting shall be carried out fully in accordance with the details contained in the Tree Planting Plan and Specification and the Tree Planting Plan <b>submitted with application Ref: WA/2012/0695, dated 26 June 2012.</b> The works shall be carried out no later than in the first planting season after the first occupation of any part of the development or in accordance with a programme to be agreed in writing by the County Planning Authority. Thereafter the landscaping shall be maintained for a period of five years. Such maintenance shall include the replacement of any tree or shrub which is removed, uprooted or destroyed or dies or becomes in the opinion of the County Planning Authority seriously damaged or defective. The replacement shall be of the same species and size and	To re-number and update the condition so it refers to the planning application which the report was submitted with.

	in the same location as that originally planted.	
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**Reasons:**

*Reasons 1, 4 and 7* – Remove

*Reasons 2, 3, 5,6 and 8* – To be re-numbered to reflect removal of Conditions 1, 4 and 7.

*Reasons 6 and 8* – Amend the wording from “Policy” and “Policies” to “Saved Policy” and “Saved Policies”, where reference is made to the Saved Policies of the Waverley Borough Local Plan 2002 for consistency.

**Informatives:**

*Informative 2* –Remove as the development has now been constructed

*Informatives 3, 4 and 5* – To be re-numbered to reflect the removal of Informative 2.

*Informative 5* – Add new Informative to read as follows:

In determining this application the County Planning Authority has worked positively and proactively with the applicant by entering into pre-application discussions; scoping of the application; assessing the proposals against relevant Development Plan policies and the National Planning Policy Framework including its associated planning practice guidance and European Regulations, providing feedback to the applicant where appropriate. Further, the County Planning Authority has identified all material considerations; considered representations from interested parties and determined the application within the timeframe agreed with the applicant. This approach has been in accordance with the requirements of paragraph 38 of the National Planning Policy Framework 2019.