



THE ESTATE OFFICE WENTWORTH CLUB WENTWORTH DRIVE VIRGINIA WATER SURREY GU25 4LS

**Minutes of the 337th Planning Meeting held Monday 24th February 2020
at 4pm in the Committee Room**

Present: ALEX HOWARD (AH) Chairman
LORNA PONTI (LP)
JOHN BAINES (JB)
NEIL COULSON (NC)
TAJI ZADEH (TZ)

JAMES PERITON (JP) Estate Manager

The minutes of the 336th meeting held 13th January 2020 had already been approved, signed and circulated on the website.

POLICY MATTERS

None.

GUIDELINE APPLICATIONS (*adjoining Club land*)

A. 4872 Hatchlands East Drive – Demolition of orangery and replace with SS extension

The Committee approved the renewal application.

B. 4874 Park Place – 3 Bay Garage

JP reported this was a revised application from a previously approved application from two years ago and now had a flat roof as opposed to a pitched. It was explained this is a replacement application of an existing dilapidated garage/workshop. One communication from the neighbour had been received which raised numerous points both in relation to the application and other on-going issues. The Committee discussed these but did not consider these to be sufficiently substantive to refuse and therefore the Committee approved the application.

ROUTINE APPLICATIONS (*non-adjoining Club land*)

A. 4870 Peters Oak Wellington Avenue – Rear and side SS kitchen and utility area after demolition of existing kitchen.

The Committee approved the application.

PRE APPROVED APPLICATIONS (*in Area B – adopted roads*)

The Committee ratified the previous decisions below.

A. 4873 Methodist church Cabrera Avenue – 4x Semi-detached dwellings (RU.19/0900 approved by RBC)

B. 4875 27 Trumps Green Avenue – Garage conversion (in part) to office/gym (RU.19/1599 approved by RBC)

C. 4869 Patches Wellington Avenue – Bungalow to house (RU.16/1387 + RU.19/0979 approved by RBC) retrospective application.

OUTLINE APPLICATIONS

None.

ANY OTHER BUSINESS

A. Resurfacing of Portnall Rise – Selection of contractor

Prior to the meeting JP had shared reasons as to why he wished to grant the contract for Portnall Rise resurfacing to Spadeoak even though they were slightly higher with their quotation. The Committee supported this decision and that JP is to request whether they can reduce their quote at all. Works to commence soon but this will depend on Marshalls Ltd who manufacture the channel blocks as they have proven to be difficult in the past (no other firm make them).

B. Stayne End Bend

JP and LP reported the concerns raised by a resident about a sharp bend in the road that leads to his property. He had reported a number of near misses on the bend where he had encountered oncoming cars, the last occasion being the post van which he alleged was travelling too fast. He had requested a convex mirror to be able to see oncoming traffic but JP had stated the Estate policy is there are to be no mirrors on the Estate, (many years ago there was a lot of street furniture and that all of these were removed). The resident would be writing to us, upon receipt the Committee would seek legal advice and in particular the potential liability and precedent issues.

C. Gorse Hill Road/Heath Rise Footpath – Offer to sell

A resident had enquired whether the Committee would be minded to sell an Estate footpath (not public). JP presented the location and background information. No firm objections were forthcoming and the topic was deferred to the next meeting pending further investigations, i.e. legal implications, procedure and notification of the residents, in particular the residents who border the footpath.

DATE OF NEXT MEETING 24th February 2020 @ 5pm

THERE BEING NO FURTHER BUSINESS THE MEETING CLOSED AT **4.55PM**

Alex Howard
Chairman WERC

26th February 2020