

C26-062 Planning

Updates on planning development working group

Councillors are requested to NOTE the following and provide comments if needed.

Key Objectives for the Working Group discussed in Planning Committee

- Draft a response for the latest uploads on Taylor Wimpey
- Respond to the Officer's Report when prepared on Taylor Wimpey
- Consider how to prepare for the Shortlands Farm enquiry
- Review the revised NPPF once published
- Consider whether to use a Planning Consultant for advice on any of the above (although budget is not yet agreed)
- Consider inviting Normandy Action Group to the Working Group

Actions Needed

Taylor Wimpey

Completed

- **NAG:** Normandy Action Group were invited to participate in the Planning Developments Working Group on 25th August and are represented by Sir Mike Aaronson and Paul Hart.
- **Weekly Meetings:** Online meetings have been occurring on Fridays with good participation from all involved.
- **Planning Consultant:** Steve Tilbury provided an estimate of 2 to 3 days work and the Planning Committee agreed to engage his services to provide a second submission letter with a maximum budget of £2000. His view was that it may be premature to make a substantive submission until some of the statutory consultees have made their responses (in particular Surrey Highways) and that it would be a stronger submission if we reinforce points made by statutory consultees. The letter is therefore expected from 13th September onwards (after Steve's return from holiday)
- **Holding Letter:** A short holding letter was submitted to GBC Planning Services on 2nd September in line with the recommendation to wait.

Ongoing

- **Allocation of Documents:** Documents that have been uploaded to the Planning Portal have been allocated amongst NPC Working Group participants with the aim of identifying core arguments that may prove useful when reviewing the draft submission letter. This is an ongoing and arduous task with the aim of completing it around Friday 11th September.
- **NPPF/Other Respondents:** The Working Group will try and bring in arguments from the revised NPPF and other respondents in time for reviewing the letter although expect this to be next week after the initial document review.

- **Officer's Report:** The Officer's Report will typically be produced and available one week before the Planning Committee meeting at which the application is heard. Steve's view is that it seems unlikely this will be in October but the WG will monitor the situation to make sure

Shortlands Farm

Completed

- Sue Wyeth-Price was invited to the Working Group to discuss tactics and how to prepare as an "interested party" and spoke on Friday 4th September.

Ongoing

- The meeting notes are still in progress but some of the main points were:
 - To try and have residents there every day.
 - To tell the planning inspector in writing what the Parish Council are planning to do in terms of speeches
 - To make sure NPC are recorded as an "interested party" early on in the process
 - To review the Statements of Case by both parties and case management conference notes
- NAG have asked residents to register if they will be attending in their latest Planning newsletter but for most NPC WG members the focus is still on Taylor Wimpey.
- We did not have discussions on the points raised by Sue Wyeth-Price at the meeting so this is likely to be raised in our next online meeting on Friday 11th September but would observe that we have limited time to take actions on this matter.