



BLACKWATER AND HAWLEY TOWN COUNCIL

Minutes of the Planning & Payments Committee Meeting of the Town Council held on Monday 22nd May 2023 immediately following the Council AGM Hawley Memorial Hall, Hawley Green GU17 9BW

Present – Councillors:

Brian Blewett
Terry Hunt (Chair)
Daisy Khepar
Dave Lister
Trish Monks
Sara Usher
Alex Worrall

In attendance:

Jo Shaw

P&P5633 Apologies for Absence

There were no apologies for absence.

P&P5634 Declarations of Councillor Interests

There were no declarations of Councillor interests.

P&P5635 Democratic Fifteen Minutes

There were no members of the public present.

P&P5636 Minutes

Councillors approved the minutes of the Planning and Payments Committee meeting held on 24th April 2023.

P&P5637 Matters Arising

There were no matters arising from the minutes of the Planning and Payments Committee meeting held on 24th April 2023.

P&P5638 Planning Matters

a) Planning Applications received from Hart District Council since the last meeting for comment.

After careful consideration and discussion, Councillors resolved to make the following comments:

22/02182/FUL	Minley Manor Minley Road Blackwater Camberley Hampshire GU17 9JT	Change of use of Minley Manor and ancillary land and buildings from C2A to a hotel, restaurant and wedding venue use, erection of an extension to the Manor following demolition of existing structures, erection of an extension to the	NO OBJECTION See Appendix A
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		<p>orangery, extension and alteration of former swimming pool buildings, extension, alterations and change of use of stable buildings to form 8 hotel suites, demolition of garages adjacent to stables, demolition of garages adjacent to Arch Cottage and erection of 7 hotel suites, erection of an extension to the officers annexe, erection of a spa building, swimming pool and function suite in the North Walled Garden, erection of a forestry building, creation of a new parking area, alterations to the internal road layout, alterations to Kennel Cottage, erection of new entrance lodge, walls and gates and alterations to the vehicular access onto the A327.</p>	
22/02183/LBC	<p>Minley Manor Minley Road Blackwater Camberley Hampshire GU17 9JT</p>	<p>Change of use of Minley Manor and ancillary land and buildings from C2A to a hotel, restaurant and wedding venue use, erection of an extension to the Manor following demolition of existing structures, erection of an extension to the orangery, extension and alteration of former swimming pool buildings, extension, alterations and change of use of stable buildings to form 8 hotel suites, demolition of garages adjacent to stables, demolition of garages adjacent to Arch Cottage and erection of 7 hotel suites, erection of an extension to the officers annexe, erection of a spa building, swimming pool and function suite in the North Walled Garden, erection of a forestry building, creation of a new parking area, alterations to the internal road layout, alterations to Kennel Cottage, erection of new entrance lodge, walls and gates and alterations to the vehicular access onto the A327.</p>	<p>NO OBJECTION See Appendix A</p>



b) TPO/Other Applications – There were no TPO Applications

Councillors noted the contents of the following pre-application.

23/00890/PREAPP	Watchmoor Park Blackwater Camberley	Advice sought from Hart DC regarding cross boundary planning application Decision Issued – 12 th May 2023
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P&P5639 Lengthsman Scheme

Councillors considered membership of the Lengthsman Scheme jointly with Church Crookham Parish, Winchfield Parish, Eversley Parish with Yateley Town Council as the lead parish

RESOLVED that the Council should be part of the Lengthsman Scheme.

P&P5640 Hart District Council Planning Consultation

Councillors noted Hart DC's public consultation for the following draft supplementary planning documents (SPDs):

- a) **Cycle and Car Parking in New Development SPD**
Setting out the Hart DC's approach to cycle and car parking provision in new developments, including parking standards
- b) **Viability Appraisals in New Development SPD**
Setting out Hart DC's approach to viability in the context of developer contributions.

RESOLVED to add this to the next P&P Agenda for further consideration.

P&P5641 Winchfield Neighbourhood Plan

Councillors noted the consultation for Winchfield Neighbourhood Plan which ran from Friday 12th May until 4pm on Friday 23rd June. Comments to be made at www.hart.gov.uk/winchfield-neighbourhood-plan

P&P5642 Accounts for Payment

Councillors noted and approved the following payments made since the last meeting of the Town Council

- a) Direct Debit Analysis April 2023 in the amount of £33,752.09 (gross)
- b) BACS Analysis report compiled 16th April 2023 in the amount of £2,465.48 (net) no's 23/083 to 23/087.
- c) BACS Analysis report compiled 26th April 2023 in the amount of £16,959.25 (net) no's 23/088 to 23/094.
- d) BACS Analysis report compiled 30th April 2023 in the amount of £10,772.01 (net) no's 23/095 to 23/106.
- e) BACS Analysis report compiled 10th May 2023 in the amount of £2,803.23 (net) no's 23/107 to 23/114.
- f) BACS Analysis report compiled 17th May 2023 in the amount of £5,118.34 (net) no's 23/114a to 23/122.
- g) Petty Cash Analysis April 2023

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P&P5643 Other Business – not for decision
There was no further business for discussion.

The meeting ended at 9.45 pm

Chair _____



APPENDIX A

22/02182/FUL

Minley Manor Minley Road Blackwater Camberley Hampshire GU17 9JT

Change of use of Minley Manor and ancillary land and buildings from C2A to a hotel, restaurant and wedding venue use, erection of an extension to the Manor following demolition of existing structures, erection of an extension to the orangery, extension and alteration of former swimming pool buildings, extension, alterations and change of use of stable buildings to form 8 hotel suites, demolition of garages adjacent to stables, demolition of garages adjacent to Arch Cottage and erection of 7 hotel suites, erection of an extension to the officers annexe, erection of a spa building, swimming pool and function suite in the North Walled Garden, erection of a forestry building, creation of a new parking area, alterations to the internal road layout, alterations to Kennel Cottage, erection of new entrance lodge, walls and gates and alterations to the vehicular access onto the A327

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Minley Manor Minley Road Blackwater Camberley Hampshire GU17 9JT

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Blackwater & Hawley Town Council fully support these proposals:

The Council acknowledge that due care and diligence is required to ensure the historic and beautiful buildings of this site are restored as sensitively as can be reasonably expected, to preserve its heritage for future generations to enjoy and appreciate.

It is also felt by the Council that due to the lengthy planning process and the uncertainty of its future; the buildings have been left with a minimal amount of investment and maintenance, which can only exacerbate its deterioration, therefore increasing the potential cost of restoration and the overall viability of the project.

Minley Manor, as proposed, could be a 'jewel in the Crown' for Hart, bringing investment, employment, and a certain amount of prestige, to the district.

As a Council, we have taken a keen interest in the development of this proposal over a protracted number of years, and with the apparent possibility of extending investment and restoration to the dilapidated Home Farm (the nearby Edwardian Farmstead) we strongly support the early approval of the proposal, so that real inroads can be made to save the site from a wholly less promising future.