

Planning Department,

Waverley Borough Council,

The Burys,

GODALMING. BY EMAIL

Dear Sirs, Planning Application 2017/0709

Hunter Base Camp, Haslemere.

This application is for a change to what is essentially a commercial use of premises not intended for such use and which are in an AONB and AGLV and were allowed originally to be converted with particular restrictions as to who would use the property. The National Trust in this instance should be considered the same as any other commercial organisation.

The Haslemere Society considers that this application should be refused for the following reasons :-

1) The N T did not convert these premises originally with any intention or necessity for them to raise revenue.

2) The 1980 planning approval for conversion specifically restricted occupation by short term volunteer workers (not fee paying guests).

3) In 2010 the planning approval for a new adjacent building expressed a requirement to protect the amenity and character of the area by limiting the use by only three volunteer workers (not fee paying guests) on the basis that this was considered to be a special case for ‘inappropriate development’ within a protected area – a planning condition that did not apply in 1980.

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4) Whilst the applicant indicates that the Base Camp has been used by up to 19 volunteer workers since 1980 with no material harm to local receptors, they are not indicating how long it had been hired out to fee paying guests which necessitated the issuing of an enforcement notice in 2014 due to unacceptable behaviour by fee paying guests.

5) The N T did not provide any attendance or supervision of the previous illegal fee paying guests and have not indicated in this application that they will make such a provision.

6) The application in its Planning Statement argues that a change of use would enable the National Trust to obtain up to £10000 from regular lettings without any substantiation of this. Also we do not consider that the applicant has demonstrated a ‘special case’ for this proposed inappropriate development (ie change of use) in this protected area.

Consequently The Haslemere Society objects to this application.

Yours faithfully,

John Greer (Vice Chairman, The Haslemere Society)

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