

BURSTOW PARISH COUNCIL

Planning Committee

Minutes of the meeting of Burstow Parish Council Planning Committee held at 6.430m on Tuesday 10th September 2024, at the Centenary Hall, Smallfield

Open Forum – One member of the public attended but did not speak

Present –Committee Chair Debbie Hale, Cllrs Bob Locke, Ashleigh Bolton, Linda Herwig, Alison Lewis, Nick Bush and Eddie Lord. Cllr Morris attended via Zoom.

- 1 Apologies received from Cllr Dodman for reasons accepted by Council.
- 2 Cllr Bush declared a personal interest in Item 5– 2024/772 – Marhaba, Antlands Lane, Shipley Bridge. Cllr Bush knows the applicant and will take no part in voting
- 3 The minutes of 23rd July 2024 were signed as an accurate record of the meeting.
4. No matters arising
5. Planning application for consideration.

2021/1251/Cond2 – Allingham Farm, Copthorne Bank, Copthorne
Details pursuant to the discharge of condition 9 (additional bat survey and EPS license from Natural England) of planning permission ref: 2021/1251 dated 14 December 2021
Partial demolition of outbuildings and conversion of the remaining outbuildings into four single storey dwelling houses with associated alterations, garden areas and parking.)

Recommend: Noted

2024/881 – Greenways, Effingham Road, Copthorne
Demolition of existing conservatory and the construction of a ground floor rear/side extension.

Recommend: Committee notes that this address is located within the Green Belt. The proposed extension is also sizable, increasing the footprint by about a third. Does the fact that this is a business (care home) mean planning rules are different.

2024/772 - Marhaba, Antlands Lane, Shipley Bridge
Variation of Condition 2 (Approved Plans) of permission 2024/332 dated 17/05/2024 for "Subdivision of curtilage and conversion of and extension of building into 2-bed dwelling with provision of vehicular access to Shipley Bridge Lane, and erection of outbuilding." to allow for a 4m deep single storey rear extension.

Recommend: Noted

2024/696 – Bridges Wood, Church Lane, Burstow
Retention of use: Change of use B8 Storage or Distribution to use as a Class VII ATL MOT test centre. (Class B2)

Recommend: No objection

2024/742 – Fairview House, Grouse Grange, Effingham Lane
Erection of a garden shed (Retrospective.)

Recommend: No objection

2024/790 – 18 Field Walk, Smallfield
Installation of an Air-Source Heat Pump
Recommend: Noted

6. Decisions and Appeals

2024/731 – Burstow Primary School, Wheelers Lane, Smallfield
Permanent retention of the existing single modular classroom unit and associated external works including access ramp and steps that was given temporary permission under Ref: TA/2015/718 dated 4 June 2015 (retrospective) (Consultation from Surrey County Council) *No objection*

2023/268/Cond4 – Former 26 Weatherhill Rd, Smallfield
Details pursuant to the discharge of condition 7 (Landscaping) of planning permission ref: 2023/268 dated 16th January 2024 (Demolition of existing buildings and erection of 6 detached dwellings). *Approval of condition details*

2023/268/Cond5 – Former 26 Weatherhill Rd, Smallfield
Details pursuant to the discharge of condition 8 (Carbon emissions) of planning permission ref: 2023/268 dated 16th January 2024 (Demolition of existing buildings and erection of 6 detached dwellings) *Approval of condition details*

2024/409 – 39 New Road, Smallfield
Conversion of garage space to habitable space. (Certificate of Lawfulness for a Proposed Use *pp not required*)

2024/258 0 Triddles Farm, Plough Rd, Smallfield
Demolition of existing buildings and erection of two detached dwellings and associated landscaping and parking. *Approved*

2024/643 – Marhaba, Antlands Lane, Shipley Bridge
Variation of Condition 10 (permitted development) of planning permission ref: 2023/1236 (Subdivision of curtilage and conversion of building into 1-bedroom dwelling with vehicular access to Shipley Bridge Lane) so the dwelling may benefit from permitted development rights as set out in Schedule 2, Part 1, Class A of the Town and Country Planning (General Permitted Development) (England) Order 2015. *Refused*

2024/646 – The Firs, East Hill Lane, Copthorne
Proposed glass link between existing house and existing outbuilding. *Approved*

2024/384 – Hollesley Farm, Normans Corner, Smallfield
Application for approval of reserved matters: Details of appearance and landscaping following planning permission granted on 28.06.2021 under ref: 2021/99 (Demolition of existing building and erection of new dwelling with associated parking). *Approved*

7 Agenda items Councillors would like listed for the next meeting.

There being no further business, the meeting closed at 18.45. The next meeting is scheduled for Tuesday 14th September 2024. The time will be confirmed nearer to the date. Any Councillors attending via Zoom do not vote.

Signed.....Dated.....