

BURSTOW PARISH COUNCIL

PLANNING COMMITTEE

Minutes of the Planning Committee meeting 9th April 2019 at 7.00pm, at the Centenary Hall, Smallfield

Open Forum: No members of the public attended

Attendance: Chair of Planning Debbie Hale, Chairman Ian Wates, Vice Chairman Ray Holdsworth and Cllrs Trevor Brock, Bob Locke, Ashleigh Bolton and Eddie Lord

- 1 Apologies received and accepted from Cllr Hamlet for reasons noted by Committee and accepted.
- 2 Declarations: Cllr Bolton declared a personal interest in Item 6: TA/2019/456 – Filedside, Plough Road – Single storey rear and roof extension; the applicant is known to her. Cllr Bolton abstained from voting
- 3 Dispensations: None
- 4 The minutes of Tuesday 26th February 2019 were signed as a true record of the meeting
- 5 Matters arising – None
- 6 Planning Applications for Consideration
TA/2019/548/EIA – Roundabouts Farm, Clay Hall Lane, Copthorne
Request for screening opinion for the Proposed Development of circa 360 residential units made up of 2, 3 and 4-bedroom detached, semi-detached and terraced houses, and potentially some 1-bedroom flats and a small amount of commercial development of circa
Noted. The Parish Council is aware that this site has not been brought forward for inclusion in the Tandridge Local Plan that is currently with the inspector. In addition, we consider all applications located within the Green belt carefully and do not support those we consider would cause permanent harm to the openness of the Green Belt. As the EIA relates to a potential development of circa 360 residential units, there is concern about the impact on our locality and our Green Belt, along with a risk of coalescence with a neighbouring parish.
TA/2019/240 – Gonville, 50 Redehall Road, Smallfield
Drop kerb at front of property for access
Recommend: Approve, subject to existing access being closed
TA/2019/401 – Redehall Cottage, 134 Redehall Road, Smallfield
Conversion of existing dwelling into 1 x 3-bed and 1 x 4-bed dwellings with external alterations
The property is currently C2, residential institutions. Is there a proposed change of use to dwellinghouse, C3, included as part of this application?
Recommend: Approve, subject to clarification over building classification
TA/2019/456 – Filedside, Plough Road, Smallfield
Single storey rear and roof extensions.
The proposal includes a large extension to the building; which is located alongside the Green belt boundary. In addition the large, flat dormer proposal creates an overbearing appearance to surrounding properties.
Recommend: Refuse
TA/2019/487 – Samri, Effingham Road, Burstow
Part two storey, part single storey front/side extension
This application is sited within the Green Belt. The proposal includes a significant side and front extension; which changes the character and appearance of the building and, in our opinion, would have a significant impact upon the appearance of the house, and thus the Green Belt.
Recommend: Refuse

TA/2019/525 – 7 Woodside Cresc, Smallfield

Proposed side and rear extension with 3no. rooflights

The Parish Council queries whether the Tandridge preferred separation distance of 1.0m is maintained between this application and the neighbouring property. However, we also recognise that many other houses in Woodside Crescent have had similar applications approved.

Recommend: approve

TA/2019/417 – 21 Kings Mead, Smallfield

Demolition of existing garage and erection of a new side extension

The Parish Council queries whether the Tandridge preferred separation distance of 1.0m is maintained between this application and the neighbouring property.

Recommend: Approve

TA/2019/486 – Green Barn, Burstow Park Bus Centre, Antlands Lane, Burstow

Creation of a dwelling

Burstow Business Park is a commercial site, therefore surely any certificate of lawfulness should have a 10-year time period rather than 4.

Recommend: Deny lawfulness, take enforcement action to return the barn to its original use

7 Decisions and Appeals

TA/2018/1956 (Appeal Ref: APP/<3645/W/19/3222832 – Land between 19-30 William Gardens, Smallfield

TA/2019/280 – 14 Gorse Drive, Smallfield

One and a half storey side extension **Approved**

TA/2019/200 – The Drake, Green Lane, Shipley Bridge

Two x 4-bed dwellings with habitable roofspace, parking and amenity space **Refused**

TA/2019/150 – Pond Cottage, 77 Redehall Road, Smallfield

Formation of small single storey front extension to provide entrance porch, removal of existing pitched roof over front section of kitchen and replaced with a flat roof and replacement of existing first floor window (amended plan) **Approved**

TA/2019/141 – The Nook, Effingham Road, Burstow

Two storey side extension **Approved**

TA/2019/169 – Lovell Dene, Copthorne Bank, Copthorne

Use of land as Thai Buddhist Centre along with construction of disabled ramps, minor alterations to an existing access of Copthorne Bank and provision of 6 car parking spaces **Approved**

TA/2019/80 – 44 Woodside Crescent, Smallfield

First floor side extension **Refused**

TA/2019/98 – Melody, Church Road, Burstow

Extension of existing loft room (CLOPD) **pp not required**

TA/2019/99 – Covertwood, 120 Redehall Road, Smallfield

Single storey rear extension, porch to front, conversion of roofspace to habitable use to include 7 x side rooflights and 1 x front rooflight, involving demolition of existing detached garage and outbuilding (Resubmission) **Approved**

TA/2018/2489 – 2 Laundry Cottages, 23 Redehall Road, Smallfield

Proposed side infill extension and re-modelling at rear ground floor (amended plan) (amended description) **Approved**

TA/2018/2397 – Kiln Heath Barn, Antlands Lane, Shipley Bridge

Mixed or composite use for long term off airport car parking purposes and the storage of motor vehicles (CLUED) **Granted**

TA/2018/1870 – The Green Barn, Antlands Lane, Shipley Bridge

Storage of scaffold poles, scaffolding boards and clips by way of scaffolding tower **Refused**

8 Items of an urgent nature brought to Committees attention for inclusion on a future agenda

None

There being no further business the meeting closed at 7.30pm. The next Planning meeting is scheduled for 7.00pm on Tuesday 23rd April 2019

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