



OXTED PARISH COUNCIL - PLANNING COMMITTEE MEETING

Minutes of the meeting of Oxted Parish Council Planning Committee, held in
The Meeting Room, Oxted Community Hall, Church Lane, Oxted
on Tuesday 28th October at 6.00pm

Mrs Denize Wallace
Mrs Liz Parker

Mrs Karen Weightman
Mr Stuart Paterson

In attendance - Mr Robert Wingate

Mrs M Gibbins - Clerk to Oxted Parish Council

MINUTES

1. **Apologies for absence:** to receive and accept apologies for absence.
There was none
2. **Declarations of Disclosable Pecuniary Interest:** *To receive any disclosure by members of personal pecuniary interests in matters on the agenda, the nature of any interests, and whether the member regards the interest to be prejudicial under the terms of the new Code of Conduct. Anyone with a prejudicial interest must, unless an exception applies, or a dispensation has been issued, withdraw from the meeting.* There was none
3. **Public session:** There were 9 members of the public, Supporters of The Royal Oak were in attendance objecting to planning application TA/2014/1592. The Committee members listened to the issues raised by the spokesperson and agreed to take these into consideration when presenting the Committees comments to Tandridge District Council.
4. **To consider and make comment on the following Planning Applications:**
 - 4.1 TA/2014/1589/NH
Erection of a single storey rear extension measuring 5.00 metres deep with a maximum height of 3.45 metres and an eaves height of 2.40 metres. (Notification for a Proposed Larger Home Extension)
30 Westlands Way, Oxted RH8 0ND
Applicant: Mr & Mrs Adrian Bennett
Leave to Officers
 - 4.2 TA/2014/1525
Demolition of existing outbuildings. Erection of four boarding houses, medical centre, office, and maintenance building and stationing of a temporary classroom.
Moorhouse School, Mill Lane, Hurst Green RH8 9AQ

Applicant: Mr Mike Frampton

The School meets the needs for individuals which are not met elsewhere. The Parish Council had no comment to make.

4.3 TA/2014/1368/TPO

TPO 139 (T) – Reduce crown of 1 Oak to leave residual height of 14m & radial branch length of 5m, by drop crotch method.

48 Hurst Green Road, Hurst Green RH8 9AP

Applicant: Mr S Marsden

Leave to arboriculturist

4.4 TA/2014/1574

Demolition of existing classrooms. Erection of new school building incorporating replacement lower school classrooms, specialist teaching rooms, new assembly space, additional car parking and associated landscaping.

Hazelwood School, Wolfs Hill, Limpsfield, RH8 0QU

Applicant:

The Councillors are encouraged to see that increased parking facility is being planned however, it is imperative that the additional parking will accommodate the increase in pupil and staff numbers and thus reduce the haphazard parking in the main road.

4.5 TA/2014/1493

Demolition of existing outbuildings. Extension to existing ground floor office. Change of use of first and second floor offices to 4 flats and extension to the roof. Erection of raised dwelling over parking area and landscaping.

14-16 Station Road West, Oxted RH8 9EP

Applicant: Mr O Ahmet

No Comment

4.6 TA/2014/1455/TPO

TPO 17, 2014 (T) – Reduce lateral branches on one Beech (T2*) overhanging boundary to Burwood House to a residual overhanging length of 2m, up to a height of approx. 8m above ground level (*Tree No. references the Schedule to TPO 17, 2014 (Tandridge)

Harbridge, Woodhurst Park, Oxted RH8 9HA

Applicant: Mr M Abbott

Leave to arboriculturist

4.7 TA/2014/1573/TPO

TPO 27 (GOD) – T510 Oak: Reduce north facing laterals by 3m to leave residual length of 3m & thin crown by 20%. T511 Holly: Fell. T512 Beech: Reduce western facing laterals by 3m. T513 Sycamore: Reduce longer north facing laterals by 3m to leave residual length of 5m to balance crown; thin crown by 20%. T517 Beech: Reduce longer north-eastern facing laterals by 2.5m to leave residual length of 4.5m to balance crown. G519 (3 Hornbeam, 2 Beech): Fell damaged stems & crown lift/prune over road to provide 6m clearance. T521 Beech: Fell. T522 Beech: Crown lift to height of 6m from ground level. T523 Beech: Remove lowest branch over road. T524 Sycamore: Reduce overall size of crown by 2.5m to leave residual height of 13.5m & residual lateral length of 2.5m; crown lift to 6m over road. T525 Sycamore: Reduce overall size of crown by 2.5m to leave residual height of 14.5m & residual lateral length of 2.5m; crown lift to 6m over road. T531 Hornbeam: Reduce longer north facing laterals over drive by 3m to leave residual length of 4m; thin crown by 20%. T532 Beech: Reduce overall crown diameter by 4-5

metres. T533 Beech: Reduce southern facing laterals by 2.5m to leave residual length of 5.5m. T535 Beech: Thin crown by 20%

Beech Hill, Woodhurst Lane, Oxted RH8 9HD

Applicant: Mrs B J Belton

Leave to arboriculturist

4.8 TA/2014/1579

Reconstruction of an existing River Rail Bridge. (Prior Approval Application)

Bridge 851, Crowhurst RH7 6LT

Applicant: Elliot Stamp

Leave to Officers

4.9 TA/2014/1580

Erection of Railway Bridge. (Prior Approval Application)

Railway Bridge, Red Lane, Limpsfield

Applicant; Steve Taylor

Leave to Officers

4.10 TA/2014/1648

Demolition of existing conservatory. Erection of single storey rear extension and side porch.

7 Chichele Road, Oxted RH8 0AE

Applicant: Nick & Ingrid Crimmings

No Comment

4.11 TA/2014/1630

Demolition of existing garden store. Erection of single storey side/rear extension and garden store to rear of property. Formation of hip to gable roof extension to south east elevation with rear dormer to provide habitable accommodation within loft space

109 Wolfs Wood, Hurst Green, RH8 0HH

Applicant: Stefano Arcidiacono

No Comment

4.12 TA/2014/1652

Erection of pitched roof over existing rear extension

24 Hazelwood Heights, Hurst Green, RH8 0QQ

Applicant: Peter Jackson

No Comment

4.13 TA/2014/1627

2 x internally illuminated fascia signs, 2 x light lines, 1 x internally illuminated projected sign, 5 x windbreaks and 1 menu poster box and take away sign. (Advertisement Consent)

153 Station Road East, Oxted RH8 0QE

Applicant: Mr Benn Handley

No Comment

4.14 TA/2014/1592

Demolition of outbuildings, erection of 3 terraced cottages on part of the north east car park (change of use from A4 to C3) Upgrading of the public house kitchen and access to

the first floor. Provision of external covered storage and reconfiguring car parking and landscaping.

The Royal Oak Inn, Caterfield Lane, Staffhurst Wood, Oxted, RH8 0RR

Applicant: Six Bells Ltd

Oxted Parish Council strongly objects to this application on numerous grounds.

The case for affordable housing is not feasible on the basis that the location is in a narrow country lane, with a bus stop at least a mile away, the roads are unlit and there is no pavements.

The Royal Oak is on green belt and development of its car park will cause sewage and environmental issues including cutting tree roots of ancient woodland trees to lay new foundations.

The public house is recognised as a community asset as it is well utilised by the nearby community, walkers, horse riders and cyclists and provides the opportunity of employment to local residents.

Should this application be permitted it will set a precedent for further overdevelopment of sites of outstanding natural beauty in the area.

4.15 TA/2013/1204/COND2

Details pursuant to condition 4 (landscaping) and condition 10 (tree protection)

Wren House, Rockfield Road, Oxted RH8 0HB

Applicant: John Worsfold

Leave to arboriculturist

4.16 TA/2014/1649

Erection of single storey front extension and external cladding/render to existing elevations.

1B Gordons Way, Oxted, RH8 0LN

Applicant: Mr Paul Randall

No Comment

4.17 TA/2014/1638

Alterations to roof from hip to gable and formation of two dormer windows to rear roof slope to provide habitable loft accommodation and front porch.

20 Holland Road, Oxted, RH8 9BN

Applicant: Miss Kathryn Bancroft

No Comment

4.18 TA/2014/1651/TCA

Remove 11 Leyland Cypress (T1-T11*) & group of 11 Lawson Cypress (G13*)(*Tree Nos. Refer to submitted plan)

South House, Hall Hill, Oxted RH8 9PA

Applicant: Mr R Plackett

Leave to arboriculturist

Date of the next meeting of the Planning Committee: will be held in the Meeting Room, Oxted Community Hall, Church Lane, Oxted, on Tuesday 18th November 2014 at 6.00pm

Copies of Parish Council minutes are held by the Clerk and are available on the

Parish Council web-site: www.oxted-pc.org.uk

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