



OXTED PARISH COUNCIL - PLANNING COMMITTEE

Minutes of the meeting of Oxted Parish Council Planning Committee,
held in The Meeting Room, Oxted Community Hall, Church Lane, Oxted
on Tuesday 5th October 2021 at 6.30pm

Members

Cllr. Liz Parker - Chairman

Cllr. Deb Shiner

Cllr Denize Wallace

Mrs Maureen Gibbins - Clerk & RFO

MINUTES

1. **Apologies for absence:** to receive and accept apologies for absence.
Cllrs Peter Damesick, Reg Hull and Anne Rivers

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 declared

3. **Public session:** There were no members of the public present.

4. **To consider and make comment on the following Planning Applications:**
 - 4.1 TA/2021/1574
Demolition of existing garage, Erection of single storey side extension and new garden fence to front garden set back from site boundary.
2 Comforts Farm Avenue, Hurst Green, Oxted RH8 9DH
Applicant: Mr & Mrs Macaulay
Comment: The Parish Councillors had no issue although think the cladding is out of keeping with the neighbouring properties.

 - 4.2 TA/2021/1315
Demolition of existing bungalow. Erection of new 4 storey dwelling comprising of part basement, ground floor, 1st floor and accommodation in loft space. Erection of a detached 3 storey double garage comprising of a basement storage, garage and 1st floor guest accommodation with associated landscaping and extended areas of hard surfacing.
7a Paddock Close, Hurst Green, Oxted RH8 0LQ
Applicant: Mr Elliott Young

Comment: The Parish Councillors object to this application due to the overbearing nature of the proposal, it is out of keeping with neighbouring properties and overdevelopment of the site. Concern was expressed regarding the removal of too many trees and the lack of an ecological survey. The loss of a bungalow is detrimental to the area.

4.3 TA/2021/1537

Display of fascia signage in connection with restaurant business
49 Station Road East, Oxted RH8 0AX

Applicant: John Hepburn

Comment: The Councillors noted that one of the application forms on the planning portal relates to an address in Warlingham. In considering the application the Parish Council has found no material planning reasons for refusal.

4.4 TA/2021/1325

Installation of ventilation ducting.
49 Station Road East, Oxted RH8 0AX

Applicant: John Hepburn

Comment: In considering the application the Parish Council has found no material planning reasons for refusal.

4.5 TA/2021/1596

Erection of single storey side extension, first floor side extension and front porch.
5 Paddock Close, Hurst Green, Oxted RH8 0LQ

Applicant: Mr & Mrs Cruickshank

Comment: The Parish Councillors have no comment although are concerned that the extension is very close to the boundary.

4.6 TA/2021/1154

Construction of a new wooden walkway/bridge to an existing consented tree house. In association with the construction of a new slide (Retrospective.)

Hazelwood School, Wolfs Hill, Limpsfield, Oxted RH8 0QU

Applicant: Hazelwood School

Comment: In considering the application the Parish Council has found no material planning reasons for refusal.

4.7 TA/2021/1335

Variation of condition 3 (Opening hours) of planning permission ref: 2020/565 'Change of use from A1 (retail) to mixed use A3/ A5 (restaurants and cafes/takeaways) and installation of extractor to rear elevation' allowed on appeal under

APP/M3645/W/20/3255818 to allow for opening hours of 07:30 to 23:00 Mon to Sunday.

36 Station Road West, Oxted RH8 9EU

Applicant: Mr Masood Mahmood

Comment: The Parish Councillors leave to TDC Officers to ensure the condition is adhered to and request a later opening time on Sunday say 08:00.

4.8 TA/2021/1467

Proposed extensions: single storey to front to form porch canopy, two-storey to side to include creation of new garage and utility, part single part two storey plus the insertion of 1no. rooflight to rear following the demolition of existing garage and utility room to rear and internal alterations to existing dwelling.

154 Wolfs Wood, Hurst Green, Oxted RH8 0HJ

Applicant: Mr David & Mrs Nanette Grover

Comment: In considering the application the Parish Council has found no material planning reasons for refusal however request that any damage to the verges is made good following the completion of the works.

4.9 TA/2021/1605

Demolition of existing garage and erection of new single storey side extension.

46 Chichele Road, Oxted RH8 0AG

Applicant: Mr & Mrs Stone

Comment: In considering the application the Parish Council has found no material planning reasons for refusal.

4.10TA/2021/1463

Erection of oak framed double garage/ car port and fence (additional plan).

39 Chichele Road, Oxted RH8 0AE

Applicant: Simon Lefevre

Comment: In considering the application the Parish Council has found no material planning reasons for refusal.

4.11TA/2019/296/Cond2

Details pursuant to the discharge of Condition 4 (Drainage) of planning permission ref: 2019/296 dated 7th December 2020 (Three storey building to form 18 x 1-bed and 8 x 2-bed apartments for the elderly, with communal facilities, access, parking and landscaping).

Planning Application 2 Land at, 26 to 28 Church Lane, Oxted RH8 9LB

Applicant: Mr James Fitzcosta

Comment: The Parish Councillors leave to TDC Officers to ensure the conditions are adhered to.

4.12TA/2021/1647/TPO

T1) - Oak - Crown Reduce and shape canopy by approx. 2.5m away from house and gardens. (Please refer to photos provided.)

61 Wolfs Wood, Hurst Green, Oxted RH8 0HH

Applicant: Justin Emmerson

Comment: The Parish Councillors leave to Arboriculturist

4.13TA/2021/1290

Construction of a single storey side extension to the North-East side of the dwelling. The proposed extension will be less than 4m in height, less than half the width of the original property and will not be within 2m of a boundary. The proposed extension will not

extend beyond 4m from the rear of the original rear wall. (Certificate of Lawfulness for a Proposed Development)

Robinslade, Wilderness Road, Oxted RH8 9HS

Applicant: Christian Tym

Comment: The Parish Councillors leave to TDC Officers

4.14TA/2021/1479

Erection of single storey front extension with new porch. (Change of address to match application form)

27a Church Lane, Oxted RH8 9LD

Applicant: Mr D Stewart

Comment: In considering the application the Parish Council has found no material planning reasons for refusal.

4.15TA/2021/1614

Erection of single storey side extension

8 Chalkpit Lane, Oxted RH8 9ND

Applicant: Mr & Mrs Andrew Brown

Comment: In considering the application the Parish Council has found no material planning reasons for refusal.

4.16TA/2021/1657/TCA

T1) - Treeline comprising of Leylandii and a Sycamore to lower in height to the ridge of the garage. T2 & T3) - 2x Leylandii Fell. T4) - Yew - Reduce height from 9m to 6m. T5) - Yew - Reduce height from 9m to 6m and spread from 8m to 5m. T6) - Treeline of Leylandii - Reduce back to previous reduction point. 9m to 6m.

Standwell House, 16 Beadles Lane, Oxted RH8 9JJ

Applicant: Dave Gurney

Comment: The Parish Councillors leave to Arboriculturist

4.17TA/2021/1396

Erection of single storey front extension, enlargement of main roof over and erection of two dormer windows to resulting rear roof slope.

26 Chichele Road, Oxted RH8 0AG

Applicant: Mr & Mrs Palmer

Comment: In considering the application the Parish Council has found no material planning reasons for refusal.

4.18TA/2021/1432

Erection of a single storey front extension

37 Barnfield Way, Hurst Green, Oxted RH8 9QF

Applicant: Mr D Turner

Comment: In considering the application the Parish Council has found no material planning reasons for refusal although consider the properties are tightly packed with little amenity space.

4.19TA/2021/829

Alterations to land levels and formation of a new car park to provide 17 additional onsite parking bays, permanent use of current temporary entrance/exit into the site Moorhouse School, Mill Lane, Hurst Green, Oxted RH8 9AQ

Applicant: Mr Simon Hicks

Comment: The Parish Councillors welcome the much-needed parking for the school staff.

4.20TA/2021/1632

Erection of single storey side and front extension to form new porch, study and w.c. 6 Johnsdale, Oxted RH8 0BW

Applicant: Mr M Lloyd

Comment: In considering the application the Parish Council has found no material planning reasons for refusal.

4.21TA/2021/1666

Demolition of existing garage and erection of new storage building. Alterations to the front drive to create additional parking with pedestrian ramp and steps.

31 Beadles Lane, Oxted RH8 9JG

Applicant: C & J Mills

Comment: In considering the application the Parish Council has found no material planning reasons for refusal.

4.22TA/2021/1339

Installation of replacement window to front elevation. Erection of dwarf wall and formation of raised slab to front of restaurant to provide extension to existing external seating area.

28 to 30 Station Road East, Oxted RH8 0PG

Applicant: Mr Purha Gurung

Comment: In considering the application the Parish Council has found no material planning reasons for refusal.

5. Appeal

TA/2021/1706/NH – Robinslade, Wilderness Road, Oxted RH8 9HS

Erection of two additional stories to existing dwelling. (Notification of a Proposed Larger Home extension)

Comment: The Parish Councillors noted the appeal.

The meeting ended at 1902

The next planning application meeting will be on Tuesday 26th October 2021

Copies of Parish Council minutes are held by the Clerk and are available on the Parish Council web-site: www.oxted-pc.org.uk Mrs M Gibbins, Parish Clerk, Tel: 07510 226989