



OXTED PARISH COUNCIL - PLANNING COMMITTEE

Notice is hereby given of the meeting of Oxted Parish Council Planning Committee,
to be held in Oxted Community Hall, Church Lane, Oxted
on Tuesday 28th October 2025 at 5:30pm which Councillors are summonsed to attend.

21st October 2025

Mrs Maureen Gibbins - Clerk & RFO
Maureen B Gibbins

Members of the public and press have a right and are welcome to attend this meeting however it is requested they notify the Clerk in advance.

A G E N D A

1. **Apologies for absence:** received and accepted apologies for absence.
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.*
3. **Public session:** *a period of up to, but no longer than 15 minutes, to hear questions or statements from members of the public. Individuals are allowed to speak for a maximum of 3 minutes.*
4. **To consider and make comment on the following Planning Applications:**
 - 4.1 **TA/2025/990**
Removal of timber barn, shed and trees to allow construction of outbuilding and cricket nets.
Tandridge Priory, Barrow Green Road, Oxted RH8 9NE
 - 4.2 **TA/2025/1151**
Removal of timber barn, shed and trees to allow construction of outbuilding and cricket nets.
(Listed Building Consent)
Tandridge Priory, Barrow Green Road, Oxted RH8 9NE
 - 4.3 **TA/2025/1019**
Erection of single storey rear extension
9 Woodland Rise, Oxted RH8 9HW
 - 4.4 **TA/2025/976**
Refurbishment of existing Waitrose food store, including: new carpark white lining with minor changes; clean and repair of existing building; removal of existing roof level plant; extension to plant enclosure in rear carpark.
159 Station Road East, Oxted RH8 0AZ

4.5 TA/2025/1206/TCA

T1) - Weeping Willow - Reduce crown heavily by up to 5m to remove encroachment on road and footpath. Crown lifted over highway to 4m.

Mill Cottage, Spring Lane, Oxted RH8 9PB

4.6 TA/2025/1207/TPO

T1) - Ash closest to house with basal decay - Dismantle in sections close to ground level.

T2) - Ash with Ash Dieback - Dismantle in sections close to ground level.

G1) - Ash - Consisting of six stems on the right-hand side of rear garden with Ash Dieback - Dismantle in sections close to ground level. T3) - Ash with two stems with Ash Dieback - Dismantle in sections close to ground level. T4) - Ash towards end of rear garden with Ash Dieback - Dismantle in sections close to ground level.

28 Greenacres, Oxted RH8 0PB

4.7 TA/2025/1210/TPO

Please refer to photos provided: T1) - Indian Bean in front garden - Reduce crown by up to 2m, to a residual height of 7m and spread of 10m. Crown lift to 2.5m from ground level, removing limbs with dia. no larger than 10cm. Remove Deadwood.

Brooklands, Icehouse Wood, Oxted RH8 9DW

4.8 TA/2025/1211/TPO

Please refer to photos provided: T3) - Oak to the front of property - Reduce crown by up to 2m to a residual height of 14m and spread of 8m.

8 Holland Road, Hurst Green, Oxted RH8 9AU

4.9 TA/2025/1179/TPO

Refer to photos provided: T1) - Large Beech - Reduce height by 2m from a crown height of 12m to a new crown height of 10m. Reduce laterals by 2m from a crown spread of 10m to a new crown spread of 6m.

Cherry Cottage, 44 Wheeler Avenue, Oxted RH8 9LE

4.10TA/2025/830/TPO

Tree 1) - Beech Tree on left of the drive way as your enter. Reduction, shape and dead wood. 27mtrs tall and 9mtr wide - reducing to 22mtr tall and 7mtr wide.

Tree 2) - Beech Tree next to no.1.Reduction, shape and deadwood. 29mtr tall and 7mtr wide - reducing to 25mtr tall and 5.5mtr wide.

Tree 3) - Pine Tree. Reduce in height from 24mtr to 20mtr tall.

Tree 4) - Beech Tree. Reduce in height from 14mtr to 9mtr tall.

Tree 5) -London Plain Tree. Reduction from 26mtr tall to 21mtr tall no change to shape.

Tree 6) - Beech and Copper Beech. Reduction from 25mtr tall to 20mtr tall and shape.

Oakland House, Rockfield Road, Oxted RH8 0HA

4.11TA/2025/1169/TPO

(Replaces the protected horse chestnut that was felled) Mature ash tree - Fell to leave high stump of approx 7 metres and stack other arisings nearby on site for habitat provision.

1 Court Farm Lane, Oxted RH8 9NZ

4.12 TA/2025/1137/TPO

As detailed in attached report prepared by Arboricultural specialist Griswood and Toms, dated 23/08/2025, Section 8 Conclusions and Recommendations.
The Park Hub, Master Park, Church Lane, Oxted RH8 9LD

4.13 TA/2025/1212/TPO

Back Garden: T1) - Ash - Fell as close to ground level as possible. Apply systemic herbicide to stump to prevent re-growth.
14 Memorial Close, Oxted RH8 0NH

5. Appeal

**APPELLANT SITE Croudace Homes Ltd Land South of Barrow Green Road Oxted,
COUNCIL REFERENCE 2025/245 APPEAL REFERENCE APPEAL START DATE
DEVELOPMENT APP/M3645/W/25/3372747 30 September 2025**

Outline application for a residential development of up to 190 dwellings (including affordable homes) (Use Class C3), an extra care facility with up to up 80 beds (Use Class C2), together with the formation of vehicular access, landscaping, parking, open space, green and blue infrastructure, and all other associated development works. All matters reserved except access

The next planning committee meeting will be at 5:30pm on Tuesday 18th November 2025
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