

TANDRIDGE DISTRICT COUNCIL

PLANNING COMMITTEE

Minutes and report to Council of the meeting of the Committee held in the Council Chamber, Council Offices, Station Road East, Oxted on the 9 June 2022 at 7:30pm.

PRESENT: Councillors Blackwell (Chair), B.Black, Chotai, C.Farr, Gray, Lockwood, Mansfield, Moore, Prew, Steeds and Wren (Substitute) (In place of C.White)

ALSO PRESENT: Councillors Allen, Gaffney, O'Driscoll and Sayer

ALSO PRESENT (Virtually): Councillor S.Farr

APOLOGIES FOR ABSENCE: Councillor C.White

15. DECLARATIONS OF INTEREST

Councillor Farr stated that he had received emails both for and against one of the applications before the committee but confirmed that he would consider the applications with an open mind.

16. MINUTES OF THE MEETING HELD ON THE 28TH APRIL 2022

The minutes of the meeting were confirmed and signed by the Chair.

17. MINUTES OF THE MEETING HELD ON THE 26TH MAY 2022

The minutes of the meeting were confirmed and signed by the Chair.

18. 2021/1800 - NEW ALDI SUPERMARKET, 381 CROYDON ROAD, CATERHAM

As a result of questions being raised in respect of Surrey Highways' advice on parking provision at the site and further comments being received from Waitrose in respect of the applicant's retail study, the Interim Chief Planning Officer requested that the committee defer the application until the meeting of 28 July 2022.

By deferring the application, the Council would be able to seek a second opinion from a highways consultant to ensure that adequate parking spaces are provided and that the provision on site would not adversely impact on highway safety for the users of Croydon road. In addition, a retail planning consultant would also be instructed to provide advice on Waitrose's recent submissions in respect of the retail study.

Upon being put to the vote, the amended Officer recommendation was agreed.

RESOLVED – that the application be deferred.

19. 2021/2149 - 5 DWELLINGS AT 6 BEADLES LANE, OXTED

The Committee considered an application for the demolition of existing buildings and the erection of five dwellinghouses, including parking provision, hard and soft landscaping and associated works.

The Officer recommendation was to permit, subject to condition.

Mr Matt Ray, an objector, spoke against the application.

Councillor Wren proposed the following motions for refusal:

- (1) The proposal, due to its scale, height, bulk and mass would result in a cramped and overbearing form of overdevelopment. It would fail to maintain, enhance or reflect the character and appearance of the area and appear incongruous within the site and its locality. The proposal would therefore be contrary to Policy CSP18 of the Tandridge District Core Strategy (2008) and Policy DP7 of the Tandridge Local Plan Part 2: Detailed Policies (2014).*
- (2) The proposal, by reason of its layout, height, scale and proximity to neighbouring properties would result in an adverse overlooking and overbearing form of development which is exacerbated by the site levels and fall of the land. It would result in a loss of privacy and cause significant harm to their amenities thereby contrary to Policy CSP18 of the Tandridge District Core Strategy (2008) and Policy DP7 of the Tandridge Local Plan Part 2: Detailed Policies (2014).*

Councillor Farr seconded both motions. Upon being put to separate votes, both motions were passed.

R E S O L V E D – that planning permission be refused.

20. RECENT APPEAL DECISIONS RECEIVED

TA/2020/2007 – Land North of Old Farleigh Road, Farleigh, Surrey, CR6 9PE – the application was refused by notice dated 4 February 2021. The appeal was dismissed on 27 May 2022 (Appeal Reference: APP/M3645/W/21/3280921).

Rising 9.10 pm