



LIMPSFIELD VILLAGE CONSERVATION AREA ASSESSMENT & MANAGEMENT PLAN (CAAMP) PUBLIC CONSULTATION



The Limpsfield Neighbourhood Plan (2019) contained a commitment by the Parish Council: *“To work with Tandridge District Council (TDC) to prepare a Conservation Area Appraisal (for Limpsfield Village) to provide more guidance on the character of the area and the way in which new development should be planned and designed. It will also prepare a Management Plan setting out how the area can be enhanced and issues identified in the Limpsfield Heritage and Character Study addressed.”*

To meet this commitment the Parish Council has over the last 18 months been working on a Conservation Area Appraisal and Management Plan (CAAMP) with outside consultants and with the assistance of TDC.

Now as part of this process the draft CAAMP document is out for a public consultation, before it can be finalised and adopted by TDC.

The consultation begins at 9am on Monday 21 February and runs for 4 weeks ending at 5pm on Monday 21 March.

This leaflet is being delivered to every house in Limpsfield Parish as part of this public consultation process.



Limpsfield Village Conservation Area Appraisal and Management Plan

Tandridge District Council is holding a consultation on a draft Appraisal and Management Plan for Limpsfield Village Conservation Area. The draft Appraisal and Management Plan has been produced by the Historic Environment Planning Team at Surrey County Council and funded by Limpsfield Parish Council. The document has been written following an initial consultation hosted by the Parish Council from September to November 2020.

What is a Conservation Area?

A Conservation Area is an area of special architectural or historic interest, the character and appearance of which it is desirable to preserve or enhance. To be designated a Conservation Area an area must not only be of historic or architectural interest, but this interest must have a character and appearance worthy of preservation. National policy sets a high standard for the designation of Conservation Areas.



Why has a Conservation Area Appraisal and Management Plan been produced?

Limpsfield Village Conservation Area was first designated as a Conservation Area over 50 years ago in 1972. It is a statutory duty of Tandridge District Council as a local authority to review Conservation Areas from time to time to ensure their designation is still relevant. In order to review whether a designation is still relevant, an Appraisal of the Conservation Area must be carried out.

It is also a statutory duty of a planning authority from time to time to formulate and publish proposals for the preservation and enhancement of Conservation Areas. This forms part of a Management Plan.

What is a Conservation Area Appraisal?

The purpose of a Conservation Area Appraisal is to identify the special architectural or historic interest of an area and then to outline what contributes positively to its character and appearance. This is to help residents, developers and the local planning authority officers understand what is important about the Conservation Area.

The Limpsfield Village Conservation Area Appraisal reviews the history of the Conservation Area before identifying features which contribute to its character. This includes geology, topography, open spaces, trees, views, landmark buildings and key architectural features. The appraisal also identifies what contribution buildings make to the Conservation Area and considers whether the boundaries are still appropriate.

What is a Management Plan?

A Conservation Area Management Plan uses the Appraisal to set out a guide on how best to preserve or enhance the Limpsfield Village Conservation Area. The Limpsfield Village Conservation Area Management Plan sets out eleven schemes for preservation and enhancement, outlines existing control measures brought about Conservation Area designation and provides policy guidance on conservation and repair.



Are there any proposed changes to the designation of the Conservation Area?

The Conservation Area Appraisal recommends that the boundaries of the Conservation Area be altered. This is to account for either new development which has occurred since the area was designated or to account for areas where the designation was drawn too loosely or too tightly originally. There are a small number of buildings which are proposed for either addition or removal from the Conservation Area and a number of minor changes to ensure the boundaries run around plots of land rather than through them.

The small number of properties affected by the proposed changes to the Conservation Area boundary will receive a specific letter from Tandridge District Council during this consultation period.

The appraisal also recommends changing the name of the designation from Limpsfield Conservation Area to Limpsfield Village Conservation Area.

How do I comment on the proposed Conservation Area Appraisal and Management Plan?

The draft plan can be viewed at **www.tandridge.gov.uk/limpsfield**.

Paper copies are available at, Oxted Library and the Council Offices in Oxted. Please book an appointment to come to the Council Offices in Oxted by e-mailing customerservices@tandridge.gov.uk or calling 01883 722000.

The consultation runs from **9am on Monday 21 February until 5pm on Monday 21 March 2022** and you can comment by:

- Using the consultation portal at <https://tandridge-consult.objective.co.uk/kse>
- E-mailing neighbourhoodplans@tandridge.gov.uk.
- Writing to The Strategy Team, Tandridge District Council, 8 Station Road East, Oxted, RH8 0BT.

If you have any questions, please contact Limpsfield Parish Council:

e-mail: lpc.conservationsarea@gmail.com

or write to: Limpsfield Parish Council, The Pound, Wolf's Row, Limpsfield, RH8 0EB.

Information is also at www.limpsfield.org

Public Meeting

Further information on the Limpsfield CAAMP will be provided at a public meeting to be held in St Peter's Church Hall on **Thursday April 7th at approximately 8.15pm**, following the Annual Parish Council meeting which will start at 7.30pm.