



Draft Minutes of Limpsfield Parish Council Planning Committee on Tuesday 26 March 2024 at 6PM – Parish Office of St Peters, Limpsfield

*Attending Cllrs: Jenny Williams (Chair), Tony Taylor, Mark Wilson, John Thompson
Co-optees: Ted Beresford Knox Clerk: Sophie Martin*

1. APOLOGIES FOR ABSENCE

None

2. DECLARATIONS OF DISCLOSABLE INTEREST

None

3. PUBLIC SESSION

None

4. MINUTES FROM LAST MEETING

No matters outstanding or comments on minutes. Approved as circulated.

Follow up:

- Kerb Damage – clerk to follow up with Cameron McIntosh.
- Grasshopper Site – awaiting further communication regarding TDC planning committee
- Winchat Cottage – Clerk liaised with Surrey Historic Buildings Officer. As long as it's watertight and airtight it is OK. Chris Reynolds suggests just keeping an eye on it for now. It appears since communication with CR, that interior works have started anyway so all appears to be good.

5. PLANNING APPLICATIONS FOR CONSIDERATION (See Next Page)

6. RECENT DETERMINATIONS OF NOTE (see online at time of publication)

7. OUTSTANDING APPLICATIONS / WATCH LIST (at time of publication)

7.1. Gaywood Solar Farm (Sevenoaks application) To check on response from Secretary of State. TBK to check.

7.2. Grasshopper Site (to be called in – via Tatsfield PC). Awaiting date for planning committee. **Next TDC Planning Committee 16/4*

7.3. Orchard Cottage Farm (to be called in) – to prepare representation. Awaiting date of planning committee if appropriate. **Next TDC Planning Committee 16/4*

7.4. Oxted Quarry Application – no further updates

7.5. Trevereux Stables (to be called in) - to prepare representation - Awaiting date of planning committee if appropriate.

7.6. The Grange School – awaiting sight of formal application. As yet nothing appears to have been formally submitted.

7.7. 6 Detillens Lane – Refused (both applications) by TDC.

7.8. The Studio (conditions) - to monitor periodically in relation to residents' comments or complaints. Despite some infractions of conditions, it appears to be operating reasonably. Travel Plan 6-month review due in August/September.

7.9. Gatwick expansion – to continue to monitor.

8. ANY OTHER BUSINESS

Contact: clerk@limpsfield.org, 07514 011355.

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8.1. APM and annual report/newsletter Planning update items. Draft submission viewed and comments / changes made for inclusion. Clerk to make changes and re-submit to JW.

APPLICATIONS FOR DISCUSSION

Application	Address	Notes / decision
2024/224 & 220	National Trust Car Park, New Road, Limpsfield, Surrey, High Chart Car Park,	Erection of height restriction barrier at car park entrance Decision: No Comment
2024/220	Moorhouse Road, Limpsfield Chart, Surrey, RH8 0TW	Erection of height restriction barrier at car park entrance Decision: No Comment
2024/265	16 Granville Road, Limpsfield, Oxted, Surrey, RH8 0DA	Erection of a two-storey side extension to accommodate a garage with bedroom above. Erection of first floor side extension over existing utility room. Ground floor application has been approved. (to check) Decision: No Comment
2024/186	12 Gresham Road, Limpsfield, Oxted, Surrey, RH8 0BQ	Display of non-illuminated "LIBRARY" fascia sign 0.75 x 4.23 metres on exterior of building Decision: No Comment
2021/218/Cond1	Brookfield, Westerham Road, Limpsfield, Oxted, Surrey, RH8 0EE	Details pursuant to the discharge of condition 9 (Construction Transport Management Plan) of planning permission ref: 2021/218 dated 28th May 2021 (Alterations to land levels and formation of new access road from Westerham Road. Erection of 1 x three bedroom and 2 x five-bedroom dwellings with detached garages and provision of associated landscaping). Priest Hill House application. Decision: No Comment
2024/237	Treatment Room, Cherry Tree House, 58 Park Road, Limpsfield, Oxted, Surrey, RH8 0AW	Erection of first floor rear extension and installation of roof light. To question why this is described as a "treatment room". Is this from previous usage or a new purpose for the building? Action: Clerk to request clarification from Planning Officer. Otherwise, No comment.
2024/261/NH	Rose Oak, Grants Lane, Limpsfield, Oxted, Surrey, RH8 0RH	Erection of a single storey rear extension which would extend beyond the rear wall of the original house by 8.00 metres, for which the maximum height would be 3.40 metres, and for which the height of the eaves would be 2.54 metres (Notification of a Proposed Larger Home extension) Decision: No Comment

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2022/1326/Cond1	Little Coppice, 5 Sylvan Close, Limpsfield, Oxted, Surrey, RH8 0DX	Details pursuant to the discharge of condition 4 (Tree Protection Plan and Arboricultural Method Statement) and condition 5 (Construction Transport Management Plan) of planning permission ref: 2022/1326 dated 13 February 2023 (Erection of new detached two-storey dwelling with basement, attached garage, associated driveway and highway crossover). Decision: No Comment
2024/250/TCA	Pine Lodge, 40a Titsey Road, Limpsfield, Oxted, Surrey, RH8 0DF	Red circle - Yew - Remove. Defer to Alastair Durkin.
2024/138	The Lodge, 2 Detillens Lane, Limpsfield, Oxted, Surrey, RH8 0DJ	Demolition of existing garage. Erection of single storey rear extension and single storey side extension. Decision: No Comment
2024/240/TCA	Vine Bank Cottage, High Street, Limpsfield, Oxted, Surrey, RH8 0DR	Please refer to photos provided. Willow - Remove. Defer to Alastair Durkin. No comment.
2024/298	47 Park Road, Limpsfield.	Erection of part single storey & part two storey front extension, first floor side extension, with room in roof space, single storey rear extension and pitched roof to replace existing flat roof. Render finish to existing and proposed front elevations. Action: Councillors to look more closely with a view to objecting, based on inadequate distance to the boundary in relation to the criteria stated in LNP3 of the Limpsfield Neighbourhood Plan. Appendix B p75. TBK to draft objection?
2024/282	Acre Fair, Brassey Road, Limpsfield, Oxted, Surrey, RH8 0EU	Increase the height of existing flat roof over approved habitable room (Certificate of Lawfulness for a Proposed Development) Decision: No Comment. To defer to the officer. Technical.
2024/314/TCA	2 Hookwood Corner, Limpsfield, Oxted, Surrey, RH8 0DL	Please refer to photos provided. T1) - Norway Maple on left-hand side of rear boundary of rear garden cut back to fence line removing limbs back to source rather than truncating. G2) - 2 x Yew - Lift crown over footpath to 2.5m from ground level, remove branches touching fence. T2) - Malus Spp - Overextended limb growing towards neighbouring property to be reduced by up to 4m to suitable growth point. Defer to Alastair Durkin. No comment.

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RECENT DETERMINATIONS

Application	Address	TDC decision	LPC
2017/158/NM A1	Acre Fair, Brassey Road, Limpsfield, Oxted, Surrey, RH8 0EU	Refused (out of date – new application submitted)	No comment
2023/1522	6 Detillens Lane, Limpsfield, Oxted, Surrey, RH8 0DJ	Refused	LPC objected to both applications
2022/595/NM A1	The Bower Cottage, High Street, Limpsfield, Oxted, Surrey, RH8 0DY	Refused	No comment
2024/23	16 Granville Road, Limpsfield, Oxted, Surrey, RH8 0DA	Approved	No comment
2023/1089	8 Granville Road, Limpsfield, Oxted, Surrey, RH8 0DA	Approved	No comment
2023/1507	Stonesmead, Stoneswood Road, Limpsfield, Oxted, Surrey, RH8 0QY	Granted	Commented
2023/395/NM A1	93 Bluehouse Lane, Limpsfield, Oxted, Surrey, RH8 0DE	Refused	Objected
2024/55	Brambles Cottage, Brassey Road, Limpsfield, Oxted, Surrey, RH8 0EU	Approved	No Comment
2023/1523	6 Detillens Lane, Limpsfield, Oxted, Surrey, RH8 0DJ	Refused	Objected
2023/1522	6 Detillens Lane, Limpsfield, Oxted, Surrey, RH8 0DJ	Refused	Objected

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