(INCORPORATING VALLEY AND HARESTONE WARDS)

Minutes of the meeting of Caterham Valley Parish Council Planning Committee held at Caterham Valley Library, Stafford Road, Caterham CR3 6JG, on Wednesday 12th July 2023 at 6:30pm

Cllr Jeremy Webster - Chairman
Cllr Annette Evans
Mr Neil Farrance – co-opted Member
Mrs Deborah Brent – co-opted Member
Mr Peter Brent – co-opted Member

Mrs M Gibbins - Clerk & RFO

M I N U T E S

1. **Apologies for absence:**
Apologies were accepted from Cllrs Alun Jones, Victor Emmanuel and Jenny Gaffney

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 were none declared

3. **Public session:** There were six members of the public in attendance regarding application TA/2023/595. With the agreement of the councillors, the Chairman brought application TA/2023/595 to the beginning of the meeting. The Chairman thanked the residents for their comments and for attending the meeting.

4. **To consider and make comment on the following Planning Applications:**

4.1 TA/2023/632
Permission is sought for the installation of 2No. antennae dishes on the existing tower and associated works including equipment cabinet.
Telecommunications Mast, Gravelly Hill, Caterham CR3 6ES *Case Officer: Paul Batchelor*
Comment: The Parish Councillors leave to TDC Officers

4.2 TA/2023/765
Demolition of existing garage/workshop and erection of new 'Dutch barn style' garage with workshop within loft space.
Bumbles, 2 Weald Way, Caterham CR3 6EG *Case Officer: Joss Miller*
Comment: The Parish Councillors leave to TDC Officers and request that a condition is applied to ensure this is not to be converted to a habitable space.

4.3 TA/2023/465
Demolition of existing garage, conservatory and utility room. Erection of a two storey side extension with garage on the ground floor plus erection of a single storey rear extension with new kitchen area.
63 Harestone Valley Road, Caterham CR3 6HP *Case Officer: Lydia Hemsley*
Comment: The Parish Councillors leave to TDC Officers.

4.4 TA/2023/586
Installation of retaining wall resulting in levelling of ground (Retrospective). Erection of cabin to replace shed.
2 Whyteleafe Court, Burntwood Close, Caterham CR3 6TE *Case Officer: Tracey Williams*
Comment: The Parish Councillors leave to TDC Officers

4.5 TA/2023/536
Demolition of existing conservatory and erection of a single-storey rear extension, side dormer and re-covering of existing flat roof together with new roof lantern
17 Loxford Way, Caterham CR3 6BX *Case Officer: Tracey Williams*
Comment: The Parish Councillors leave to TDC Officers

4.6 TA/2023/595
Variation of condition 2 (hours of opening) on application reference 94/499 (Continued use of Sports centre and swimming pool by external clubs/organisations) to allow a variation to the hours.
Caterham School, Harestone Valley Road, Caterham CR3 6YA *Case Officer: Sean Scott*
Comment: The Parish Councillors object to this application as follows:

- **This application is considered to be environmental vandalism in a dark skies residential area. Extended hours will mean extended lighting on the all-weather outside pitch which is already intrusive to residents.**
- **The increased light pollution due to the proposed extension of opening hours must be mitigated or else this proposal should be abandoned.**
- **The Parish Council notes that light pollution from Caterham School is already apparent in the nearby Surrey Hills AONB and the proposed extension to the AONB which is currently under consultation.**
- **The application appeared to try and hide the intention of extending the hours and thus the floodlighting on the all-weather outside pitch within the submission.**
- **The light pollution will be detrimental to wildlife and there is no evidence this impact has been assessed by the applicant. For instance, has the effect on bat populations been considered.**
- **The school appears to neglect the fact that the cumulative impact of the extended hours including the lighting will be detrimental to the mental and physical health of residents.**
- **This appears to be a commercial venture and not an application for the benefit of the community or pupils and certainly not for the local residents.**
- **Accommodating customer parking is not explained: the Parish consider parking should only be on the school grounds when the facilities are open.**
- **The Parish Council notes that any extension of service by this leisure facility will only add to what are considered by local residents to be already ,at times, "chaotic" traffic conditions in this area.**
- **The time comparisons with other sporting facilities are not applicable as comparable facilities are not located within a residential area.**
- **Residents of Harestone Lane and Dome Hill have approached the Parish to point out they are going to be affected by parked cars and in winter, extra extended lighting.**
- **It is disappointing that the School appear not to have consulted with the residents on the variation of this condition.**

Should the TDC Officer be minded to approve the application, Councillor Annette Evans will take to committee.

4.7 TA/2023/545
Construction of front driveway with partial infill and hard standing and vehicle crossover to Stafford Road.
122 Stafford Road, Caterham CE3 6JE *Case Officer: Abinaya Munirathinam*
Comment: The Parish Councillors leave to TDC Officers and are pleased to see another vehicle taken off the road.

4.8 TA/2023/776
Erection of a rear and front dormer in association with conversion of loft to habitable accommodation
1 Godstone Road, Caterham CR3 6RE *Case Officer: Graham Parkinson*
Comment: The parking provision should be considered prior to a decision is made.

4.9 TA/2020/1579/NMA2
To amend the west elevation adjusting a balustrade facing the railway line to an acoustic screen around external plant roof, relocate a cat-ladder from Northwest corner to step back and grid line 6 and to add commercial unit store louvre vents along West elevation. indicate boiler room flue
67 Croydon Road, Caterham CR3 6PD *Case Officer: Hannah Middleton*
Comment: The Parish Councillors leave to TDC Officers

4.10TA/2020/1579/Cond7
Details pursuant to the discharge of condition 5 (Renewable energy provision) of planning permission ref: 2020/1579 dated 17 May 2021 for "Demolition of existing buildings and structures and erection of a mixed use building to provide retail space at ground floor with 48 apartments over with ancillary basement car parking and associated works and infrastructure"
Former 67 to 69 Croydon Road, Caterham CR3 6PD *Case Officer: Abinaya Munirathinam*
Comment: The Parish Councillors leave to TDC Officers to ensure the condition is adhered to.

4.11TA/2023/729/TPO
T1) - Beech - Crown thin between 10-20% throughout its canopy.
22 Tupwood Gardens, Caterham CR3 6EW *Case Officer: Alastair Durkin*
Comment: The Councillors leave to the Arboriculturist

4.12TA/2023/753/TPO
G1) x3 Beech (front garden) - Crown Thin by up to 20% - Removing selected branches in the upper canopy to reduce current density and remove epicormic growth up stem to crown break 18x8m.
140 Harestone Hill, Caterham CR3 6DH *Case Officer: Alastair Durkin*
Comment: The Councillors leave to the Arboriculturist

4.13TA/2023/785/TPO
1) - Thuja - 17m high and 7m radius. Northern Stem: To remove 2 x lowest primary branches @ 4m & 5.5m attachment points 250mm & 300mm diameter respectively, stem diameter 600mm. Main Southern Stem: Remove lowest primary branch @ 4.5m attachment point 200mm diameter, stem diameter 600mm.2) - Thuja - 17m high and 7m radius. Remove Northern small stem @ 1m attachment point 250mm diameter. Crown raise to 4m height. Fit cable Brace to Southern stem @ 10m high. 3-4) - Pine Trees - Prune lowest branch away from BT lines to achieve a 1.5m Clearance.
75 Harestone Hill, Caterham CR3 6DL *Case Officer: Alastair Durkin*
Comment: The Councillors leave to the Arboriculturist

4.14TA/2021/1213
http://planning.surreycc.gov.uk/plancomment.aspx?AppNo=SCC_Ref_2023-0124&cuuid=2201A0AB-D43B-4C65-A2C1-9FF59C6E92B8
93 Rook Lane, Chaldon CR3 5BN
Comment: The link did not work. The Council will consider this consultation at the next parish council meeting.

The meeting closed at 19:10

The next planning meeting will be held on Wednesday 2nd August 2023