

HORLEY TOWN COUNCIL
Planning & Development Committee

Minutes of a Meeting of the above-named Committee held at the
Town Council Offices, Albert Road, Horley
on 9 March 2010 at 7.30 pm.

Present Cllrs Mike George (Chairman)

Richard Bethell
Denese Brooke-Harte
Jack Chapman
Simon Marshall
Michael Miller (In Part)
Richard Olliver
Veronica Snowball

In Attendance Alan Jones (Town Clerk)
Joan Walsh (Administrative Assistant)

P 2801 Apologies and Reasons for Absence

RESOLVED: that the apologies of Cllrs Avis, Knight and Stimpson be accepted, for reasons as specified in the Attendance Register.

P 2802 Declarations of Interest

RESOLVED: that the Declarations of Interest, as appended to these minutes, be noted.

Public Forum

Four members of the public were in attendance during the Public Forum part of the meeting.

P 2803 Proposed New Nightclub formerly known as Liquid Lounge, Consort Way, Horley

The recent Press Release about the proposal for the unused Nightclub to be reopened as a venue for the gay community was discussed. Cllr Snowball expressed concern that the proposed opening times over weekends from 7.00pm to 3.00am could cause antisocial behavioural problems in the Town Centre together with noise nuisance during the early hours. It was clarified that, because this proposal would require a Licensing, rather than a Planning Application, it was outside the jurisdiction of the Town Council to comment. Cllr Snowball was advised to make her comments individually to the Licensing Committee at Reigate & Banstead Borough Council, and the Clerk agreed to provide further information on this procedure.

RESOLVED: noted.

P 2804 Planning Application: P/10/00297/F – Land adjacent to 5 Heritage Lawn, Langshott

Mr Bernard Kendall and another resident of Heritage Lawn, Langshott each gave their own objections on the proposed Planning Application with reference to accompanying photographs. Both speakers thought the Application should be objected to on the grounds of the size of proposed plot; encroachment on neighbours; loss of shared access to driveway with minimal parking spaces; detrimental to green area and tree preservation; and breach of permitted development rights. The Chairman thanked them for their comments and explained that the Committee would take these into account when considering the Application.

RESOLVED: noted.

**P 2805 Approval of Minutes
Planning & Development Committee – 2 February 2010**

The minutes of the above meeting of the Planning & Development Committee were presented for confirmation by Committee members and signature by the Committee Chairman.

RESOLVED: that the minutes of the above meeting of the Planning & Development Committee be approved.

**Matters Arising
Planning & Development Committee – 2 February 2010**

P 2806 Refuse Collections

The Clerk advised that Neighbourhood Services officials at Reigate & Banstead Borough Council were most appreciative to receive a complimentary letter from the Town Council in recognition of timely refuse collections in Horley during adverse weather conditions. (A copy of the Clerk's letter is appended to these minutes.)

RESOLVED: noted.

P 2807 Deferred Planning Applications

Planning Application: P/10/00069/F – Former Horley Adult Education Centre, Court Lodge Road (New Development for Sports & Leisure Centre)

The Chairman informed members that on review of this Planning Application, there was some duplication in parts of the documentation. Although the Town Council raised no objections, specific areas for comment were under the headings of Access, Signage, Sustainable Drainage System (SUDS), Public Transport, Environmental Measures, and Disabled Access. The Clerk advised that the Town Council's response would be submitted by letter to Mark Harbottle, Head of Building & Development Services at Reigate & Banstead Borough Council.

RESOLVED: that the Town Council's response, as appended to these minutes, be approved.

P 2808 Determined Planning Applications

Members reviewed the list of applications determined for the period 2 February – 2 March 2010.

RESOLVED: noted.

P 2809 Planning Applications received from Reigate & Banstead Borough Council for the week ending 2 February 2010.

RESOLVED: that the Town Council's comments, as appended to these minutes, be noted.

P 2810 Planning Applications received from Reigate & Banstead Borough Council for the week ending 9 February 2010.

RESOLVED: that the Town Council's comments, as appended to these minutes, be noted.

P 2811 Planning Applications received from Reigate & Banstead Borough Council for the week ending 16 February 2010.

RESOLVED: that the Town Council's comments, as appended to these minutes, be noted.

P 2812 Planning Applications received from Reigate & Banstead Borough Council for the week ending 23 February 2010.

RESOLVED: that the Town Council's comments, as appended to these minutes, be noted.

P 2813 Planning Applications received from Reigate & Banstead Borough Council for the week ending 2 March 2010.

RESOLVED: that the Town Council's comments, as appended to these minutes, be noted.

Ongoing Planning Matters

P 2814 Planning Application Ref: CR/98/0039/OUT: Land at North East Sector, Crawley : Appeal by Taylor Wimpey UK Ltd and Beazer Homes (Reigate) Ltd

The Clerk read out a brief summary of comments on this Planning Application made by West Sussex County Council, Crawley Borough Council, Tandridge District Council and Gatwick Airport Ltd. Members considered whether to make further comments, beyond those already submitted by the Town Council some time ago as the proposed site was outside Horley. It was therefore decided that the Clerk would review the original comments and possibly submit some minor revisions.

RESOLVED: noted.

P 2815 Mole Valley Local Development Framework (LDF) – Consultation on Dorking Town Area Action Plan

Cllr George advised that this particular consultation would not require comment by the Town Council as it was specific to Dorking only.

RESOLVED: noted.

P 2816 Flag Pole erected by Barratts at Ladbroke Road

The Clerk reported that the Enforcement and Monitoring Officer at Reigate & Banstead Borough Council, had confirmed that Planning Application: 09/00183/ADV was approved last year for 13 flags and boards to be erected on the site by Barratts Ltd.

RESOLVED: noted.

P 2817 Planning Appeal: APP/B3600/A/10/2122467 – 2 Perrylands Lane, Smallfield, Horley

The Clerk reported notification from Surrey County Council of an appeal that had been made in connection with this retrospective Planning Application for the change of use from a vehicle scrap yard to a soil processing facility. It was noted that the Town Council had already commented in the past, and that its decision to object this Planning Application would remain.

RESOLVED: noted.

P 2818 Major Incident Emergency Plan – Demonstration by FloodSax Ltd

The Clerk reported that a useful demonstration of a flood protection product had recently been given by a company called FloodSax Ltd. It was explained that this was a lightweight sandbag, which had been positively received by both the local Fire Service and The Environment Agency. The Clerk added that the Neighbourhood Services department at Reigate & Banstead Borough Council had also been put in touch with this company.

RESOLVED: noted.

P 2819 North East Sector

Cllr George reported that concerns had been raised by some local residents about the design of the road layout between Wheatfield Way and Orchard Drive. Complaints were raised that motorists are not observing give way signs resulting in some near misses. It was felt that the position of the existing right of way sign was often obstructed by parked vehicles, and perhaps should be moved to give way on the other side of the road instead. It was also suggested that a mini-roundabout would be a good solution. It was therefore decided that Surrey County Council would be consulted on this matter.

RESOLVED: that the Clerk write to the Highways Department at Surrey County Council.

P 2820 Town Centre Regeneration

The Clerk advised that the forthcoming meeting of the Horley Regeneration Forum was expected to take place during the first week of April, and a confirmed date was awaited from Peter Boarder of Reigate & Banstead Borough Council. (Subsequently confirmed as 8 April 2010.)

RESOLVED: noted.

Airport Matters

P 2821 Invitation to Chief Executive Officer (CEO) at Gatwick Airport

The Clerk reported that a response was awaited from the new CEO at Gatwick Airport, Mr Stewart Wingate, to an invitation to meet with members.

RESOLVED: noted.

Railway Matters

P 2822 Subway and Footbridge

The Clerk reported that, despite a further exchange of correspondence between him and Network Rail, subsequently followed up by Peter Ainsworth MP, there had been little, if any, improvement to either the flooding in the subway or litter over the footbridge. It was noted that the Clerk was pressing Mr Richard Glanville of the Community Relations Team at Network Rail for a response to his written request to meet on site to conduct an inspection, so that the reported problems might be finally rectified. (A copy of latest correspondence on this matter is appended to these minutes).

RESOLVED: noted.

P 2823 Reigate, Redhill & District Railway Users' Association

The Clerk gave details of the Annual Meeting to be held on 18 March 2010. It was noted that the Association was an important channel through which local needs and views could be made known to the various Train Operators. It was agreed that the annual subscription would be submitted by the Town Council.

RESOLVED: that payment of £3.00, being the annual subscription to the Association, be approved.

Highway Matters

P 2824 Surrey County Council: Highways Works in Progress

The Clerk reported that a weekly Surrey County Council Information Bulletin on East Surrey Highways was being circulated to the Town Council. It was agreed that future releases be forwarded to Committee members.

RESOLVED: noted.

P 2825 Surrey County Council: Proposed Prohibition of Vehicles in Part of Victoria Road

It was noted that the Reigate & Banstead Local Committee had approved the making of Permanent Traffic Order to prohibit all vehicles from entering or proceeding along the part of Victoria Road, adjacent to the Jack Fairman Public House. Surrey County Council had subsequently issued a Public Notice which would be advertised in the local press. (A copy of the Notice is appended to these minutes.)

RESOLVED: noted.

P 2826 Surrey County Council: Bus Review

The Clerk reported that the Bus Review Team had provided an update on responses to Phase 1 of the Bus Review. It was noted that a large amount of public and partner responses had been received. Over 1,500 responses were recorded on the main network, and over 1,300 on the School Special reviews. It was noted that the summarised responses would be available to download from a link to the 'Cabinet Papers' on the Surrey County Council website. (2 March Report.)

RESOLVED: noted

P 2827 Poor Condition of Surrey's Roads following Inclement Weather

On behalf of Cllr Stimpson, the Clerk raised the issue of the poor condition of Surrey's roads and increasing number of reported potholes. The Clerk explained that Highways officials had advised that a high volume of such complaints were being logged on a daily basis. Some emergency temporary work had been carried out to refill the deepest potholes and it was anticipated that more extensive work would follow shortly. The Clerk advised that the Highways Team had been very cooperative with the Town Council over these matters to date.

RESOLVED: noted

P 2828 Replacement Programme for Improved Street Lighting in Surrey

Cllr Olliver reported that a phased replacement programme to improve street lighting in certain parts of the County was to be introduced. Cllr George referred to a particular location in Horley, Meath Lane, that was in great need of more modern street lamps. He further stated that the need to increase the volume of street lights was equally as important as replacing those already installed.

RESOLVED: noted.

P 2829 Recycling and Environmental Issues

The Clerk reported that the next meeting of the Recycling & Environmental Sub-Committee would be held on 12 March 2010.

RESOLVED: noted.

P 2830 Devolved Powers to Horley Town Council

The Clerk told members that, following his last meeting with the Borough Council's Head of Neighbourhood Services, it was acknowledged that the transfer of Yattendon Park, Bay Close, Church Meadows, Riverside Garden Park and Riverside Walk to the Town Council would be a staged programme rather than a complete takeover of the five sites at the outset.

RESOLVED: noted.

P 2831 Letters Received

| From | Subject | Date Received | Action |
|-------------------|--|----------------------|--|
| Mrs Susie Jackson | Parking restrictions by entrance to Meath Green Infants School caused by inadequate road signs and illegal manoeuvre of some vehicles. | 4 March 2010 | Letter from Cllr Marshall sent to Surrey County Council on behalf of resident and reply awaited. |

RESOLVED: noted.

Diary Dates

P 2832 Members were reminded that the Town Mayor's Charitable Curry Evening was due to take place very soon and that the Annual 'Horley in Spring' Competition had recently been launched,

RESOLVED: noted.

P 2833 Press Release

RESOLVED: that the Town Council's comments on planning applications be released to the Press.

The meeting closed at: 9:10pm

Date of next meeting – 13 April 2010, 7.30pm