

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 5 February 2013, at 7.30 pm

**Prior to the Planning & Development Committee meeting,
a private presentation was given by Leon Hibbs of
Reigate & Banstead Borough Council.**

Present

Cllrs Mike George (Chairman)
Celia Austin
Jack Chapman
Kevin Hagerty
Richard Olliver
Jan Spratt
Fiona Stimpson

In Attendance

Cllr Roy Sherwin
Alan Jones (Town Clerk)
Joan Walsh (Administrative Officer)

Member of the Public Ms Tanya Peppiatt

P 3918 Apologies and Reasons for Absence

RESOLVED: that the apologies of Cllrs Marshall, Miller, Powell and Schofield be accepted, for reasons as specified in the Attendance Register.

RESOLVED: noted.

P 3919 Declarations of Interest and Dispensations

RESOLVED: that the Declarations of Interest and requests for Dispensations for Disclosable Pecuniary Interests, as appended to these minutes, be noted.

Public Forum

P 3920 Planning Application P/12/01881/F: Newman House, 45 Victoria Road

A local resident, Ms Tanya Peppiatt, referred to the decision by Reigate & Banstead Borough Council to approve the application for a 6 storey residential block (formerly Newman House) with 90 affordable flats and 5/6 retail units. Ms Peppiatt asked the Town Council, who had previously objected to the application, to take the matter further as she felt this was an important landmark development at the entrance to the town and its height, mass and design was not in keeping with the character of the local area. In her opinion, the proposal had deserved wider and longer consultation. Ms Peppiatt also stated that she had been in contact with the Department for Communities and Local Government. The Committee Chairman thanked Ms Peppiatt for her comments. He explained that where a Planning Application has been approved, there was no provision

P 3920) to make an appeal. However, it was agreed that representatives of the Town Council would meet the local MP to seek his advice.

RESOLVED: noted.

**P 3921 Approval of Minutes
Planning & Development Committee – 8 January 2013**

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 – 8 January 2013**

P 3922 Membership of Gatwick Area Conservation Campaign (GACC)

The Clerk reported that further investigations with the GACC on how its members are informed about important Consultations had, in fact, highlighted a clerical error whereby Horley Town Council had been missed off the Chairman's group address list of member Councils. The Chairman, Brendon Sewill, apologised for the oversight and advised he had transferred management of membership records to his colleague, Doug Cox, to ensure the Town Council was now held on their distribution list. He further clarified that the Town Council would be able to maintain an independent view on all consultations received by the GACC, including the proposed new runway at Gatwick Airport.

RESOLVED: noted.

P 3923 Training Requirements

It was agreed amongst members that, as part of the series of training sessions, an update on planning enforcement would be very worthwhile. The Clerk would therefore invite the Head of Policy, Development & Property, Kathy O'Leary, to provide a private pre-meeting briefing.

RESOLVED: that the Clerk contacts Kathy O'Leary of the LDF Team at the Borough Council to arrange a briefing on planning enforcement, at a future meeting of this Committee.

Outside Bodies and Sub-Committees

P 3924 Gatwick Diamond Business (GDB)

It was reported that the last meeting, sponsored by Coulsdon Audi, had been well attended by GDB members. At the request of the Committee Chairman, it was clarified that Cllr Austin would continue as the main Town Council representative at the monthly members' meetings with Cllr Stimpson as the reserve. It was noted that the next meeting would be held on 22 February, and the schedule of networking events would be published by GDB in advance.

P 3924) RESOLVED: noted.

P 3925 Campaign to Protect Rural England (CPRE)

Cllr Chapman advised he had given his apologies for the last meeting of the CPRE held on 21 January 2013. However, the minutes of the said meeting would be circulated to all members for information, on receipt.

RESOLVED: noted.

P 3926 Deferred Planning Applications

No Planning Applications from previous meetings had been deferred.

RESOLVED: noted.

P 3927 Determined Planning Applications

Members reviewed the list of Applications determined for the period 19 December 2012 to 29 January 2013.

RESOLVED: noted.

P 3928 Planning Applications received from Reigate & Banstead Borough Council for the week ending 8 January 2013.

RESOLVED: that the Town Council's comments, as appended to the signed copy of the minutes and available on the Town Council and Borough Council websites, be noted.

P 3929 Planning Applications received from Reigate & Banstead Borough Council for the week ending 15 January 2013.

RESOLVED: that the Town Council's comments, as appended to the signed copy of the minutes and available on the Town Council and Borough Council websites, be noted.

P 3930 Planning Applications received from Reigate & Banstead Borough Council for the week ending 22 January 2013.

RESOLVED: that the Town Council's comments, as appended to the signed copy of the minutes and available on the Town Council and Borough Council websites, be noted.

P 3931 Planning Applications received from Reigate & Banstead Borough Council for the week ending 29 January 2013.

RESOLVED: that the Town Council's comments, as appended to the signed copy of the minutes and available on the Town Council and Borough Council websites, be noted.

Planning Appeals

P 3932 Planning Appeals Received

The list of planning appeals received from Reigate & Banstead Borough Council was reviewed.

RESOLVED: noted.

P 3933 Planning Appeals Determined

The list of planning appeals determined by Reigate & Banstead Borough Council was reviewed.

RESOLVED: noted.

Ongoing Planning Matters

P 3934 Press Release: Government Planning Portal – “Reform Will Make Office Conversions To Housing Easier”

The Clerk reported receipt of a Press Release on the Government Planning Portal, stating that new permitted development rights which would allow offices to be converted into housing without the need for planning permission, had been formally announced by the Department for Communities and Local Government. The announcement could be viewed online by visiting their webpage:

<http://www.planningportal.gov.uk/general/news/stories>

RESOLVED: noted.

P 3935 Consultation – Planned Sale of Land at Yattendon School

The Clerk reported receipt of a letter of intent from the Chair of Governors at Yattendon School about implementing a number of essential improvements to the building and grounds, as well as providing space for another class of children for which planning approval would be required. The Committee Chairman suggested that a reply letter be sent whilst pointing out that comments could only be submitted by the Town Council following receipt of a formal Planning Application.

RESOLVED: that the Clerk responds to the Chair of Governors regarding the Planned Sale of Land at Yattendon School.

P 3936 North East Sector

No matters were raised.

RESOLVED: noted.

P 3937 North West Sector

No matters were raised.

RESOLVED: noted.

P 3938 Town Centre Regeneration

The Clerk advised that the next meeting of the Town Centre Regeneration Forum would be held on 19 February, at Reigate Town Hall, from 5.00 pm, and the Agenda would be issued in advance by the Regeneration Project Manager, Peter Boarder.

RESOLVED: noted.

Railway Matters

P 3939 Reigate, Redhill & District Rail Users' Association (RRDRUA)

The Clerk reported that the Annual General Meeting of the RRDRUA would be held on 14 March 2013, at the Harlequin Theatre, Redhill, commencing at 7.30 pm. Amongst the list of guest speakers would be representatives from Southern and Network Rail. Members thought it would be helpful if the Secretary of the organisation could be asked to provide an overview of developments at Horley Station, before a future meeting of this Committee.

RESOLVED: that the Clerk invites the Secretary of the RRDRUA to provide a pre-meeting briefing on matters relating to Horley Station.

Highway Matters

P 3940 Surrey County Council Highways Bulletin

The latest Highways Bulletin had already been copied to members, for information. It was noted that outstanding works by various utilities and telecommunications companies in Horley were close to completion. The Clerk added that reports of pot holes had been on the increase, especially during the month of January.

RESOLVED: noted.

P 3941 Consultation on Reigate & Banstead Borough Council: Core Strategy - Further Amendments (Closing Date: 4 February 2013)

The Clerk advised that the Town Council's response to the Consultation on Further Amendments to the Reigate & Banstead Core Strategy, had been submitted to the Local Development Framework team prior to the closing date, and this would be passed on to the independent Planning Inspector.

RESOLVED: that the Town Council's Response to the Consultation on Reigate & Banstead Borough Council: Core Strategy – Further Amendments, as appended to these minutes, be ratified.

Airport Matters

P 3942 Department for Transport (DfT): Night Flights Consultation (Closing Date: 22 April 2012)

The Committee Chairman reported that the proposals made by the Department for Transport (DfT) on night flying restrictions at Gatwick, Heathrow and Stansted Airports were very technical. The Consultation (already circulated to members) covered a wide range of issues including the effectiveness of the current regime, aircraft noise and pollution as well as the cost and benefits of night flights in general. Cllr George invited members' views for discussion at the next Committee meeting, and he would thereafter formulate a draft response by the Town Council. The Consultation would also be available to view on the members' intranet.

RESOLVED: that the Town Council's draft response to the Consultation by the DfT on Night Flights be considered by members, for discussion at the next meeting of this Committee.

P 3943 GATCOM: Airports Commission – Guidance Document and First Discussion Paper

It was reported by GATCOM that the independent Airports Commission, had produced a Guidance Document and First Discussion Paper on a comprehensive work programme, explaining to those who have an interest in contributing specific proposals on how they can engage with the Commission. Both documents together with a Press Release were available to view on the Airports Commission website:

www.gov.uk/government/publications/submitting-evidence-and-proposals-to-the-airports-commission

RESOLVED: noted.

P 3944 GATCOM : Network Rail's Strategic Business Plan 2014-2019

The Clerk reported notification from GATCOM on Network Rail's Strategic Business Plan, including future investment plans for rail services and the infrastructure serving Gatwick Airport. The information had already been circulated to members, and any other matters of concern could be communicated through GATCOM.

RESOLVED: noted.

P 3945 Presentation on Air Quality

Members commented that the confidential briefing on Air Quality which preceded the meeting had been very informative. It was agreed that a letter of thanks be sent to the Environmental Protection Officer accordingly. A copy of the presentation given by Leon Hibbs could be viewed on the members' intranet.

RESOLVED: that the Clerk send a letter of thanks on behalf of the Planning & Development Committee to Leon Hibbs at Reigate & Banstead Borough Council.

P 3946 Consultation on Proposed Changes by Surrey Fire & Rescue Service (Closing Date: 1 February 2013)

The Chairman advised that the Town Council's response to the Surrey Fire & Rescue Service Consultation on Proposed Changes to Fire Engine Deployment had been submitted prior to the closing date, and concerns about response times for Horley being achievable by the second appliance at Reigate Fire Station, were also highlighted.

RESOLVED: that the Town Council's response to the Consultation on Proposed Changes by Surrey Fire & Rescue Service, as appended to these minutes, be ratified.

P 3947 Letters Received

From	Subject	Received	Action
Mole Valley District Council	Consultation on Landscape and Larger Rural Villages	18.1.13	Noted.
Tandridge District Council	Consultation on Development Management Policies (DPD)	25.1.13	Noted.

RESOLVED: noted

P 3948 Diary Dates

"Meet Your Councillor"

Barratts Show House, The Acres, Langshott
Saturday 16 February 2013, 10.00 am - 12.00 pm.

RESOLVED: noted.

P 3949 Urgent Business

No matters were raised.

RESOLVED: noted.

P 3950 Press Release

RESOLVED: that comments on Planning Applications be released to the press and placed on the Town Council website.

Meeting closed at 8.55 pm

Date of next meeting – 5 March 2013