

HORLEY TOWN COUNCIL

Planning and Development Committee

A meeting of the above-named Committee will be held at the Albert Rooms,
Albert Road, Horley on **Tuesday 4 December 2018 at 7.30 pm**

**All correspondence and papers referred to in the public part of the agenda are available to view
in the Town Council Offices during normal office hours.**

A G E N D A

1. **Apologies and Reasons for Absence**
2. **Disclosable Pecuniary Interests and Non-Pecuniary Interests**
To receive from members any Declarations of Interest in relation to any items included on the Agenda for this Meeting.
3. **Public Forum**
4. **Approval of Minutes**
Planning & Development Committee held on 6 November 2018.
5. **Planning Updates**
Planning & Development Committee held on 6 November 2018.
6. **Outside Bodies and Sub-Committees**
 - i) **Horley Town Management Group:** To receive an update.
 - ii) To receive reports of attendance at any other recent meetings.
7. **Determined Planning Applications**
To consider the list of applications determined for the period 2 to 29 November 2018.
8. **Registered Planning Applications**
To consider the list of applications registered for the period 2 to 29 November 2018.
9. **Planning Appeals**
 - i) To consider any Planning Appeals received.
 - ii) To consider any Planning Appeals determined.
10. **Ongoing Planning Matters**
To receive an update on any matters.
11. **North East Sector (The Acres) / North West Sector (Westvale Park)**
To receive an update on any matters.
12. **Town Centre Regeneration**
 - i) **Horley Regeneration Forum** – to receive an update.
 - ii) To receive an update on any matters.
13. **Railway Matters**
To receive an update on any matters.
14. **Highways Matters**
To receive an update on any matters.

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15. **Airport Matters**
 - i) **Gatwick Airport Draft Master Plan 2018** ([Consultation](#) closes on 10 January 2019) – To consider this Council’s response.
 - ii) **GATCOM: Weekly Newsletters & Updates** - To note information received.
 - iii) To receive an update on any other matters.

16. **Surrey County Council Transformation Consultations** (Consultations close on 4 January 2019) – To consider this Council’s response.

[Family Resilience - Children's Centres](#)

[Concessionary Bus Travel Funding Consultation](#)

[Special Educational Needs and Disabilities](#)

17. **Network Rail Consultation – Brighton Main Line, Unblocking the Croydon Bottleneck -** ([Consultation](#) closes on 17 December 2018) – to consider this Council’s response.

18. **Wi-Fi Coverage and Speed in Horley** – to review the current situation.

19. **RBBC Development Management Plan Examination Hearings** – to receive an update.

20. **Letters Received.**

21. **Diary Dates.**

22. **Urgent Business.**

23. **Press Release.**
To agree items for inclusion.

Date of next meeting: 8 January 2019



Signed: Town Clerk

Dated: 29 November 2018

List of Planning Applications
Registered by Reigate & Banstead Borough Council
During the period 2 to 29 November 2018

To see plans please CTRL+click on the application number to follow the link .

| | | |
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| 1. RBBC Letter Dated: 6/11/18 | | Application No: 18/02226/HHOLD and 18/02227/LBC |
| LOCATION: | | Hutchins Cottage Horley Row Horley Surrey RH6 8DF |
| DESCRIPTION: | | Replacement of porch & installation of wood burner flue. |
| <i>Cons Expiry Date : 22/11/18; Determination Deadline: 24/12/18; pdf: 8</i> | | |
| HORLEY TOWN COUNCIL COMMENTS (for approval by Planning Sub-Committee prior to deadline and ratification at meeting, 4/12/18) | | No objections |

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| 2. RBBC Letter Dated: 7/11/18 | | Application No: 18/02315/HHOLD |
| LOCATION: | | 7 Westleas Horley Surrey RH6 8AF |
| DESCRIPTION: | | Demolition of existing garage and erection of new 2 storey side /front extension |
| <i>Cons Expiry Date : 28/11/18; Determination Deadline: 1/1/19; pdf: 2</i> | | |
| History | 18/00836/HHOLD - Demolition of existing garage and erection of new 2 storey side/ front extension. | |
| Decision | Refused | |
| HTC Comments | No objections | |
| HORLEY TOWN COUNCIL COMMENTS (for approval by Planning Sub-Committee prior to deadline and ratification at meeting, 4/12/18) | | No objections |

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| 3. RBBC Letter Dated: 13/11/18 | | Application No: 18/01576/F |
| LOCATION: | | Middleton House 43 - 49 High Street Horley Surrey RH6 7BN |
| DESCRIPTION: | | Erection of a three storey rear extension to provide nine flats. As amended on 04/10/2018 and on 09/11/2018. |
| <i>Cons Expiry Date : 27/11/18; Determination Deadline: 4/10/18; pdf: 4</i> | | |
| History | Amended plans, previously before the committee on 11/9/18 and 9/10/18 when HTC had no objections | |
| HORLEY TOWN COUNCIL COMMENTS (for approval by Planning Sub-Committee prior to deadline and ratification at meeting, 4/12/18) | | No objections |

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| 4. RBBC Letter Dated: 14/11/18 | Application No: <u>18/02314/HHOLD</u> |
| LOCATION: | 23 Limes Avenue Horley Surrey RH6 9DH |
| DESCRIPTION: | Single storey rear extension with new pitched roof over side extension |
| <i>Cons Expiry Date : 5/12/18; Determination Deadline: 2/1/19; pdf: 3</i> | |
| HORLEY TOWN COUNCIL COMMENTS Planning Committee meeting, 4/12/18 | |

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| 5. RBBC Letter Dated: 14/11/18 | Application No: <u>18/02251/RET</u> |
| LOCATION: | Chalet At Trentham Peeks Brook Lane Horley Surrey |
| DESCRIPTION: | Retrospective approval for change of use to gypsy caravan site for 12 pitches and retention of hard standing. |
| <i>Cons Expiry Date : 5/12/18; Determination Deadline: 2/1/19; pdf: 4</i> | |
| History | <u>18/01826/HHOLD</u> - Replacement garden building in revised position from consent <u>17/00561/HHOLD</u> |
| Decision | Pending Consideration |
| HTC Comments | No objections |
| HORLEY TOWN COUNCIL COMMENTS Planning Committee meeting, 4/12/18 | |

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| 6. RBBC Letter Dated: 26/11/18 | Application No: <u>18/01733/HHOLD</u> |
| LOCATION: | Shaldon 191 Smallfield Road Horley Surrey RH6 9LR |
| DESCRIPTION: | Two storey rear extension. As amended on 23/11/2018. |
| <i>Cons Expiry Date : 10/12 /18; Determination Deadline: 12/10/18; pdf:1</i> | |
| History | Amended plans, previously before the committee on 11/9/18 when HTC had no objections |
| HORLEY TOWN COUNCIL COMMENTS Planning Committee meeting, 4/12/18 | |

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| 7. RBBC Letter Dated: 26/11/18 | Application No: <u>18/02419/HHOLD</u> |
| LOCATION: | 81 Albert Road Horley Surrey RH6 7HB |
| DESCRIPTION: | Proposed single storey extension. |
| <i>Cons Expiry Date : 17/12/18; Determination Deadline:14/01/19; pdf:5</i> | |
| HORLEY TOWN COUNCIL COMMENTS Planning Committee meeting, 4/12/18 | |

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| 8. RBBC Letter Dated: 26/11/18 | Application No: <u>18/02338/HHOLD</u> |
| LOCATION: | High Trees 3 Rosemary Lane Horley Surrey RH6 9HG |
| DESCRIPTION: | Rear and side extensions. |
| <i>Cons Expiry Date : 17/12 /18; Determination Deadline: 15/01/19; pdf:7</i> | |
| History | <u>17/01347/HHOLD</u> - Extensions to rear side and front. As amended on 17/08/2017. |
| Decision | Approved with Conditions |
| HTC Comments | No objections - However, we do have concerns over the proposed small front extension which is forward of the building line. |
| HORLEY TOWN COUNCIL COMMENTS Planning Committee meeting, 4/12/18 | |

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| 9. RBBC Letter Dated: 27/11/18 | Application No: <u>18/01531/CU</u> |
| LOCATION: | The Jack Fairman 30 Victoria Road Horley Surrey RH6 7PZ |
| DESCRIPTION: | Pavement cafe increased. As amended on 26/11/2018. |
| <i>Cons Expiry Date : 18/12/18; Determination Deadline: 21/01/19; pdf:5</i> | |
| History | Amended plans, (completion of Certificate B which is a requirement as the applicant is not the owner of the land) Previously before the committee on 9/10/18 when HTC commented: - The Town Council OBJECT on the following grounds: - i. it will reduce public amenity space ii. excessive encroachment on to the public footpath iii. disproportionate reduction in public access to paved area between the Jack Fairman and Victoria Road . The Council is of the opinion that Weatherspoon already have adequate seating within curtilage. |
| HORLEY TOWN COUNCIL COMMENTS Planning Committee meeting, 4/12/18 | |

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| 10. RBBC Letter Dated: 27/11/18 | Application No: <u>18/02449/HHOLD</u> |
| LOCATION: | Bostonian 21 Smallfield Road Horley Surrey RH6 9AQ |
| DESCRIPTION: | Demolish existing conservatory and erect single storey rear extension. |
| <i>Cons Expiry Date : 18/12 /18; Determination Deadline:16/01 /19; pdf:1</i> | |
| HORLEY TOWN COUNCIL COMMENTS Planning Committee meeting, 4/12/18 | |

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| 11. RBBC Letter Dated: 27/11/18 | Application No: <u>18/02155/HHOLD</u> |
| LOCATION: | 11 Millfield Close Horley Surrey RH6 9QX |
| DESCRIPTION: | Proposed single storey rear & side extension |
| <i>Cons Expiry Date : 18/12 /18; Determination Deadline: 18/01/19; pdf:4</i> | |
| HORLEY TOWN COUNCIL COMMENTS Planning Committee meeting, 4/12/18 | |

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| 12. RBBC Letter Dated: 28/11/12 | Application No: <u>18/02389/HHOLD</u> |
| LOCATION: | 5 The Orchard Victoria Road Horley Surrey RH6 7AT |
| DESCRIPTION: | Single-storey rear extension, alterations to ground floor bathroom window to front elevation, new ground floor door opening to west side, new window opening to west side ground floor and 2nd floor and roof light. |
| <i>Cons Expiry Date : 19/12/18; Determination Deadline: 15/01/19; pdf:</i> | |
| HORLEY TOWN COUNCIL COMMENTS Planning Committee meeting, 4/12/18 | |

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Tree Works (Non-Felling)

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| A. RBBC Letter Dated: 9/11/18 | Application No: <u>18/02328/TPO</u> |
| LOCATION: | Cooper Lodge 61 Massetts Road Horley Surrey RH6 7DT |
| DESCRIPTION: | T1 Horse chestnut crown lift to 5 meters and cut back from phone wire to give 1.5 meters clearance . T2 Holly crown lift to 4 meters T3 Sycamore crown lift to 4 meters. T4 Thuja crown lift to 4 meters. T5 Horse chestnut reduce back lowest laterals from willow. T6 Cedar crown lift to 5 meters. T7 Cedar crown lift to 5 meters. T8 Holly cut back from bike shed by 2 meters. Works for routine and ongoing maintenance |
| HORLEY TOWN COUNCIL COMMENTS (Planning Officer delegation): | No objections, subject to no adverse comments from the Tree Officer. |
| B. RBBC Letter Dated:23/11/18 | Application No: <u>18/02414/TPO</u> |
| LOCATION: | Langten 1 Raymer Walk Langshott Horley Surrey |
| DESCRIPTION: | Two Oak trees - Tip prune to reduce the height by 3m and the lateral spread by 2m. There reason is to control the size of the tree due to their one sided growth and proximity to the house. |
| HORLEY TOWN COUNCIL COMMENTS (Planning Officer delegation): | No objections, subject to no adverse comments from the Tree Officer. |
| C. RBBC Letter Dated:/18 | Application No: |
| LOCATION: | |
| DESCRIPTION: | |
| HORLEY TOWN COUNCIL COMMENTS (Planning Officer delegation): | No objections, subject to no adverse comments from the Tree Officer. |