

HORLEY TOWN COUNCIL

Joan Walsh
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AGENDA

PLANNING & DEVELOPMENT COMMITTEE

Date / Time: Tuesday 24 September 2024 at 7.30pm

Venue: Horley Town Council Offices, Albert Rooms, 92 Albert Road, Horley RH6 7HZ

Dear Councillors

You are hereby respectfully summoned to attend the **MEETING of HORLEY TOWN COUNCIL PLANNING & DEVELOPMENT COMMITTEE** to be held on Tuesday 24 September 2024, 7:30pm, at the Albert Rooms, 92 Albert Road, Horley RH6 7HZ. The Agenda for the meeting is attached to this Summons.

Yours sincerely

Joan Walsh
Town Clerk

Members' Apologies:	If required, a Member must submit their apologies for this meeting by sending an email to: town.clerk@horleytown.com or by telephoning the office on 01293 784765, by no later than noon on the day of the meeting.
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Public Forum:	<p><i><u>Members of the Public and Press are welcome to attend this meeting in person or may join it remotely by requesting a Zoom link by email to: town.clerk@horleytown.com or by telephoning the office on 01293 784765, by no later than noon on the day before the meeting is due to be held.</u></i></p> <p>Public and Press attendees are invited to put questions or draw relevant matters to the Council's attention and are permitted to speak once only and for five minutes maximum in respect of a business item on the agenda, at the discretion of the Chairman. If it appears that the number of speakers is likely to unreasonably delay the disposal of business items on the agenda, the Chairman may direct that a question or comment is submitted in writing which shall be answered in due course.</p>
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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 24 September 2024 at 7.30pm

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 or on the website


A G E N D A

1. **Apologies and Reasons for Absence**
To receive apologies for absence with officer recommendation for acceptance.
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 and Development Committee held on 27 August 2024.
5. **Planning Updates**
Planning and Development Committee held on 27 August 2024.
6. **Outside Bodies and Sub-Committees**
To receive any updates from the Town Council representatives on the following outside bodies:
 - i) **Horley Town Management Group (HTMG) (meeting held on 17 September 2024).**
 - ii) **Horley Accessibility Committee**
7. **Planning Applications**
 - i) To consider the list of applications determined for the period 22 August to 19 September 2024.
 - ii) To consider the list of applications registered for the period 22 August to 19 September 2024.
8. **Planning Appeals**
To consider any Planning Appeals received and determined.
9. **Ongoing Planning Matters**
To receive any updates.
10. **Highways and Transport Matters**
 - i) [Reigate and Banstead Parking Review 2024/2025](#) (Closed 31 August 2024) - To receive any updates.
 - ii) **Surrey Bus Partnership** - To receive any updates.
 - iii) **Metrobus, Fastway 100 Bus Service: Westvale Park Development** – To ratify the Town Council’s letter to the SCC Highways Development Team in support of concerns by Westvale Park RA about the service being delayed until spring 2025.
 - iv) To receive an update on any other matters.

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11. **Airport Matters**
 - i) **Gatwick Airport Development Consent Order (DCO) Examination:** To receive any updates on the Examination which was due to conclude on 27 August 2024.
 - ii) **GATCOM:** To receive any updates from Cllr George as the Town Council representative on the Gatwick Airport Consultative Committee.
 - iii) To receive an update on any other matters.
12. **SCC/RBBC 'Delivering Change' Regeneration Projects – Horley Town Centre**
To receive an update on the recent progress meetings held with RBBC Project Officers.
13. **Horley Sewage Treatment Works**
To receive any updates from Cllr Barlow and Cllr Wotton on further communications with Thames Water and OFWAT on wastewater treatment management at the site and other concerns raised.
14. **Outstanding Delivery of s106 Public Facilities and infrastructure at Westvale Park Development**
To receive any updates from Cllr Barlow on ongoing collaboration between Westvale Park Residents Association and Reigate & Banstead Borough Council, to resolve outstanding issues.
15. **MVDC: Povey Cross Farm Development (Planning Application: [MO/2024/1264](#))**
To note the recent planning application registered by Mole Valley District Council on development proposals for 126 new homes.
16. **[Surrey Highways: Redhill to Horley Sustainable Travel Improvements](#) (Closed 15 September 2024)**
To ratify the Town Council's response to Surrey County Council on the proposed Section 4, A23 bus lanes.
17. **[Reigate & Banstead 'Call for Sites' consultation](#) (Closed 23 August 2024).**
To ratify the Town Council's response sent to the RBBC Planning Policy Team.
18. **[Ministry of Housing, Communities & Local Government consultation: Proposed reforms to the National Planning Policy Framework and other changes to the Planning System](#) (Closes 24 September 2024)**
To ratify the Town Council response sent to Planning Policy Consultation Team.
19. **Precept 2025/26**
To review this Committee's requirements, for consideration by Full Council.
20. **Communications Received**
21. **Diary Dates**
22. **Items for Future Consideration.**
To note urgent business for inclusion on future agenda.
23. **Press Release** - To agree items for inclusion.

Date of next meeting: 22 October 2024



Signed: Town Clerk

Dated: 19 September 2024

List of Planning Applications
Registered by Reigate & Banstead Borough Council
During the period 22 August 2024 – 19 September 2024
To see plans please CTRL+click on the application number to follow the link

01. RBBC Letter Dated: 27/08/24	Application No: 24/01554/HHOLD
LOCATION:	East Dean, 71 Parkhurst Road, Horley, Surrey RH6 8EU
DESCRIPTION:	Proposed single storey rear extension. External alterations to windows and doors. White render finish to existing external walls.
Cons Expiry Date: 23/09/24; Determination Deadline: 22/10/24;	
HORLEY TOWN COUNCIL COMMENTS (for Officer delegation, in consultation with Chairman, prior to deadline and ratification at meeting 24/09/24)	No objections

02. RBBC Letter Dated: 29/08/24	Application No: 24/01573/HHOLD
LOCATION:	41 Chequers Close, Horley, Surrey RH6 8DT
DESCRIPTION:	Proposed extension to the side of the property
Cons Expiry Date: 23/09/24; Determination Deadline: 24/10/24;	
HORLEY TOWN COUNCIL COMMENTS (for Officer delegation, in consultation with Chairman, prior to deadline and ratification at meeting 24/09/24)	No objections

03. RBBC Letter Dated: 29/08/24	Application No: 24/01529/F
LOCATION:	Templec, 19-20 Gatwick Metro Centre, Balcombe Road, Horley, Surrey RH6 9GA
DESCRIPTION:	Raise roof by up to 200mm to install an over-sheeting system on the existing roof of the commercial units
Cons Expiry Date: 24/09/24; Determination Deadline: 24/10/24;	
HORLEY TOWN COUNCIL COMMENTS (for Officer delegation, in consultation with Chairman, prior to deadline and ratification at meeting 24/09/24)	No objections

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04. RBBC Letter Dated: 06/09/24	Application No: 24/01628/HHOLD
LOCATION:	23 Limes Avenue, Horley, Surrey RH6 9DH
DESCRIPTION:	Alterations to the roof including raising the ridge and the erection of a dormer on the rear roof slope. Insertion of roof lights to the new front roof slope.
Cons Expiry Date: 01/10/24; Determination Deadline: 01/11/24;	
HORLEY TOWN COUNCIL COMMENTS	

05. RBBC Letter Dated: 10/09/24	Application No: 24/01650/HHOLD
LOCATION:	21 Chesters, Horley, Surrey RH6 8BP
DESCRIPTION:	Conversion of attached garage into a habitable room. Replacement of garage door with bricks that match the rest of the house and window to match other windows in the existing house.
Cons Expiry Date: 04/10/24; Determination Deadline: 05/11/24;	
HORLEY TOWN COUNCIL COMMENTS	

06. RBBC Letter Dated: 11/09/24	Application No: 24/01662/HHOLD
LOCATION:	14 Avenue Gardens, Horley, Surrey RH6 9BS
DESCRIPTION:	The removal of outbuildings and conservatory and the erection of a rear and side ground floor extension in matching materials and a flat roof with fenestration.
Cons Expiry Date: 08/10/24; Determination Deadline: 06/11/24;	
HORLEY TOWN COUNCIL COMMENTS	

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07. RBBC Letter Dated: 12/09/24	Application No: 24/01669/TPO
LOCATION:	57 Meath Green Lane, Horley, Surrey RH6 8HN
DESCRIPTION:	To remove a dying silver birch tree to ground level
<i>Cons Expiry Date: 08/10/24; Determination Deadline: 07/11/24;</i>	
HORLEY TOWN COUNCIL COMMENTS	

08. RBBC Letter Dated: 17/09/24	Application No: 24/01652/HHOLD
LOCATION:	Rostellan, 6 Victoria Road, Horley, Surrey RH6 9BN
DESCRIPTION:	Double and single storey side extension following demolition of existing conservatory
<i>Cons Expiry Date: 09/10/24; Determination Deadline: 12/11/24;</i>	
HORLEY TOWN COUNCIL COMMENTS	

09. RBBC Letter Dated: 17/09/24	Application No: 24/01608/HHOLD
LOCATION:	142 Balcombe Road, Horley, Surrey RH6 9DS
DESCRIPTION:	Ground floor rear extension
<i>Cons Expiry Date: 09/10/24; Determination Deadline: 12/11/24;</i>	
HORLEY TOWN COUNCIL COMMENTS	

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Tree Works (Non-Felling)

A. RBBC Letter Dated: 10/09/2024	Application No: 24/01592/TPO
LOCATION:	19 Willow Brean, Horley, Surrey RH6 8EA
DESCRIPTION:	Three sycamore trees – reduce height by 2m, shorten lateral branches by a maximum of 0.75m to reshape the crowns. The reason is for safety due to the installation of a garden office adjacent to the trees.
HORLEY TOWN COUNCIL COMMENTS (Planning Officer delegation):	No objections, subject to no adverse comments from the Tree Officer.

List of Planning Applications
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During the period 22 August 2024 – 19 September 2024
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The following applications are for information only