

## **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, 11 October 2016 at 7.30 pm**

**The meeting will be preceded at 7.00 pm with a private presentation by the  
RBBC Environmental Health Officer on Air Quality. All members are invited to attend.**

**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 13 September 2016.
5. **Matters Arising**  
Planning & Development Committee held on 13 September 2016.
6. **Outside Bodies and Sub-Committees**
  - i) **Gatwick Diamond Business:** To receive an update
  - ii) **Horley Town Management Group:** To receive an update.
  - iii) To receive reports of attendance at any other recent meetings.
7. **Deferred Planning Applications**  
To consider any planning applications deferred from previous meetings.
8. **Determined Planning Applications**  
To consider the list of applications determined for the period 10 September to 7 October 2016.
9. **Registered Planning Applications**  
To consider the list of applications registered for the period 10 September to 7 October 2016.
10. **Planning Appeals**
  - i) To consider any Planning Appeals received.
  - ii) To consider any Planning Appeals determined.
11. **Ongoing Planning Matters**  
To receive an update on any matters.
12. **North East Sector**  
To receive an update on any matters.

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13. **North West Sector**  
To receive an update on any matters.
14. **Town Centre Regeneration**  
To receive an update on any matters.
15. **Railway Matters**  
To receive an update on any matters.
16. **Highways Matters**  
To receive an update on any matters.
17. **Airport Matters**
  - i) **Gatwick Route 4 Modifications** – To receive an update following a meeting by the Noise & Track Monitoring Advisory Group (NATs), held on 29 September 2016.
  - ii) **GATCOM: Greater Thameslink Railway (GTR) 2018 Timetable Consultation (Closing Date: 8 December 2016)** – To note information received.
  - iii) **GATCOM: Weekly Newsletters & Updates** - To note information received.
  - iv) To receive an update on any other matters.
18. **RBBC Consultation: Development Management Plan, Regulation 18** - To receive an update.
19. **Proposed Horley Business Park** - To receive an update.
20. **Precept 2017/18** - To consider this Committee's requirements.
21. **Letters Received.**
22. **Diary Dates.**
23. **Urgent Business.**
24. **Press Release**  
To agree items for inclusion.

***Date of next meeting: 8 November 2016***



**Signed: Town Clerk**

**Dated: 6 October 2016**

**List of Planning Applications  
Registered by Reigate & Banstead Borough Council  
During the period 10 September to 7 October 2016**

<b>1.</b> <b>RBBC Letter Dated: 13.9.16</b>	<b>Application No: 16/01942/HHOLD</b> <b>(To view plans 'control &amp; click <a href="#">here</a>')</b>
LOCATION:	Hedgeview 34A The Meadway Langshott Horley Surrey RH6 9AW
DESCRIPTION:	Proposed single storey porch extension to side elevation.
<b>Cons Expiry Date: 4/10/16; Determination Deadline: 26/10/16; pdf: 4</b>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS (for approval by Planning Sub-Committee prior to deadline and ratification at meeting, 11/10/16):</b>	No objections.

<b>2.</b> <b>RBBC Letter Dated: 15.9.16</b>	<b>Application No: 16/02014/HHOLD</b> <b>(To view plans 'control &amp; click <a href="#">here</a>')</b>
LOCATION:	16 Benhams Drive Horley Surrey RH6 8QR
DESCRIPTION:	Change to roof line to new side extension on planning permission 14/00860/HHOLD, as unable to pitch Redland 49 tiles as previous drawings.
<b>Cons Expiry Date: 6/10/16; Determination Deadline: 26/10/16; pdf: 6</b>	
<b>Previous History:</b> 14/00860/HHOLD: Single storey rear extension, and second storey side extension (with drive through beneath to maintain access to rear garage <b>Decision: Approved with Conditions</b>	
HORLEY TOWN COUNCIL COMMENTS (meeting, 3/6/14): <i>The Town Council OBJECTS on the following grounds:</i> <i>i) Overdevelopment;</i> <i>ii) Out-of-Character; and</i> <i>iii) Excessive increase in footprint of property.</i>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS (for approval by Planning Sub-Committee prior to deadline and ratification at meeting, 11/10/16):</b>	No objections.

<b>3.</b> <b>RBBC Letter Dated: 19.9.16</b>	<b>Application No: 16/02135/HHOLD</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	Laleham 5 Brighton Road Horley Surrey RH6 7HH
DESCRIPTION:	Proposed Garden Room
<b>Cons Expiry Date: 10/10/16; Determination Deadline: 8/11/16; pdf: 2</b>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS (for approval by Planning Sub-Committee prior to deadline and ratification at meeting, 11/10/16):</b>	No objections.

  

<b>4.</b> <b>RBBC Letter Dated: 20.9.16</b>	<b>Application No: 16/02068/S73</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	Coppingham House 261 Balcombe Road Horley Surrey RH6 9EF
DESCRIPTION:	Change of use from residential to Nursery/After School Club incorporating the demolition of garage, and creation of car park and entrance alterations. Variation of Condition 2 of permission 98/10960/CU. Amendment of wording from 24 children to no more than 52 children shall be catered for.
<b>Cons Expiry Date: 11/10/16; Determination Deadline: 3/11/16; pdf: 2</b>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS (for approval by Planning Sub-Committee prior to deadline and ratification at meeting, 11/10/16):</b>	No objections. However, there are concerns that the number of drop-offs and pick-ups will cause local congestion and that the car park will be inadequate for the increased numbers. The entrance is through a shared driveway which may cause further problems. The proposal to increase the number of children to be catered for to 52 is, therefore, considered too high and that a total of 30 would be more in line for a safe capacity.

  

<b>5.</b> <b>RBBC Letter Dated: 21.9.16</b>	<b>Application No: 16/02126/HHOLD</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	Oakwood Lodge 54 Oakwood Road Horley Surrey RH6 7BU
DESCRIPTION:	New entrance gates and gate posts
<b>Cons Expiry Date: 12/10/16; Determination Deadline: 7/11/16; pdf: 3</b>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS:</b> <b>(meeting, 11/10/16):</b>	

<b>6.</b> <b>RBBC Letter Dated: 21.9.16</b>	<b>Application No: 16/02115/HHOLD</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	7 Drake Road Horley Surrey RH6 8SJ
DESCRIPTION:	To erect PVCU conservatory to the rear of the property.
<i>Cons Expiry Date: 12/10/16; Determination Deadline: 7/11/16; pdf: 4</i>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS:</b> (meeting, 11/10/16):	

<b>7.</b> <b>RBBC Letter Dated: 21.9.16</b>	<b>Application No: 16/01735/HHOLD</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	41 Bonehurst Road Horley Surrey RH6 8PJ
DESCRIPTION:	Replacement Garage/DIY Workshop & New Greenhouse
<i>Cons Expiry Date: 12/10/16; Determination Deadline: 2/11/16; pdf: 4</i>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS:</b> (meeting, 11/10/16):	

<b>8.</b> <b>RBBC Letter Dated: 21.9.16</b>	<b>Application No: 16/02072/HHOLD</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	Farthings 56 Bonehurst Road Horley Surrey RH6 8PS
DESCRIPTION:	Re-instate access, crossover and drop kerb as per attached plan
<i>Cons Expiry Date: 12/10/16; Determination Deadline: 11/11/16; pdf: 4</i>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS:</b> (meeting, 11/10/16):	

<b>9.</b> <b>RBBC Letter Dated: 26.9.16</b>	<b>Application No: 16/02132/TPO</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	12 Hedingham Close Langshott Horley Surrey RH6 9NB
DESCRIPTION:	Four oaks prune to reduce crown density by 20% and shorten longest outer branches by 1m
<i>Cons Expiry Date: 13/10/16; Determination Deadline: 9/11/16; pdf: 4</i>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS:</b> (meeting, 11/10/16):	

<b>10.</b> <b>RBBC Letter Dated: 21.9.16</b>	<b>Application No: 16/02191/HHOLD</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	120 Kingsley Road Horley Surrey RH6 8AW
DESCRIPTION:	Partial two storey side/rear extension
<i>Cons Expiry Date: 17/10/16; Determination Deadline: 16/11/16; pdf: 5</i>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS:</b> <b>(meeting, 11/10/16):</b>	

<b>11.</b> <b>RBBC Letter Dated: 27.9.16</b>	<b>Application No: 16/02067/F</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	Coppingham Cottage 261 Balcombe Road Horley Surrey RH6 9EF
DESCRIPTION:	Application for temporary planning permission for the use and siting of one wooden cabin for use by the Childcare and Learning Group Nursery.
<i>Cons Expiry Date: 18/10/16; Determination Deadline: 3/11/16; pdf: 2</i>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS:</b> <b>(meeting, 11/10/16):</b>	

<b>12.</b> <b>RBBC Letter Dated: 27.9.16</b>	<b>Application No: 16/02206/TPO</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	Oakfield Weatherhill Close Horley Surrey RH6 9LU
DESCRIPTION:	5 oaks crown lift to 4m and remove deadwood from throughout crown systems. Fell one decayed oak. Oak located in front garden crown lift to 3m and remove deadwood from throughout crown system.
<i>Cons Expiry Date: 24/10/16; Determination Deadline: 21/11/16; pdf: 1</i>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS:</b> <b>(meeting, 11/10/16):</b>	

<b>13.</b> <b>RBBC Letter Dated: 4.10.16</b>	<b>Application No: 16/02034/HHOLD</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	19 Williamson Road Horley Surrey RH6 9RQ
DESCRIPTION:	New ground floor rear extension
<i>Cons Expiry Date: 27/10/16; Determination Deadline: 23/11/16; pdf: 5</i>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS:</b> <b>(meeting, 11/10/16):</b>	

<b>14.</b> <b>RBBC Letter Dated: 6.10.16</b>	<b>Application No: 16/01845/F</b> <b>(To view plans 'control &amp; click here')</b>
LOCATION:	Land At 29 Riverside Horley Surrey RH6 7LN
DESCRIPTION:	Construction of three bedroom house
<i>Cons Expiry Date: 27/10/16; Determination Deadline: 25/11/16; pdf: 5</i>	
<b>HORLEY TOWN</b> <b>COUNCIL COMMENTS:</b> <b>(meeting, 11/10/16):</b>	