

**MINUTES OF THE MEETING OF THE CATERHAM VALLEY PARISH COUNCIL
(INCORPORATING VALLEY AND HARESTONE WARDS) MEETING HELD ON WEDNESDAY
9TH APRIL AT THE SOPER HALL, HARESTONE VALLEY ROAD, CATERHAM**

Attendees: Cllr. M Lincoln – Chairman
Cllr. M Jones – Vice-chairman
Cllr. J Gaffney
Cllr. P Roberts
Cllr. J Servant
Cllr. M Dean

County Cllr. S Marks
District Cllr. M Cooper
District Cllr. B Connolly
Mrs M Gibbins – Clerk

AGENDA – PART 1

- 1. Apologies for absence**
District Cllrs J Ingham and J Caudle
- 2. Declarations of Disclosable Pecuniary Interest:** To receive any disclosure by members of personal interests in matters on the agenda, the nature of any interests, and whether the member regards the interest to be prejudicial under the terms of the new Code of Conduct. Members are reminded of the need to repeat their declaration immediately prior to the commencement of the item in question. Anyone with a prejudicial interest must, unless an exception applies, or a dispensation has been issued, withdraw from the meeting.
There was none
- 3. Public Participation** – issues raised by members of the public.
There were no members of the public present

4. Reports Part 1

4.1 County Councillor's Report

County Councillor Sally Marks reported that the Woldingham Road is now open however; it will need to close in May for more work to be done. The Bourne river is still flowing. The Whyteleafe appeal has reached £15,000 and applicants for assistance are being help as needed. Sandbags still need to be removed however; residents have been informed to leave them for the professionals to move as the bags are contaminated.

There has been a good report from Tandridge Educational Partnership regarding local schools and academies. Following the recent rain storm more trees have become loosened and branches dislodged and a tree audit will be required. Any residents who do not respond to requests to prune and make safe trees on private property should be referred to County Councillor Marks.

Action: All Parish Councillors and Clerk to report trees.

Parish Councillor Servant enquired regarding the sunken manhole cover on Church Hill which has been reported to SCC by many individuals.

Action: County Councillor Marks to follow up

4.2 District Councillors' Report

District Councillor Beverley Connolly reported that the owner of Barnfield is applying for permission to set up a scaffolding business with operating hours from 0600. Alternative option would be to apply for erection of a house instead. Many areas of Tandridge are changing from industrial to housing. The owners of the Marie Curie site have put in an application for part of the site. This is ongoing. TDC are supporting the military covenant and the signing of the formal documents is on 24 April.

District Councillor Michael Cooper reported that neighbours are monitoring the movement through the Marie Curie Site. The developers already have homes for epileptics in the Tandridge area.

Rose & Young site report has been produced and recommends that TDC use the economic development fund to put together a plan for the site. TDC needs to be indemnified if a CPO is undertaken. Parish Councillor confirmed it is important that the site gets developed however it would be preferred if not residential as retail is needed.

District Councillor Jill Caudle – report tabled in her absence

The proposed parking amendments, of which the controversial ones are those for Commonwealth Road, which SCC have now advertised with a closing date of 17 April for objections and comments. The principal issue that divides local residents is the proposal to put double-yellow lines on both sides of the road outside nos 22-44 Commonwealth Road. The details are at <https://www.surreycc.gov.uk/roads-and-transport/parking/parking-news-and-updates/parking-news-and-updates-in-tandridge/tandridge->

[2013-14-parking-review](#) where you can download pdf maps of all the Caterham Valley proposals – the controversial section is on page 7 of the pdf.

SCC consulted on the same proposal in November 2010 and it was rejected by local residents then, so they have decided to consult again, hoping that they get the “right” answer this time! Surrey CC Officers (and Cllr Marks) have claimed this restriction is essential because at present you have to drive on the wide so-called pavement in front of the garages, which is technically illegal. However this has been the case for many years and most drivers are very careful here - I would be very surprised if there is any record of accidents on this section. Removing the parking along this section of Commonwealth Road would result in displacement of residents’ cars to other neighbouring roads which are already at (or over) saturation. In fact I understand that some of the cars normally parked here belong to residents who are unable to park nearer their homes in Farningham and Mount Pleasant Roads. Additionally, I believe that removal of the “natural traffic calming” provided by the parked cars would be likely to result in faster traffic, which would still use the pavement in order to pass traffic travelling in the other direction, and the result would therefore be **more** dangerous to pedestrians. Driving on the so-called pavement to get past parked cars is obviously not ideal, but the correct solution at this point remains to narrow the pavement down to a “normal” width, however this would be more expensive than painting a few yellow lines. At the time of the last consultation we were told this would be “put on the list” for future consideration.

Possible future planning applications at Bronze oak and also at Tillingdown Farm (which is partly in Woldingham Parish and partly in Valley). I would expect to resist any application to build residential housing on the Bronze oak site, as Tandridge’s policy (which I helped to formulate) is to protect such well-located employment sites.

District Councillor Jane Ingham – report tabled in her absence

I am delighted to tell you that the following recommendations were, after a long and full debate, passed unanimously by the Planning policy committee last night. We have to accept that nothing radical is going to happen overnight, but this is a significant step forward. I believe also that it will send a message to owners of other brown field sites in Tandridge that they can no longer play with peoples’ lives in this way, and that development in these sites must be undertaken before we relinquish one square metre of our Green Belt!

Up to £50,000 be released from the Economic Development Reserve to allow the necessary level of due diligence site investigations to be carried out and to provide outline details of a viable redevelopment scheme for the site, in accordance with the vision set out in recommendation C. This is to provide a basis for seeking a joint venture partner to redevelop the site and using, if necessary, the Council’s Compulsory Purchase powers.

Subject to satisfactory conclusion of above, and once a preferred partner is identified, the Council should, in partnership and in light of funding provided by the partner, seek to purchase the site on a voluntary basis. Should this not prove possible, the Council should pursue continue to a Compulsory Purchase of the site.

Without prejudice to the determination of any planning application on its planning merits the Council’s position regarding redevelopment of the site is that:

- it should provide street level uses that would enhance footfall and activity in the area of the site, most likely in the form of retail, to provide an active frontage within the town centre; and
- the remainder of the site could provide residential development in the form of flats including sufficient parking to meet the Council’s minimum standards, notwithstanding the location of the site close to public transport links;
- all other relevant planning policy requirements are to be met).

Throughout the process described above, the Council continues to consider options and opportunities for the wider redevelopment of Caterham in connection with, or indeed separately from the Rose and Young site.

The Council continues to support the CR3 Forum Neighbourhood Plan, including supporting the proposal for a Neighbourhood Development Order for the Rose and Young site and other initiatives that would form a catalyst for the improvement of Caterham Town Centre.

The Rose and Young Task and Finish Group continues to oversee matters in relation to these recommendations

5. Planning

5.1 Current Planning

The Following planning applications to be discussed at the Council Meeting on Wednesday 9th April 2014.

Applications acknowledged as valid Monday 3rd March – Friday 7th March 2014

TA/2014/289

33 Tupwood Lane

Case Officer: Mr W Spencer

Erection of single storey extension to rear elevation with infill to existing first floor balcony.
Leave to neighbours and officers

Applications acknowledged as valid Monday 10th March – Friday 14th March 2014

TA/2014/343 6 White Knobs Way *Case officer: Mr G Finch*
Erection of two storey extension to rear elevation incorporating 3 roof lights to North West elevation
Out of keeping with surrounding properties, imposing on neighbouring properties. Bungalows and making it two storeys. Blocking light from neighbouring house. Has been built without planning permission and not applying retrospectively. All neighbours very distressed. Matter of enforcement.

TA/2014/318 79 Croydon Road *Case officer: Ms M Taylor*
Change of use of Ground floor shop and lower ground floor premises to A2 use for the purpose of Financial Services (mortgage and insurance intermediary).
Caterham valley object to loss cynical way of circumventing planning rules of from business to residence. No comment

Applications acknowledged as valid Monday 17th March – Friday 21st March 2014

TA/2014/373 Mayfield, 131 Harestone Hill *Case Officer: Mr Robin Evans*
Erection of first floor extension, single storey extension to south east elevation and formation of balcony, extension to porch, and formation of bay window to North West elevation.
No comment

TA/2014/468/TPO 17 Clareville Road *Case Officer: Mr S Hearn*
TPO 1, 1995 (T) – Reduce 1 Sycamore & 1 Norway Maple to a height of 11.5m and radial crown spread of 2.5m.
Leave to Arboriculturist

TA/2014/362 1 Waltham Road *Case Officer: Mr W Spencer*
Erection of dormer window to south elevation. (Certificate of Lawfulness for a proposed development)
Leave to officers

Applications acknowledged as valid Monday 24th March – Friday 28th March 2014

TA/2014/491/NC Orbital House, 85 Croydon Road *Case Officer: Ms M Taylor*
Change of use from Class B1 (a) (office) to Class C3 (dwellings) (Prior Approval) (Class J Part 3 of Schedule 2).

Disappointment loss of more commercial and ever increasing number of businesses being turned into residential and how is infrastructure going to cope e.g. Dr's, schools, roads

All planning applications including supporting documents and plans can be viewed at the Caterham Valley Library and on the Tandridge Planning website on:
<http://e-access.tandridge.gov.uk/planning/aup.asp>. Just log on and follow the instructions.

5.2 Planning Appeals

TA/2013/878 – 3 Godstone Road
TA/2013/1783 – Land at former 126 & 128 Harestone Hill & to the rear of 116 Harestone Hill
TA/2013/1344 – 45 Banstead Road

5.3 Planning Decisions by TDC

2013/1598

WITHDRAWN/SUBSTITUTED

Former Marie Curie Hospice, Harestone Drive, Caterham CR3 6YQ
Apartment building comprising of 24 apartments of 12 x 2 bed apartments and 12 x 1 bed apartments, a 14 bed care home, 3 terraced houses (1 x 2 bed and 2 x 3 bed) A detached 5 bedroom house and an office building for support staff (revised and further details and plans received in connection with landscaping, waste management, renewable energy, ecology and flood risk assessment).

2013/1748

APPROVED (FULL)

46 Chaldon Road, Caterham, Surrey CR3 5PE
Alterations to rear fenestration incorporating removal of windows and installation of double entrance doors.

2013/1859

APPROVED (FULL)

397 Stafford Road, Caterham CR3 6NP
Formation of hard standing and vehicular access.

2014/28

APPROVED (FULL)

17 Taunton Avenue, Caterham CR3 5EB

Demolition of conservatory & erection of replacement conservatory to rear elevation.

2014/138/NH

PRIOR APPROVAL IS GIVEN

19 Milton Road, Caterham CR3 5JG

Erection of a single storey rear extension, measuring 6.0 metres deep with a maximum height of 4.0 metres and an eaves height of 3.0 metres. (Notification of a Proposed Larger Home Extension)

6. **Minutes** of the previous meeting held on 9th April to be agreed and signed as a true record. The wording of paragraph 7.1 discussion on Christmas lights was debated.

Action: Clerk to reword and circulate prior to signing of the minutes.

7. **Reports**

7.1 **Clerk's Report – Part 1 for action**

Christmas Lights - A meeting regarding the 2014 Christmas lights switch on and events' surrounding this was held at Soper Hall on 2nd April. Concern was expressed that the Caterham Business Partnership is trying to control the event whereas the Parish Council funds the lights. The event will be co-ordinated by the Parish Council with support from the traders and CBP. It was agreed that Parish Councillors Mark Jones and Margaret Dean will represent the Parish Council and the Clerk will also attend the meetings to assist with continuity and co-ordination. It was agreed that Festive Lighting Ltd will continue to supply and maintain the Christmas lights for a further period.

Action: Clerk and Parish Councillor Margaret Dean to meet with Festive Lighting to discuss contract and lights.

Clerk to inform Festive Lighting Ltd of the decision

War Memorial – Parish Councillor Servant confirmed that a meeting is being held with Father Jerry of St John's church on 10th April, 11am at the Vicarage. Parish Councillors Servant, Lincoln and Dean will be attending. There are a number of events planned and it was agreed the Bourne Society, Miller Centre, Museum and other local societies and organisations will be involved.

Annual Parish Meeting - Meeting being held on Tuesday 6th May at Soper Hall. Mr. Kevin Hurley is the speaker and has been requested to arrive for 7:15pm. It was agreed to take up the offer of using the coffee machine in Soper Hall at a cost of £10.

Actions: Clerk – crisps; M Lincoln – drinks; J Servant – glasses. All Councillors to help set the hall up and clear up afterwards. Councillors to wear their badges and Chairman to wear badge of office. Clerk to borrow projector and screen from Random Greenway. M Jones to photograph the event.

Newsletter - Parish Councillor Gaffney will provide an update on the Neighbourhood Plan. Clerk has a few articles which have been submitted by existing receivers of funding from the Parish Council. More articles and photos required.

Action: All

Police Meeting - Clerk reported that a response has been received from Inspector Angie Austin pertaining to public meetings with the police. After discussion it was agreed that a view regarding the regularity of the proposed meetings will be taken after the Annual meeting.

Action: Decision after Annual meeting

Caterham Valley logo - It was agreed the tabled design was a good starting point however the clock belongs to Rotary. It was agreed that a new brief would be submitted to the student viz: The ring to remain brown with the words Caterham Valley Parish Council around the top and Serving the Community around the bottom – both in white lettering. It was agreed to incorporate the Asprey fountain.

Action: Councillor Mark Jones to provide brief to the designer

Risk assessment - tabled at the meeting. Council approved the risk assessment.

Action: Councillor Mark Jones to redesign

Standing Orders: The Standing Orders, having been circulated prior to the meeting, were adopted. Parish Councillor Peter Roberts had not seen the document.

Parking Consultation – Parish Councillor Jenny Gaffney commented on the parking issue commonwealth road and reported that displacing the cars will cause problems. Comments are invited and welcome. General discussion on the parking issues. Residents have to write and

complain. Following request for clarification of a comment Parish Councillor Peter Roberts left the meeting and did not return.

Part 2 for information

6 May	Annual Parish Meeting – Soper Hall	ALL
14 May	Parish Council Meeting – Soper Hall	ALL
11 June	Parish Council Meeting – Soper Hall	ALL
9 July	Parish Council Meeting – Soper Hall	ALL
13 August	Parish Council Meeting – Soper Hall	ALL
10 September	Parish Council Meeting – Soper Hall	ALL
8 October	Parish Council Meeting – Soper Hall	ALL
12 November	Parish Council Meeting – Soper Hall	ALL
10 December	Parish Council Meeting – Soper Hall	ALL

- 7.2 **Chairman’s Report** – The Chairman attended Christmas light meeting, Bronze Oak planning evening, The Chairman reported he has received further complaints above cafe Nero - planning department no provision for parking and refuse bins overflowing in Timberhill Road. Above Vitaltones, no parking and no bins- health hazard, rats environmental officer - Mulberry Close on Croydon road; outside nail bars.

Action: Clerk to write to TDC with issues highlighted

7.3 Parish Councillors’ Reports

Parish Councillor Margaret Dean - attended Christmas Lights meeting and spoke to a number of traders regarding the Christmas lights.

Parish Councillor Jackie Servant - attended the Bronze Oak planning evening; Steering Group meetings; Civic Reception; Breck Bednars Funeral and Neighbourhood Plan Workshop on Saturday.

Parish Councillor Mark Jones - attended Breck Bednars funeral; Caterham Festival meetings; Bronze Oak planning evening; Milner Road Residents meeting; Christmas lights meeting and the Civic Reception.

Parish Councillor Jenny Gaffney – attended 2 Steering Group meetings; Bronze Oak planning meeting; 2 neighbourhood plan workgroup meetings; Christmas lights meeting; Rose & Young meeting and the Neighbourhood Plan workshop on Saturday.

8. Finance

- 8.1 Payment of Accounts – The following cheques were signed at the meeting

Knights Garden Centre	Planters maintenance	£ 60.00
M Gibbins	Net Salary/Office Allowance & Expenses	£ 658.89
Breck Bednar Donation	Just Giving fundraising	£ 100.00
Caterham Publishing Ltd	Annual meeting Advert	£ 144.00

- 8.2 Review of Expenditure – March 2014 (**circulated**)

9. **Correspondence** – to be noted but all documents available for the meeting
Gatwick runway document –

Action: Clerk to request Parish Councillor Peter Roberts to review the document.

Meeting ended at 9:35pm

MINUTES FROM PREVIOUS MEETINGS CAN BE VIEWED ON THE CATERHAM VALLEY PARISH COUNCIL WEBSITE. WWW.CATERHAMVALLEYPC.ORG.UK