

**CATERHAM VALLEY PARISH COUNCIL
(INCORPORATING VALLEY AND HARESTONE WARDS)**

**Maureen Gibbins
Clerk to Caterham Valley Parish Council
Salmons
Salmons Lane
Whyteleafe
Surrey CR3 0HB**

1 July 2014

Members of CATERHAM VALLEY PARISH COUNCIL are summoned to a Meeting of the Council to be held on **Wednesday 10th September 2014 7.30pm in the Conference Hall at The Soper Hall, Harestone Valley Road, Caterham.**

AGENDA – PART 1

- 1. Apologies for absence**
- 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.
- 3. Public Participation – a period of up to, but no longer than 15 minutes, to hear questions or statements from members of the public. Individuals are allowed to speak for a maximum of 3 minutes.**
- 4. Reports Part 1**
 - 4.1 County Councillor’s Report**
 - 4.2 District Councillors’ Report**
- 5. Planning**
 - 5.1 Current Planning**

The Following planning applications to be discussed at the Council Meeting on Wednesday 10th September 2014.

Applications acknowledged as valid Monday 21st July – Friday 25th July 2014

TA/2014/1107 Tillingdown Farm, Tillingdown Lane *Case Officer: Ms M Taylor*
Demolition of existing buildings and erection of 13 dwellings

Applications acknowledged as valid Monday 28th July – Friday 1st August 2014

TA/2014/1222/NH 281 Croydon Road *Case Officer: Miss H Jenkins*
Demolition of existing rear extension. Erection of single storey rear extension measuring 4.2 metres deep with a maximum height of 3 metres and an eaves height of 3 metres. (Notification of a Proposed Larger Home Extension)

Applications acknowledged as valid Monday 4th August – Friday 8th August 2014

TA/2014/1193 Caterham School *Case Officer: Ms V Riddle*
Erection of two storey extension to north west elevation of Humphreys Hall to provide additional performance and rehearsal spaces.

TA/2014/1206 Land adj 2 Elgin Crescent *Case Officer: Mr Robin Evans*
Demolition of existing garage/lean-to and main structure. Erection of two storey 2-bed residential dwelling (C3A) and formation of hard surfacing.

Applications acknowledged as valid Monday 11th August – Friday 15th August 2014

TA/2014/1238 Caterham School *Case Officer: Ms M Taylor*
Erection of extension to side elevation of school lodge

TA/2014/1080 Lady Esquire, 1 Station Avenue
Erection of single storey extension to south elevation

Case Officer: Mr Robin Evans

Applications acknowledged as valid Monday 18th August – Friday 22nd August 2014

TA/2014/1307/TPO Open Space, The Clares
TPO 1, 1995 (T) – Fell 1 Ash & 1 Goat Willow

Case Officer: Mr S Hearn

TA/2014/1302 18 Mount Pleasant Road

Case Officer: Miss S Milne

Erection of single storey extension and dormer window to northwest elevation. Conversion of loft into habitable accommodation. (Certificate of Lawfulness for a Proposed Use or Development).

Applications acknowledged as valid Monday 25th August – Friday 29th August 2014

TA/2014/1317 43 Beechwood Road

Case Officer: Miss S Milne

Part demolition of existing rear extension. Erection of single storey rear extension with 2 roof lights to rear roof slope.

Applications acknowledged as valid Monday 1st September – Friday 5th September 2014

TA/2014/1366 Orbital house, 85 Croydon Road

Case Officer: Ms M Taylor

Addition of one flat at the lower ground floor level of existing building

TA/2014/1367 Orbital House, 85 Croydon Road

Case Officer: Ms M Taylor

Erection of second floor extension, 7 balconies to rear elevation, 3 replacement dormer windows to front elevation and alterations to fenestrations

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/2013/1783 – Land at former 126 & 128 Harestone Hill & to the rear of 116 Harestone Hill
TA/2014/12 – Harestone Heights, 16 Woodland Way

5.3 Planning Decisions by TDC

The following appeal has been ALLOWED subject to any conditions shown

Land at former 126 & 128 and to the rear of 116 Harestone Hill, Caterham – Erection of a detached house served by the access approved under application ref TA/2013/1196 - TA/2013/1783:

- 1) The development hereby permitted shall begin not later than three years from the date of this decision.
- 2) This decision relates to drawings numbered HH/P12/01 Rev A scanned on 18 December 2013 and drawings numbered HH/P12/02 and HH/P12/03 scanned on 09 December 2013. The development shall be carried out in accordance with these approved drawings. There shall be no variations from these approved drawings without the prior written approval of the District Planning Authority.
- 3) Before any works affected thereby are begun, particulars and/or samples of materials to be used on the external faces of the development hereby permitted shall be submitted to and approved in writing by the District Planning Authority and the development shall be carried out in accordance with the approved details.
- 4) No development shall take place until full details of both hard and soft landscape works to include: all proposed and retained trees, including the tree proposed as a replacement for the felled mature beech; hedges and shrubs; ground preparation; planting specifications and ongoing maintenance, have been submitted to, and approved in writing by, the District Planning Authority. These works shall be carried out as approved in the first planting and seeding season, following the completion, or occupation, of any part of the development (whichever is the sooner), or otherwise in accordance with a programme to be agreed. Any trees or plants which within a period of 5 years from the date of planting, die, are removed, or, in the opinion of the District Planning Authority, become damaged or diseased, shall be replaced in the next planting season with others of similar size and species, unless the District Planning Authority gives written consent to any variation.
- 5) No demolition, site clearance or building operations shall commence until tree protection details, relating to all stages of development, for the protection of all trees, hedges and shrubs to be retained on site has been submitted to and approved in writing by the District Planning Authority. These details shall observe the principles embodied within BS 5837:2012 (Trees in relation to design, demolition and construction —Recommendations), shall be implemented prior to any works commencing on site, shall be retained during the course of development, and shall not be varied without the written agreement of the District Planning Authority. In any event, the following restrictions shall be strictly observed unless otherwise agreed by the District Planning Authority:
 - (a) No bonfires shall take place within the root protection area (RPA) or within a position where heat could affect foliage or branches.

- (b) No further trenches, drains or service runs shall be sited within the RPA of any retained trees.
- (c) No further changes in ground levels or excavations shall take place within the RPA of any retained trees.
- 6) Before the development is occupied the proposed vehicular access to Bradenhurst Close shall be constructed in accordance with the approved plans, all to be permanently maintained to a specification to be agreed in writing with the Local Planning Authority.
- 7) No new development shall be occupied until space has been laid out within the site in accordance with the approved plans for cars to be parked and for vehicles to turn so that they may enter and leave the site in forward gear. The parking/turning area shall be used and retained exclusively for its designated purpose.
- 8) No development shall start until a Construction Transport Management Plan to include details of:
- (a) parking for vehicles of site personnel, operatives and visitors.
- (b) loading and unloading of plant and materials storage of plant and materials.
- (c) vehicle access and routing.
- (d) measures to prevent the deposit of materials on the highway have been submitted to and approved in writing by the Local Planning Authority. Only the approved details shall be implemented during the construction period.
- 9) Before the commencement of the development hereby permitted, a detailed method statement and programme for the translocation of common reptile species from the site to a secure and fully ready receptor site shall have been submitted to and agreed in writing in advance by the District Planning Authority. The method statement shall include details of the methods and timescales for the collection of the reptiles from the site, the steps necessary for preparing the receptor site and certifying it as ready to receive reptiles, the means of managing the receptor site for 10 years after the translocation is completed and a programme for monitoring and reporting the success of the receptor site during that period. The development shall thereafter be carried out in accordance with the approved details.
- 10) Before the commencement of the development hereby permitted, details of a scheme for encouraging slow worms and common lizards to re-colonise the site after development and for managing the land as a suitable habitat for such species shall be submitted to and approved in writing by the District Planning Authority. The development shall thereafter be carried out in accordance with the approved details.
- 11) Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any order revoking and re-enacting that Order with or without modification) no form of enlargement of the dwelling(s) hereby permitted shall be carried out without the prior permission in writing of the District Planning Authority.
- 12) Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any order revoking that Order with or without modification) no buildings shall be erected without the prior permission of the District Planning Authority.
- 13) Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any order revoking and re-enacting that Order with or without modification) the garages proposed as part of the development hereby permitted shall always be available for the parking of domestic motor vehicles.
- 14) Prior to the first occupation of the dwellings hereby permitted the solar panels as specified in the application details shall be installed and this system shall thereafter be retained in accordance with the approved details, unless otherwise agreed in writing by the District Planning Authority.
- 15) Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) Order 1995 (or any order revoking or re-enacting that Order with or without modification) no windows/dormer windows shall be inserted into the north facing roof of plot 14 hereby permitted apart from those expressly authorised as part of this permission.

2014/64

APPROVED (FULL)

2 Loxford Road, Caterham, Surrey CR3 6BH
Erection of shed.

2014/515

CERT.PROP.USE.ALLOWED

Woodland House, Tupwood Lane, Caterham CR3 6ET
Reinstate and extend secondary driveway from east entrance and erection of 1.8m high post and gates. (Certificate of Lawfulness for a Proposed Development).

2014/852

APPROVED (FULL)

141 Harestone Valley Road, Caterham CR3 6HS
Demolition of existing detached double garage and rear conservatory. Erection of a 2 storey side extension and single storey rear extension

2014/885/TPO

APPROVED BY LETTER

6 Strathmore Close, Caterham CR3 5EQ
TPO 65 (C & W) - Reduce crown of 1 Sycamore by 2m to leave finished height of 12m & spread of 6m. Reduce crown of 1 Ash by 3m to leave finished height of 13m & spread of 5m

- 2014/897** **CLOPUD - PP NOT REQUIRED**
 77 Cromwell Road, Caterham CR3 5JF
 Conversion of loft space into habitable accommodation (Certificate of Lawfulness for a Proposed Development).
- 2014/903** **APPROVED (FULL)**
 51 Cromwell Road, Caterham CR3 5JE
 Erection of first floor extension to rear elevation.
- 2014/922** **REFUSE**
 29 Alexander Crescent, Caterham CR3 5ZG
 Erection of dormer window to rear roof slope.
- 2013/764/Cond2** **APPROVAL DETAILS**
 4 and Land at 5 Loxford Way, Caterham CR3 6BX
 Details pursuant to conditions 6, 7 & 9 of planning application TA/2013/764
- 2014/936** **APPROVED (FULL)**
 51 Stafford Road, Caterham CR3 6JG
 Demolition of existing single storey extension. Erection of two storey extension to rear elevation, detached double garage to front of property with new drive.
- 2014/974** **APPROVED (FULL)**
 30 Harestone Hill, Caterham CR3 6DG
 Erection of two storey side extension to provide additional double garage with playroom over.
- 2014/988** **REFUSE**
 9 Dunedin Drive, Caterham CR3 6BA
 Erection of first floor extension to side elevation.
- 2014/996** **CLOPUD - PP NOT REQUIRED**
 15A Godstone Road, Caterham CR3 6RE
 Change of use from A2 (office) to C3 (dwelling). (Certificate of Lawfulness for a Proposed use or development)
- 2013/764/Cond3** **APPROVAL DETAILS**
 4 and Land at 5 Loxford Way, Caterham CR3 6BX
 Details pursuant to condition 3 (Materials amendment)
6. **Minutes** of the previous meeting held on 13th August to be agreed and signed as a true record.
7. **Reports**
- 7.1 **Clerk's Report – Part 1 for action**
- Part 2 for information**
- 7.2 **Chairman's Report**
- 7.3 **Parish Councillors' Reports**
8. **Finance**
- 8.1 Payment of Accounts -
- 8.2 Review of Expenditure – August 2014
9. **Correspondence** – to be noted but all documents available for the meeting
- MINUTES FROM PREVIOUS MEETINGS CAN BE VIEWED ON THE CATERHAM VALLEY PARISH COUNCIL WEBSITE. WWW.CATERHAMVALLEYPC.ORG.UK**

Part 2 – closed to the public

1. Clerk Annual Review