



(INCORPORATING VALLEY AND HARESTONE WARDS)

CATERHAM VALLEY PARISH COUNCIL - PLANNING COMMITTEE MEETING

Minutes of the meeting of Caterham Valley Parish Council Planning Committee,
held in The History Room, Caterham Valley Library, Stafford Road, Caterham
on Wednesday 6th June at 7:00pm

Cllr. Nicole Morrigan
Cllr. Cherie Callender
Cllr. Alun Jones (part-time)
Mrs Deborah Brent - Co-opted member
Mr Peter Brent - Co-opted member
Mrs Annette Evans - Co-opted member

Mrs M Gibbins
Clerk to Caterham Valley Parish Council

MINUTES

- 1. Apologies for absence:** to receive and accept apologies for absence.
Cllr. Peter Roberts due to a work commitment; Cllr. Jenny Gaffney due to a family commitment.
- 2. Declarations of Disclosable Pecuniary Interest:** *To receive any disclosure by members of personal pecuniary 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. Anyone with a prejudicial interest must, unless an exception applies, or a dispensation has been issued, withdraw from the meeting.*
There was none declared
- 3. Public session:** There was no member of the public present.
- 4. To consider and make comment on the following Planning Applications:**
 - 4.1 TA/2018/967**
Demolition of existing garage. Erection of two storey rear extension
7 Weald Way, Caterham CR3 6EL *Case Officer: Hannah Middleton*
Comment: The Parish Councillors made no comment apart to request that the combined total footprint of this extension and the previous extension is not in excess of allowance.
 - 4.2 TA/2018/1029**
Conversion of garage to habitable accommodation. (Certificate of lawfulness for a proposed use or development)
39 Markville Gardens, Caterham CR3 6RG *Case Officer: Jessica Hampson*
Comment: The Parish Councillors leave to TDC Officers

4.3 TA/2017/2211

Conversion of office to 5 dwellings with associated parking
187 Croydon Road, Caterham CR3 6PH

Case Officer: Louise Wesson

Comment: The Parish Councillors have no objection to the property being converted to residential however the application contravenes :

- **DP5 Highway Safety & Design – the access is unsuitable as is not wide enough for passing vehicles plus there is insufficient visibility splay.**
- **DP7 Parking – parking allowance does not conform to TDC standard of 1.5 per dwelling unallocated or 2 allocated. The impact on the neighbours will cause displacement of vehicles onto the road and the displacement cannot be absorbed on side roads. The displaced parking will impact on neighbouring amenities.**
- **DP7 Landscaping – The landscaping is not a integral part of the design and has been added as an afterthought.**
- **There is a lack of facility for families in respect of outside play area.**
- **The density of the dwellings is too high.**
- **There needs to be a clear statement and service level agreement for the turning plate.**
- **Consideration needs to be given to neighbours concerns regarding loss of privacy in respect of the increased height of the building. The increase in height is unlikely to comply with DP3 of the Local Plan.**
- **Concern was expressed regarding the front door of the building exiting directly onto the access road.**
- **The bin store appears inadequate and it is requested that TDC review waste removal from the site.**

4.4 TA/2018/1051/TPO

05R6 - Acer: Mature tree with moderate lean and encroachment over road. Poor union in major stem fork, low value tree. Request consent to fell to ground level. 05RB - Acer: Mature tree with die back and squirrel damage. After deadwood removal, the tree has a very poor crown form and seems to be in further decline. Request consent to fell to ground level due to proximity to main road. 05R2 - Poplar: Mature tree with heavy lean towards property. Following a recent climbing inspection and removal of Ivy at the base, request consent for a crown reduction of 6m due to heavy lean and one sided canopy over property. Full spec and photo attached to site plan.

8 Clareville Road, Caterham CR3 6LA

Case Officer: Alastair Durkin

Comment: The Parish Councillors leave to Arboriculturist

The meeting closed at 1935

Date of the next meeting of the Planning Committee: will be held in the History Room, Caterham Valley Library, Stafford Road, Caterham, on Wednesday 27th June 2018 at 7:00pm

Copies of Parish Council minutes are held by the Clerk and are available on the
Parish Council web-site: www.caterhamvalleypc.org.uk

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