



(INCORPORATING VALLEY AND HARESTONE WARDS)

CATERHAM VALLEY PARISH COUNCIL - PLANNING COMMITTEE

Minutes of the meeting of Caterham Valley Parish Council Planning Committee held at Caterham Valley Library, Stafford Rd, CR3 6JG, Wednesday 9th March 2022 at 6:00pm

Cllr Sakina Bradbury - Chairman (part-time)

Cllr Jeremy Webster - Chairman (part-time)

Cllr Annette Evans

Mrs Caroline Hollins - Co-opted member

Mrs Deborah Brent - Co-opted member

Mr Peter Brent - Co-opted member

Mrs M Gibbins - Clerk & RFO

MINUTES

In the absence of Cllr Bradbury, Cllr Webster commenced the meeting and Cllr Bradbury took over when she arrived.

- Apologies for absence:**
Cllr Alun Jones
- 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.
- Public session:** There was one member of the public present in respect of application TA/2021/2003.
- To consider and make comment on the following Planning Applications:**
4.1 TA/2022/143
Erection of two-storey front and rear extensions, and associated improvement works.
81 Tupwood Lane, Caterham CR3 6DD *Case Officer: Deborah Soulsby*
Comment: The Parish Councillors leave to TDC Officers

4.2 TA/2022/180

Retrospective planning permission for retention of shed and decking.

97 Harestone Valley Road, Caterham CR3 6HR *Case Officer: Hannah Middleton*

Comment: The Parish Councillors leave to Arboriculturist with the hope that the mitigation will be sufficient to allow the decking and shed to remain.

4.3 TA/2022/163

Proposed side garage to create habitable accommodation.

166 Croydon Road, Caterham CR3 6QE *Case Officer: Hannah Middleton*

Comment: The Parish Councillors leave to TDC Officers however if changing the garage to habitable accommodation means that a car would have to find parking on the Croydon Road or on a neighbouring street, then this proposal would have a negative impact.

4.4 TA/2021/2003

Erection of part 3-storey, part 4-storey building comprising of 5 apartments on site of plots 18/19 Bradenhurst Close (as previously consented under TA/2017/2351) with associated access, parking, cycle storage and amenity space

Land to South of The Crescent, Bradenhurst Close, Caterham CR3 6FG

Case Officer: Francis Saayeng

Comment: see attachment

4.5 TA/2022/219/TPO

Ash (T1) & Hazel (T2) - To section fell semi mature Ash and Hazel located on the right hand rear boundary - (Not covered by TPO.) Group (G1) - To reduce mixed species hedging along the rear boundary (up to the larger Maple) to a height of 8.0ft and trim sides - (Not covered by TPO.) T3) - Yew - Lift Crown to give 3.5m clearance. The self-sown Elder located underneath will be removed. T4) - 2 x Holly - Lift crown (front drive) to give 2.5m ground clearance. T5) - Willow - Remove all major deadwood from mature Willow located along the drive and crown lift to 3.0m. T6) - Holly - Reduce mature Holly located directly behind customer garden (along drive) by 3.5m in height to allow the newer healthier growth to take dominance. T7) - Red Cedar - Remove snapped limb from mature Western Red cedar located in the front garden. T8) - Elderflower - To section fell mature Elder flower growing in-between 2x yew trees located at the front of the drive (Not covered by TPO.) T9) - Elderflower - To reduce mature Elder flower along the driveway back by 3.0m as this is causing problems with the phone line (Not covered by TPO.)

Flat 1, Allestree Hse, 155 Harestone Valley Rd, CR3 6HT *Case Officer: Alastair Durkin*

Comment: The Parish Councillors leave to Arboriculturist

4.6 TA/2022/181

Erection of a single storey rear extension to garage in association with conversion to habitable accommodation and new roof over.

138 Croydon Road, Caterham CR3 6QE *Case Officer: Hannah Middleton*

Comment: The Parish Councillors leave to TDC Officers with a condition that there should be no subdivision of the extension into a separate dwelling.

4.7 TA/2022/206/NC

Change of use from commercial (Class E) to convert the building into 3 units comprising 1x 2 bed flat and 2x 1 bed flats (Class C3).

2 Timber Hill Road, Caterham CR3 6LD

Case Officer: Cindy Blythe

Comment: see attachment

4.8 TA/2022/70/PA

Prior Approval for the installation of Solar Photovoltaics equipment on the roof of a non-domestic building (Schedule 2, Part 14, Class J).

Caterham School, Harestone Valley Rd, CR3 6YA *Case Officer: Hannah Middleton*

Comment: The Parish Councillors leave to TDC Officers

4.9 TA/2019/799/Cond3

Details pursuant to the discharge of Condition 21 (External lighting) of planning permission ref: 2019/799 dated 09/10/2019 (Erection of 18 flats involving demolition of existing building).

57 Tupwood Lane, Caterham CR3 6DB

Case Officer: Kim Waite

Comment: The Parish Council notes that on the southern edge of the buildings, they do not believe there is a requirement for up and down lighters. There is no path access on this elevation and the addition of lighting could result in excessive light pollution.

4.10 TA/2021/2163

Demolition of existing rear conservatory. Erection of two storey porch extension to existing gallery area, single storey rear extension and rear dormer in association with conversion of loft space to habitable accommodation. Installation of roof lights and changes to fenestration. (Amended Plans)

56 Harestone Hill, Caterham CR3 6DG

Case Officer: Hannah Middleton

Comment: The Parish Councillors leave to TDC Officers.

5. Appeal

TA/2021/1414

The erection of three terraced houses (comprising 2 x 4 bed and 1 x 3 bed), with associated access and parking

Land to the Rear of 180 to 188 Croydon Road, Caterham CR3 6QF

Comment: The Parish Councillors noted the comments

The meeting closed at 1840

The next planning meeting will be held on Wednesday 30th March 2022

Copies of Parish Council minutes are held by the Clerk and are available on the Parish

Council web-site: www.caterhamvalleypc.org.uk

Mrs M Gibbins, Parish Clerk, Tel: 07510 226989
