

Godstone Parish Council

(incorporating the Villages of Godstone, South Godstone and Blindley Heath)

Clerk to the Parish Council
S Endersby

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15 December 2023

Agenda

Members of the Planning Committee are summoned to a meeting of Godstone Parish Councils Planning Committee on **20 December 2023 at 7.00pm at The Bounty, Godstone.**

Mrs S Endersby – Clerk to Godstone Parish Council.

OPEN FORUM – The first fifteen minutes are available for members of the public to comment on the items to be discussed. If there are no members of the public present at 6pm, the formal meeting will commence.

1. Declaration of Interest
2. Apologies and reason for absence
3. Minutes of the previous meetings of the Planning Committee held on Monday 20 July 2023.
4. Current Planning Applications Lodged with Tandridge District Council (TDC) - Consider and agree comments:

Ref	Address	Application
2023/1420	Fairfields, Carlton Road, South Godstone, Godstone, Surrey, RH9 8LG	Erection of porch extension, rear part single storey and part two storey extension. Conversion of loft with rear dormer and changes to fenestration.
2023/1429	Old Willow Farm, Byers Lane, South Godstone, Godstone, Surrey, RH9 8JL	Redevelopment of site to provide 1x single dwelling and dog-kennels with associated landscaping and other works.
2023/1149	Westwood Stores, Eastbourne Road, South Godstone, Godstone, Surrey, RH9 8EZ	Proposed erection of 9 flats

5. Planning Applications notified to Parish Council by TDC between 14 Sept 23 – 21 Nov 2023:

Ref	Address	Application
2023/1028	6 Tylers Close, Godstone, Surrey, RH9 8AN	Erection of single storey rear extension, rear dormer extension and hip to gable roof extension.
2023/1119	14 Lagham Road, South Godstone, Godstone, Surrey, RH9 8HB	Demolition of single storey rear extension. Erection of single storey wrap around extension. Erection of dormer in association with conversion of loft space to habitable accommodation.
2023/1084	2 The Priory, Godstone, Surrey, RH9 8NL	Remove existing conservatory, erect 2 Storey rear extension, convert one garage to study, raise roof over front porch, replacement of fenestrations, enlargement of hardstanding and internal alterations.
2023/1104/ NH	The Bungalow, Byers Lane, South Godstone, Godstone, Surrey, RH9 8JH	Erection of a single storey rear extension which would extend beyond the rear wall of the original house by 8 metres, for which the maximum height would be 3.8 metres, and for which the height of the eaves would be 2.4 metres (Notification of a Proposed Larger Home extension)
2023/1128	112 Easter Way, South Godstone, Godstone, Surrey, RH9 8HH	Erection of two storey side extension and single storey rear extension, alterations to fenestration and render to existing and proposed facades.
2023/1118	Avalon, Carlton Road, South Godstone, Godstone, Rh9 8lg, South Godstone, Godstone, Surrey, RH9 8LG	Demolition of conservatory. Erection of two storey side extension and enclosure of porch to create new front door.
2023/1149	Westwood Stores, Eastbourne Road, South Godstone, Godstone, Surrey, RH9 8EZ	Proposed erection of 9 flats
2023/1169	19 Tylers Close, Godstone, Surrey, RH9 8AN	Erection of a two storey dwelling.
2023/1253	The Old Barn, Lagham Manor Farm, Eastbourne Road, South Godstone, Godstone, Surrey, RH9 8JB	Conversion of barn to form a 4-bedroom dwelling and use of the existing track and access to service the development.
2023/1329	Flint Hall Farm, Flower Lane, Godstone, Surrey, RH9 8DE	Occupancy of Flint Hall House without compliance with Condition 3 (agricultural/forestry occupancy condition) attached to Planning Permission Ref 85/P/0101.

2023/1358	Orchard House, Eastbourne Road, Godstone, Surrey, RH9 8EH	Loft conversion with erection of a rear dormer to create habitable space. Minor internal alterations. Erection of new rooflights to the front. (Certificate of Lawfulness for Proposed use of Development)
2023/1339	Buttons Mead Farm Livery, Buttons Mead Farm, Tandridge Lane, Lingfield, Surrey, RH7 6LW	Temporary placement of a static home (glamping pod) for a 6 month duration whilst works to Button Meads Farm (dwelling-house) is being constructed / refurbished (as approved under 2023/689 & 2017/2017). static home to be used solely by residents of button meads farm (dwelling-house) whilst they are displaced from the house. Static home to be removed from site following 6-month duration.
2023/1310	100 Ockleys Mead, Godstone, Surrey, RH9 8BA	Erect new porch to front elevation

5. Applications Lodged with Tandridge District Council for noting:

5.1 Tree works - notified to Parish Council by TDC between 15 Sept 2023 – 28 Sept 2023:

Ref	Address	Application
2023/1115/TCA	Beech House, Church Lane, Godstone, Surrey, RH9 8BW	T1) - Beech - To fell to ground level. (Please refer to photos provided.)
2023/1124/TCA	Church Of St Nicholas, Church Lane, Godstone, Surrey, RH9 8BW	Please refer to list of trees - Trees and the work required are detailed in the separate document provided with the application - Tree Works July 2023. (GPC own Application)
2023/1123/TCA	Godstone Green, Godstone Green, Godstone, Surrey, RH9 8DY	Please refer to Information on all trees included in the application and the work to be completed is included as a separate attachment. (GPC own Application)
2023/1166/TPO	17 Fosterdown, Godstone, Surrey, RH9 8BQ	53/TAN 947 - Area of small trees with Chalara Ash Dieback - Fell all ash trees within 6m of public footpath 948 - Displaying significant symptoms of Chalara Ash Dieback - Fell 949 (a-p) - Ash - AFFECTED BY TPO - 17 trees within range of eastern boundary displaying advanced symptoms of Chalara Ash Dieback - Fell 950 - Sycamore - Dead Twin stemmed dead tree - Fell along with marked smaller dead tree 20m south 951 - Willow - Splitting at main fork, leaning over property - Reduce to create pollard effect at 2m 953 - Ash - Displaying advanced symptoms of Chalara Ash Dieback - Fell 954 - Ash - Multi-stemmed (x3) with extensive bark loss, large broken hanging branch 3m east and advanced symptoms of Chalara Ash Dieback - Fell 955 - Mixed Species - Area of recently planted woodland with a high percentage of Ash with advanced symptoms of Chalara Ash Dieback. Relatively low risk as public access appears minimal - Consider removing ash as part of woodland management

5.2 Certificate of Lawfulness - notified to Parish Council by Tandridge District Council October 2023:

Ref	Address	Application
2023/1248	Flint Hall Farm, Flower Lane, Godstone, Surrey, RH9 8DE	Erection of building, hardstanding and associated groundworks (Certificate of Lawfulness for existing use or development).

5.2 Variation of Conditions - notified to Parish Council by TDC between 15 Sept 2023 – 21 Nov 2023:

Ref	Address	Application
2023/1027	6 Tylers Close, Godstone, Surrey, RH9 8AN	Variation of Condition 2 (Approved Drawings) of planning permission ref: 2023/423 (Erection of single storey rear extension and rear dormer to existing dwelling. Erection of first floor side extension and conversion of existing garage to provide a new 3 bedroom family home) Omit the approved single storey ground floor and second floor dormer extension .
2023/1325	Links Farm, Tilburstow Hill Road, South Godstone, Godstone, Surrey, RH9 8LB	Variation of condition 2 (Approved plans) of planning permission 2023/490 dd 18/09/2023 (Demolition of existing barns, structures and removal of concrete hardstanding. Erection of four detached dwelling houses, garaging facilities and associated works.) to allow increased depth of garage to house renewable energy plant and creation of a loggia from main bedroom.