

# Godstone Parish Council

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

## Clerk to the Parish Council

J Coulthard

## Admin Assistant to the Parish Council

G McPartlin

The Bounty  
Godstone Green  
Godstone, Surrey, RH9 8DY

Telephone/Fax: 01883 744209

## MINUTES

of the meeting of Godstone Parish Council held on **Monday 2<sup>nd</sup> February 2026 at 7.30pm** at St Stephens Church, South Godstone

**Chair:** Cllr S Beagley

**Vice Chair:** Cllr L Case

**Present:** Cllr D Christmas, Cllr C Farr, Cllr J Gardner, Cllr J Goodman, Cllr K Ward and Cllr C White

**In attendance:** D Cllr M Crane, Secretary of the South Godstone Sports and Social Club, John Farnaby, 8 x Residents and J Coulthard (Clerk)

160/25	<b>1 QUESTIONS FROM MEMBERS OF THE PUBLIC</b>	
	<p><b>1.1 South Godstone Sports and Social Club update on discussions regarding the transfer of the asset from TDC.</b> – The Secretary of the South Godstone Sports and Social Club attended the meeting to update the Parish Council (PC) on the members decision regarding whether the Club wished to proceed with the Asset Transfer of the Club from TDC on their own. She reported that that the members had agreed for the Trustees to pursue the transfer on their own without the involvement of the PC. She emphasised there was no guarantee that the transfer would go ahead especially in the event of an issue arising that could not be overcome. She committed to keeping Cllr White updated so he could inform the PC.</p> <p><b>1.2 A resident has emailed requesting help from the PC to get action taken to resolve a flooding issue in Ivy Mill Lane. To consider and agree or otherwise whether to assist the resident and if so, what action to take.</b> – The resident attended the meeting and briefed the PC on the flooding issues they were experiencing. Cllr Gardner advised the resident that although Ivy Mill Lane was part of Godstone Village, the resident's property was in fact within the borders of Bletchingley Parish and that they would need to approach Bletchingley Parish Council for help. The Clerk advised that if she had the resident's written permission, she would forward all his correspondence to the Clerk at Bletchingley and arrange for the issue to be on the agenda for the next full meeting of Bletchingley Parish Council which was on the following Monday.</p> <p><b>1.3 A resident has emailed to request support from the PC to introduce traffic calming measures in the High Street when the road reopens. They would like the introduction of a 20mph speed limit and to have planters with trees and flowers along the paths running down the High Street. To consider and agree or otherwise whether to assist and if so what action to take.</b> – The PC felt that a proposal to introduce a 20mph speed limit in the High Street was very unlikely to gain agreement as it was an A road. They also had concerns about having planters running down the paths on the High Street, which could have an impact on accessibility for residents with mobility issues. However, <b>IT WAS AGREED</b> to defer the item for reconsideration when there was a clearer idea of when the road collapse would be fixed.</p> <p><b>1.4 A resident has emailed the PC with a repeat request to take action to eradicate the Japanese Knotweed on the PC land behind Taylors Yard</b> – The Clerk reported that the this was in hand and she had approached three</p>	JC

	<p>contractors for quotes for eradicating the Knotweed. She also reported that she was liaising with a resident who had an issue with Knotweed on their land which was adjacent to the PC land and who had requested that the PC work on a joint plan of eradication with him.</p> <p><b>1.5 TDC Local Plan</b> - A resident attended the meeting to ask the PC to ensure that they submitted comments to the consultation on the Tandridge District Council (TDC) Local Plan. He advised that commenting was very important to ensure that new developments were proposed in areas of the Parish that were acceptable to the residents. The resident suggested that the target for new houses in Tandridge needed to be reduced as much of Tandridge was Green Belt meaning that there was no room for the number of new houses targeted for Tandridge. He felt that a key issue relating to the local plan was the issue of Green Belt being reclassified as Grey Belt. The resident asked Cllr C Farr and Cllr Gardner to review the TDC Local Plan and submit comments.</p> <p><b>1.6 Flooding at Blindley Heath</b> – A resident attended the meeting to ask the PC for their help to get something done about the flooding at Blindley Heath. It was causing issues with the drive to her property which she already had rebuilt but it now needed to be rebuilt again. She stated that she had reported the issue many times to FixMyStreet, but the portal kept showing that the problem had been fixed even though it was not. The resident said she had also contacted the local MP. Engineers had come to speak to the resident and advised that the roots of the Willow Tree at the pond at Blindley Heath had grown into the drainage system and blocked the drains. She mentioned that the car park at the pond was always flooded and was full of potholes. The resident runs a business from her home, and this meant that her clients had nowhere to park when visiting and had trouble navigating her driveway. She also mentioned the water pouring off the Blue Anchor field carrying silt and mud with it which was compounding the blocking of the drains. It was mentioned and that the issue had only started in the last 6 months after the soil was compacted on the field during works by a utility company. <b>IT WAS AGREED</b> that the Clerk would write to the owner of the field to advise them that they needed to do something about the mud and silt. <b>IT WAS ALSO AGREED</b> that the Clerk would follow up with Surrey County Council (SCC) and contact the TDC tree officer regarding taking the Willow Tree down. The resident concluded by stating that she felt that the PC should pay for the repairs/rebuild of her drive. The PC decline to comment.</p> <p><b>1.7 Pale Park</b> – A resident attended to give a brief update on the activities of the residents group opposing the Pale Park development in South Godstone. The resident advised that more residents were getting involved and that a plan of action was being developed.</p> <p><b>1.8 Godstone Neighbourhood Plan</b> – John Farnaby attended the meeting to give a brief update on the status of the Godstone Neighbourhood Plan. He advised that as a couple of responses from consultees had been missed under Regulation 16 the first time around, the Plan needed to go back through the Regulation 16 processes. He explained that TDC were trying to get this done quickly with the hope of getting it back out for consultation very soon.</p>	
<b>161/25</b>	<b>2 APOLOGIES AND REASONS FOR ABSENCE (LGA 1972 s85)</b>	
	Apologies received and accepted for Cllr S Farr.	
<b>162/25</b>	<b>3 DECLARATIONS OF INTERESTS</b>	
	Cllr White declared a non-pecuniary interest in item 9.1.1 on the agenda, the nature of the interest being that he is a member of South Godstone Sports & Social Club.	
<b>163/25</b>	<b>4 COUNTY AND DISTRICT CLLRS</b> – Brief report on matters affecting the Parish.	
	Cllr C Farr in his capacity as SC Cllr reported that Surrey County Council's focus was now on getting ready for the elections for the shadow Unitary Authorities in May 2026. He also advised that an updated from SCC on the road collapse had been circulated.	

JC

JC

	<p>Cllr C White in his capacity as District Cllr, reported that a notification for 250 homes on land west of Tylers Close had been validated. He mentioned at a planning application for 250 homes in Copthorne had also been validated the Local Government Reorganisation. He advised that in total the number homes that having planning permission in the pipeline is 1,400 to 2,000 homes. Cllr C Farr mentioned that there was an application being considered by TDC's Planning Committee on Thursday for 7 homes at Dippen Hall at Blindley Heath. SCC had advised that the visibility splays were not adequate for a 40mph speed limit however if they developers were happy to pay for a change to a 30mph speed limit they would not oppose the application.</p> <p>D Cllr Crane reported that Govia Thameslink will be introducing parking charges at South Godstone Train Station. The charges would be £4 per day. Introducing charges could have an impact on parking in the surround residential roads.</p>	
<b>164/25</b>	<b>5 MINUTES</b>	
	<p>MINUTES of the Greenspaces Committee meeting of the 17<sup>th</sup> of November, the full Parish Council meeting held on the 5<sup>th</sup> January 2026, and the Planning Committee meeting held on the 21<sup>st</sup> of January 2026 were agreed and signed as true record. (LGA 1972 Sch.12 s41)</p>	
<b>165/25</b>	<b>6 REPORTS</b>	
	<p><b>6.1 Clerks Report - Matters to bring to the Councils attention</b></p> <p>6.1.1 <b>CIL BID 2026</b> – TDC has announced another CIL Bid opportunity for 2026. £1m is available to support local projects. To consider and agree or otherwise whether the PC wishes to bid for funds for the Adult Outdoor Gym and CCTV or another project. <b>IT WAS AGREED</b> that the Clerk would submit a bid for funding the Adult Gym and CCTV.</p> <p><b>6.2 Chairperson's Report – (for noting) information only.</b></p> <p>Cllr Beagley reported that he arranged for the tree trunk/stump opposite the White Hart to be removed and had approved the cost together with the Clerk as per the Financial Regulations. He explained that the tree trunk/stump was so loose it could be pushed over by hand and was a risk to passing members of the public.</p> <p><b>6.3 Reports (for noting) from representatives on outside bodies etc.</b></p> <p>None</p> <p><b>6.4 Reports from Committees</b></p> <p>Several Cllrs mentioned that residents were complaining that they were not being made aware of planning applications. Neighbours of recent properties and developments that were the subject of a planning application were not receiving the statutory notifications and there did not seem to be any public notices put up close by as expected. <b>IT WAS AGREED</b> to discuss how to ensure residents were made aware of planning applications at a future meeting of the Planning Committee.</p>	<p><b>JC</b></p> <p><b>JC/GM</b></p>
<b>166/25</b>	<b>7 GREENS, COMMONS AND LAND</b>	
	<p><b>7.1 Godstone – Godstone Green; Greenview; Playground, Allotment and Hilly Fields</b></p> <p>7.1.1 <b>Godstone Green –</b></p> <p>7.1.1.1 A business has requested permission to station a mobile Coffee Truck in the car park opposite the White Hart. To consider and agree or otherwise whether to grant permission. – The PC discussed the request. However, it was felt that there were already businesses offering this service within the Village. These businesses had suffered due to the road collapse, and the PC felt duty bound to help protect them from any further potential negative impact and therefore decided it could not agree to the request.</p> <p>7.1.1.2 To retrospectively approve the removal of the old tree trunk opposite the White Hart which wobbly and could be moved by pushing and therefore removed as an emergency due to it presenting a risk to pedestrians.</p> <p><b>APPROVED.</b></p> <p>7.1.1.3 Another Circus has asked to hire the Green in 2026. A Circus has already booked for the Circus that have used the Green previously. To consider and agree or otherwise whether the new Circus can hire the Green. – The PC agreed in principle to allow another Circus to hire the Green provided it was different enough from the Circus already booked.</p>	

<p>7.1.1.4 GVA Donation of funds for trees for Godstone Green – To consider and agree or otherwise the process for accepting the donation and ordering the trees. <b>IT WAS AGREED</b> that GVA would make the donation of the tree fund to the PC and the PC would then pay the suppliers for the trees and that the Clerk would advise GVA. <b>IT WAS ALSO AGREED</b> that Cllr Beagley would mark the spots where the trees could be planted and that Cllr Gardner would plant them.</p> <p>7.1.2 <b>Greenview</b> – Cllr Gardner reported that the sign that had fallen would be reinstalled this week.</p> <p>7.1.3 <b>Playground</b>  7.1.3.1 The cost of the replacement playground equipment and additional Table Tennis table were approved at the January 2026 full meeting. The costs have changed since the original quote. To consider and agree or otherwise to approve the new cost (details circulated prior to the meeting). <b>APPROVED.</b></p> <p>7.1.4 <b>Allotments</b> – Cllr Beagley reported that the Allotment tenants wanted to put a chain across the entrance to the allotments to stop non-tenants parking. <b>APPROVED.</b></p> <p>7.1.5 <b>Hilly Fields</b> – Cllr Gardner reported that at the Windmill Lane entrance there was a dead Elm that needs to come down. <b>IT WAS AGREED</b> that the Clerk would obtain a quote to remove the tree.</p> <p>7.2 <b>Tilburstow Hill and The Enterdent</b>  7.2.1 Tilburstow Hill Tree  7.2.1.1 To approve the Openreach quote for taking down the telephone line on the land to allow the tree work to be conducted safely and without damaging the line. £5,151.80 ex. VAT The Clerk explained that a Wayleave agreement for the Openreach equipment at Tilburstow Hill Common did not exist as Openreach’s rights were covered by legislation. The PC was still not happy at the costs quoted by Openreach for taking down the telephone line and asked the Clerk to investigate further to try to reduce the cost.</p> <p>7.3 <b>South Godstone</b>  7.3.1 <b>Hunters Chase Playground</b> – TDC has invited a Parish Cllr to cut the ribbon at the re-opening ceremony 23rd March 3-4pm. To consider and agree which Cllr will cut the ribbon and which other Cllrs will attend. <b>IT WAS AGREED</b> that Cllrs Goodman and White would attend and cut the ribbon.</p> <p>7.4 <b>Blindley Heath</b>  7.4.1 The Cricket Club has asked if there is anything the PC can do to get some action to resolve the flooding issue at the Traffic Lights which is impacting the car park and preventing the PC from fixing the potholes in the car park. – Item already covered under 1.6 above however, it was mentioned that the work on the water main has helped to mitigate the problem.</p> <p>7.5 <b>Burial Ground</b> - Exclusive Rights of Burial Applications and Memorial Applications  7.5.1 A family has requested permission to put a 2nd inscription on a memorial headstone (wording circulated prior to the meeting). <b>APPROVED.</b></p> <p>The Clerk asked the PC whether they had given the previous Clerk delegated authority to deal with ‘business as usual’ tasks and queries related to the Burial Ground as Cllrs seemed surprised that items such as inscriptions were on the agenda. The PC advised the Clerk that delegated authority had been given to the previous Clerk and this should continue. The Clerk noted delegated authority and advised she would not these types of items to the agenda in future.</p> <p>7.6 <b>All Areas – Tree Survey</b> – To consider the Tree Survey quotes received and agree which contractor to us (quotes circulated prior to the meeting). - The Clerk briefed the PC on the quotes received and the differing prices. Quote a) c.£6K, b) c.£5K and c) £3.5K. The PC had used the contractor for quote a) previously and had some concerns as some work that had been awarded previously to the contractor after the last tree survey had not been completed. The Clerk advised she had used</p>	<p>JC SB/J Ga</p> <p>JC</p> <p>JC/GM</p> <p>CW/ J Go</p>
---	--

	<p>the contractor for quote b) for the last 4 years and was happy with their work and service. She also reported that they had asked lots of questions about the areas to be surveyed and worked with the Asst. Clerk to make sure they had mapped the areas to be surveyed, correctly. The PC did not have any experience or insight into the quality of the work of the contractor for quote c) and although they provided the cheapest quote, there were concerns that they had not asked any questions or checked the mapping of the areas to be surveyed. There was also some concern about the quote as it was so much lower than the other quotes.</p> <p>Each contractor had been asked to provide a sample of a survey report which Cllrs had viewed prior to the meeting. Cllr Case mentioned that she preferred the report format provided by the contractor for quote b) as it was clearly laid out and easy to follow. Cllr Christmas raised concerns that the PC was not seeking to obtain value for money by not focusing on the contractor for quote c) as they offered the cheapest quote. Most of the other Cllrs felt that going for the cheapest quote would not necessarily deliver 'value for money' and from experience choosing the cheapest quote could result in issues causing more expense in the future.</p> <p><b>IT WAS AGREED</b> to choose the contractor for quote b) to conduct the tree survey and that the Asst. Clerk would advise the contractor.</p>	<b>GM</b>
<b>167/25</b>	<b>8 FINANCE</b>	
	<p>8.1 Accounts for Payment - Approve FEBRUARY accounts for payment. <b>APPROVED.</b></p> <p>8.2 Finance Papers up to 31ST DECEMBER 2025 - Bank Reconciliation and Accounts Reports – Income &amp; Expenditure; Reserves, Balance Sheet and Summary of Funds). Not Available to review.</p> <p>8.3 To consider and agree or otherwise whether the Clerk can apply for a debit card for the Lloyds Community Account to avoid staff and Cllrs having to pay for small or incidental items and claiming back expenses. <b>IT WAS AGREED</b> that the Clerk could apply for a debit card.</p>	<b>JC</b>
<b>168/25</b>	<b>9 TDC ASSET TRANSFER</b>	
	<p>9.1 <b>South Godstone Sports &amp; Social Club</b></p> <p>9.1.1 To consider and agree or otherwise whether the Parish Council wish to proceed with the process for the transfer of South Godstone Sports &amp; Social Club. – In the light of the briefing provided by the Secretary of the Godstone Sports &amp; Social Club <b>IT WAS AGREED</b> that the PC would withdraw its expression of interest in having the Asset transferred to the PC and that the Clerk would inform the TDC Asset Transfer team.</p> <p>9.2 <b>Featherstone Playground and Playing Field</b></p> <p>9.2.1 Update on questions raised at the previous full Parish Council meeting – The Clerk reported that the TDC had confirmed that the 'Buy Back Option' mentioned in the Heads of Terms for the transfer agreement was a standard clause and would only be invoked if the PC breached the terms of the agreement. For example, did not maintain the current use of the land or failed to keep it maintained and in good order. She advised that TDC had not yet answered the question about ownership and transfer of the road around the playing field, although she had, with Cllr C Farr's help, confirmed that the road had been adopted and was maintained by SCC.</p> <p>9.2.2 To consider and agree or otherwise whether the Clerk can sign the Heads of Terms – The PC confirmed that the Clerk could sign the Heads of Terms if TDC's Asset Transfer team confirmed that the PC would not be responsible for the road.</p>	<b>JC</b>
<b>169/25</b>	<b>10 GOVERNANCE</b>	
	Nothing to report.	
<b>170/25</b>	<b>11 POLICES &amp; PROCEDURES</b>	
	Nothing to report	
<b>171/25</b>	<b>12 SALC/NALC</b>	
	12.1 To consider and agree which Cllrs to nominate to attend two NALC events 1) Mastering Asset Management: Navigating new responsibilities, 2) Beyond the Precept: Funding Solutions for smaller Parish and Town Councils. <b>IT WAS</b>	<b>LC/JG o/CW</b>

	<b>AGREED</b> that Cllrs Case and Goodman would attend event 1) and Cllr White would attend event 2).	
<b>172/25</b>	<b>13 CORRESPONDENCE</b>	
	Nothing additional to report.	
<b>173/25</b>	<b>14 MATTERS FOR REPORTING OR INCLUSION ON FUTURE AGENDAS</b>	
	14.1 Finance Regulations for adoption 14.2 Review Asset Register 14.3 Review Risk Register	
<b>174/25</b>	<b>15 AOB</b>	
	None	
<b>175/25</b>	<b>16 CURRENT PLANNING ISSUES (Applications with a comment deadline prior to the next Planning Committee Meeting).</b>	
	<p>16.1 <b>2025/1539</b> – Melathron, Quarry Road, Godstone, surrey, RH9 8DQ. Application for a Certificate of Lawfulness for an existing use or development (CLUED) regarding the subdivision of a resident dwelling to provide 5 residential dwellings. Dewlands, Godstone, Surrey, RH9 8BS – Demolition of existing detached garage and erection of a single storey rear and front porch extensions. <b>RESOLVED - NO COMMENT</b></p> <p>16.2 <b>2026/1</b> – Rosebank, Needles Bank, Godstone, Surrey, RH9 8LN – demolition of existing addition to the rear of the dwelling, erection of a 2-storey rear extension. <b>RESOLVED - NO OBJECTION.</b></p> <p>16.3 <b>2026/5-</b> Rosebank, Needles Bank, Godstone, Surrey, RH9 8LN – demolition of existing addition to the rear of the dwelling, erection of a 2-storey rear extension (Listed Building Consent). <b>RESOLVED – NO OBJECTION.</b></p> <p>16.4 <b>2026/67/TPO</b> – 52 Laghams Park, South Godstone, Godstone, Surrey, RH9 8ER – T1) Beech – dismantle. – <b>RESOLVED – The PC agreed to leave the decision to the TDC Tree Officer.</b></p> <p>16.5 <b>Any Other Planning Matters</b></p> <p><b>16.5.1 SNN New Street: Former Southlands Nurseries, Hare Lane, Blindley Heath (original Planning Application No TA/2016/1684</b> – TDC are proposing to name the new street ‘Kiln Field Lane’. To consider and agree or otherwise whether the PC has any objection to the proposed name. – <b>RESOLVED – NO OBJECTION</b></p> <p>16.5.2 <b>Godstone Neighbourhood Plan</b> - update. – already covered under 1.8</p>	
<b>176/25</b>	<b>17 DATES OF FORTHCOMING MEETINGS</b>	
	<ul style="list-style-type: none"> <li>• Planning Committee Meeting – Wednesday, 18<sup>th</sup> February 2026, 6:30pm at the Bounty, Godstone Green</li> <li>• Full Parish Council Meeting – Monday, 2<sup>nd</sup> March 2026, 7:30pm at St Stephens Church, South Godstone</li> <li>• Greenspaces Committee Meeting – Monday 9<sup>th</sup> March 2026, 10am at the Bounty, Godstone Green</li> </ul> <p><b>Part 2</b> – To consider passing a resolution that pursuant to Section 1 part 2 of the Public Bodies (Admission to Meetings) Act 1960, the public be excluded from the meeting during the consideration of any business on the grounds that it is likely if the public were to remain, there would be a disclosure of exempt information. – Motion not required.</p> <p>There being no other business the Chair closed the meeting at 21:57</p>	

-----  
Signed  
Chairperson

-----  
Print Name

-----  
Date