

# Godstone Parish Council

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

Clerk to the Parish Council  
S Endersby

Admin Assistant

**The Bounty**  
**Godstone Green**  
**Godstone, Surrey, RH9 8DY**  
**Telephone: 01883 744209**  
**Email: [clerk@godstone-pc.gov.uk](mailto:clerk@godstone-pc.gov.uk)**

## MINUTES

of the meeting of Godstone Parish Councils Planning Committee  
held on **Wednesday 25 January 2023 at 7.00pm at The Bounty.**

**Members:** Cllrs B Davis, J Gardner, S Farr and J Farnaby  
**Apologies:** Cllrs C Farr, C White, L Case and D Stone.  
**Absent:** Cllr M McLoughlin

**OPEN FORUM** – No member of the Public Present.

1. Declaration of Interest  
1.1 The committee noted a declaration of interest in relation to application 2022/1261 as the parish office is a close neighbour of the applicant.
2. Apologies and reason for absence  
2.1 Apologies were noted from Cllrs C Farr (Conflict of Interest as TDC Councillors); C White (Conflict of Interest as TDC Councillors); L Case (Due to a conflict with another meeting engagement) and D Stone (Due to health reasons).

**RESOLVED** – The apologies were noted, and the meeting deemed quorate.

3. Minutes of the previous meetings of the Planning Committee held on Wednesday 23 November 2022.

**RESOLVED** – The committee agreed that the minutes of the previous meeting of the Planning Committee held on Wednesday 23 November 2022, were an accurate record of the meeting and that they be signed by the Chair.

4. Current Planning Applications Lodged with Tandridge District Council (TDC) - Considered and agreed the following comments:

Ref	Address	Application	
2022/883	Leigh Mill House, Eastbourne Road, Godstone, Surrey, RH9 8EH	Installation of solar thermal panels on 'pool house' roof and photovoltaic panels on applicant's land. (Listed Building in Green Belt)	In view of comments submitted on proximity to ancient woodland and Governments views on renewable energy projects Godstone Parish Council (GPC) are happy to leave it to the planning officer.
2022/1181	2 The Grange, Eastbourne Road, South Godstone, Godstone, Surrey, RH9 8JQ	Erection of single storey side extension.	No comment.
2022/1313	The White Barn, Tilburstow Hill Road, South Godstone, Godstone, Surrey, RH9 8LB	Demolition of existing storm damaged garage and erection of detached garage/workshop.	As there are No neighbours or Archaeologists objections No objections from GPC.
2022/1261	Godstone Club, Godstone Green, Godstone, Surrey, RH9 8DY	To install 6 no floodlit columns to no 1 court to provide a second flood lit court.	GPC declare an interest being a close neighbour. One neighbour has commented about light pollution. No comment.
2022/1529/T	Harcourt Way, Tandridge, RH9 8HS	Proposed 5G telecoms installation: H3G 15m street pole and additional equipment cabinets.	GPC are still concerned about the close proximity to a school and neighbours' concerns and therefore <b>OBJECT</b> .
2022/1321	Norbryght, Tilburstow Hill Road, South Godstone, Godstone, Surrey, RH9 8NA	Extension of roof to include front and rear dormers, two Juliet balconies at the front and changes to fenestration at the rear.	It is noted that there has been a number of planning applications in respect to this property and are concerned about overdevelopment in the Greenbelt nevertheless are

			happy to leave it to the planning officer.
2022/1376	Norbryght, Tilburstow Hill Road, South Godstone, Godstone, Surrey, RH9 8NA	Erection of swimming pool building, garage/gym and formation of tennis court	It is noted that there has been a number of planning applications in respect to this property and are concerned about overdevelopment in the Greenbelt nevertheless are happy to leave it to the planning officer.
2022/1227	30 Tylers Close, Godstone, Surrey, RH9 8AN	Formation of dropped kerb	Application noted - TDC already approved.
2022/1588	Well Site 5, Kings Farm, Tilburstow Hill Road, South Godstone, Surrey, RH9 8LB	Variation to the Oil Storage activity to reflect the change in site layout and the change of associated gas from being flared to being used as fuel within an electrical generator. (Consultation with Environment agency.) Variation to the Mining Waste Operation with flare to remove the use of flare for incinerating associated gas and include the incineration for the clean up only using a different flare unit. Inclusion of Gas to Wire and Pipeline systems as Directly Associated Activities as per EA Advice.	Gas to electric scheme" 1 neighbour objection based on amount of co2 and nox being produced However GPC prepared to leave this to the planning officer.
2022/1228	24 Salisbury Road, Godstone, Surrey, RH9 8AB	Erection of single storey rear side return extension including raised flat roof and associated parapet walls. Installation of raised decking to the rear.	No objection.
2022/1460	39 Easter Way, South Godstone, Godstone, Surrey, RH9 8HG	Demolition of existing conservatory and part demolition of garage. Erection of two storey rear / side extension, part single storey rear extension.	No comment.

5. Applications Lodged with Tandridge District Council for noting:

**5.1 Permitted Development**

2022/1515	A22 Eastbourne Road, Blindley Heath, Lingfield, Surrey, RH7 6JJ	Install fixed line broadband electronic communications apparatus under Regulation 5, detailed as 1 x telegraph pole (Notification of Telecommunications permitted development)	Not listed on TDC website so unable to comment.
-----------	---	--	---

**5.2 Tree Works**

2022/1420/ TPO	9 Ivy Mill Lane, Godstone, Surrey, RH9 8NH	T1) - Oak - Reduce crown by 20% (1.5m) and thin by 10%.leaving appx 8.5m high and 7m wide.	Leave to tree officer.
2022/1421/ TCA	9 Ivy Mill Lane, Godstone, Surrey, RH9 8NH	T2) - Leylandii - Reduce by 70% (6m) to hedge height.	Leave to tree officer.
2022/1435/ TPO	Court Road Open Space, Court Road, Godstone, Surrey, RH9 8BT	T3) - Lime co-dominate - Re-pollard by removing up to 5m of vertical and horizontal growth back to suitable sound wood. Day work rate Climbing of 3 with road chipper. (Non urgent.)	Leave to tree officer.
2022/1568/ TCA	Court Road Open Space, Court Road, Godstone, Surrey, RH9 8BT	G7) - Persian Ironwood x1 and magnolia x1 - Crown Reduce vertical and horizontal growth back to suitable sound wood by No more than 1.5m.	Leave to tree officer.
2022/1573/ TCA	2 Homefield Cottages, Bullbeggars Lane, Godstone, Surrey, RH9 8BJ	T1) - Ash - Fell to height of the hedge.	Leave to tree officer.

2022/1574/ TCA	1 Homefield Cottages, Bullbeggars Lane, Godstone, Surrey, RH9 8BJ	T1) - Ash -To fell to ground level. T2) - Ash - To fell to ground level. T3) - Ash - To fell to ground level. T4) - Ash - To fell to ground level.	Leave to tree officer.
-------------------	---	---	---------------------------

### 5.3 Certificate of Lawfulness for a Proposed Use or Development

2022/1362	36 Hunters Chase, South Godstone, Godstone, Surrey, RH9 8HR	Erection of rear dormer with Juliette balcony in association with conversion of loft. Installation of roof lights to front roof slope. (Certificate of Lawfulness for a Proposed Use or Development).	No neighbours' comments Leave to planning officer.
2022/1310	Fairfields, Carlton Road, South Godstone, Godstone, Surrey, RH9 8LG	Erection of two storey rear extension (Certificate of Lawfulness for a Proposed Use or Development).	No neighbours' comments Leave to planning officer.
2022/1325	Lyndale, Carlton Road, South Godstone, Godstone, Surrey, RH9 8LD	Erection of detached swimming pool building (Certificate of Lawfulness for a Proposed Use or Development).	Refusal by TDC to previous scheme noted and new scheme seem excessive for a domestic development and concerned about commercial use therefore <b>GPC OBJECT.</b>

### 5.4 Applications Lodged with Tandridge District Council for noting: Change of Use

2022/1618/ NC	Dippen Hall, Eastbourne Road, Blindley Heath, Lingfield, Surrey, RH7 6JX	Change of Use from Class E (Offices) to Class C3 (Dwellinghouses) to form 10 apartments. (Application to determine as to whether prior approval is required under Schedule 2, Part 3, Class MA)	No comment.
2022/1443	Land At Tilburstow Hill, Tilburstow Hill Road, Godstone, RH1 4NB	Change of Use from paddock and grazing to Greensand Haven Secure Dog Activity, Walking and Training Fields (F2(c) use class). Works comprise the erection of replacement 1.2M high timber post and galvanized mesh wire fence with a new gate to separate the meadow walk and activity walk in the secure dog walking, and activity field A. Removing electric fences to form secure dog walking field B and provision of two mobile field shelters to fields A & B.	GPC are very concerned about the parking and cannot support this application without an off road parking plan and therefore have to <b>OBJECT</b> to the current proposal.

### 5.5 Applications Lodged with Tandridge District Council for noting: Discharge of Conditions of Planning Permission

2021/74/Co nd2	Bay Pond Wildlife Reserve And Ponds, Oxted Road, Godstone, RH9 8LT	Details pursuant to the discharge of condition 8 (Visibility Zones), condition 9 (Written Scheme for Vehicles Turning and Parking) and condition 10 (Construction Transport Management Plan) of planning permission ref: 2021/74 dated 16 September 2021 (Improvements to the Bay Pond wildlife ponds to include access road, desilting ponds, penstock, tracks and wetland area.)	GPC continue to be concerned about the scope of this development but are happy to leave the discharge of conditions to the planning officer.
-------------------	--	---	---

2021/693/Condition 2	Pillar Box House, Godstone Hill, Godstone, Surrey, RH9 8FH	Details pursuant to the discharge of condition 3 (Hard and Soft Landscaping) and condition 4 (Materials) of planning permission ref: 2021/693 dated 9th September 2021 (Demolition of the existing dwelling. Erection of a two storey building with habitable roof space containing 8 self-contained residential flats with associated parking, amenity space, refuse and cycle storage.	Already approved by TDC 28/10/22 Therefore no comments.
----------------------	--	--	---

6. Correspondence

7. Date of next meeting - TBC

**Part 2 – None**

----- The meeting closed -----

-----  
Signed  
Committee Chair

-----  
Dated