

## **HORLEY TOWN COUNCIL**

### **Planning and Development Committee**

A meeting of the above-named Committee will be held at the Albert Rooms,  
Albert Road, Horley on **Tuesday, 13 January 2015 at 7.30 pm**

**All correspondence and papers referred to in the public part of the agenda are available to view  
in the Town Council Offices during normal office hours.**

### **AGENDA**

- 1. Apologies and Reasons for Absence**
- 2. Declarations of Interest and Dispensations**
  - i) To receive any Declarations of Interest regarding items on this agenda.
  - ii) To receive any written requests for dispensations for Disclosable Pecuniary Interests.
  - iii) To grant any request for dispensations, as appropriate.
- 3. Public Forum**
- 4. Approval of Minutes**

Planning & Development Committee held on 9 December 2014.
- 5. Matters Arising**

Planning & Development Committee held on 9 December 2014.
- 6. Outside Bodies and Sub-Committees**
  - i) **Gatwick Diamond Business:** To receive an update on recent meetings.
  - ii) **Horley Town Management Group:** To receive an update on recent meetings.
  - iii) To receive reports of attendance at any other recent meetings.
- 7. Deferred Planning Applications**

To consider any planning applications deferred from previous meetings.
- 8. Determined Applications**

To consider the list of applications determined for the period 3 December to 2014 to 6 January 2015.
- 9. Planning Applications received from Reigate & Banstead Borough Council**

To consider planning applications received for weeks ending 9 & 16 December 2014 & 6 January 2015.
- 10. Planning Appeals**
  - i) To consider any Planning Appeals received.
  - ii) To consider any Planning Appeals determined.
- 11. Ongoing Planning Matters**

To receive an update on any matters.
- 12. North East Sector**

To receive an update on any matters.
- 13. North West Sector**

To receive an update on any matters.

**....Continued**

14. **Town Centre Regeneration**  
To receive an update on any matters.
15. **Railway Matters**
  - i) **Network Rail Consultation: South East Route, Sussex Area Route Study – Draft for Consultation (Deadline: 13 January 2015)**  
To ratify this Council's response.
  - ii) **Govia Thameslink Railway Consultation – December 2015 Timetable (Deadline: 30 January 2015)**  
To consider this Council's response.
  - iii) To receive an update on any matters.
16. **Highway Matters**
  - i) **SCC Consultation: Local Transport Review (Extended Deadline: 2 February 2015) -**  
To consider this Council's response.
  - ii) To receive an update on any other matters.
17. **Local Flooding Issues**
  - i) **Horley South East Flood Forum –** To receive an update.
  - ii) To receive an update on any other matters.
18. **Airport Matters**
  - i) **Airports Commission Consultation (Deadline: 3 February 2015) -**  
To consider this Council's response.
  - ii) **CAA Consultation: Post Implementation Review (PIR) – RNAV departure routes (Deadline: 5 January 2015) -**  
To ratify this Council's response.
  - iii) **GATCOM: Weekly Newsletters & Updates -** To note information received.
  - iv) To receive an update on any other matters.
19. **RBBC Consultation: Community Infrastructure Levy – Preliminary Draft Charging Schedule (Deadline: 12 January 2015)**  
To ratify this Council's response.
20. **Local Design Characteristics and Car Parking**  
To review progress to date with a view to agreeing this Council's submission at the January meeting.
21. **Letters Received**
22. **Diary Dates**
23. **Urgent Business**
24. **Press Release**  
To agree items for inclusion.

**Date of next meeting: 10 February 2015**



**Signed: Town Clerk**

**Dated: 8 January 2015**

**Reigate and Banstead Borough Council  
List of Planning Applications Received  
During the Week Ending 09/12/14**

**Application No:** 14/02494/HHOLD      Type: Householder Application  
**Case Officer:** Helen Goody      Registration Date: 2nd December 2014  
**Ward:** Horley Central      Delegation Level: Development Quality Manager

**Team:** Neighbourhood  
Development Team

**APPLICANT:** Mr Patel      **AGENT:** Paul Nye, Paddock House, Pulborough Road  
5 Spiers Farm Close, Horley RH6 7BW      Cootham, Pulborough, West Sussex RH20 4JN  
**LOCATION:** 5 Spiers Farm Close Horley RH6 7BW  
**PROPOSED DEVELOPMENT:** Proposed rear conservatory  
**Cons. Expiry Date:** 29/12/14; pdf: A.2

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**Application No:** 14/01918/CU      Type: Change of Use  
**Case Officer:** Natalia Achilleos      Registration Date: 4th December 2014  
**Ward:** Horley East      Delegation Level: Development Quality Manager

**Team:** Neighbourhood  
Development Team

**APPLICANT:** Childcare And Learning (Cranbrook) Ltd  
The Old Post Office, Antlands Lane East  
Shingley Bridge, Horley RH6 9TE  
**LOCATION:** Cranbrook Adventurers Coppingham House 261  
Balcombe Road Horley  
**PROPOSED DEVELOPMENT:** Change of use of above address from D1 to residential  
**Cons. Expiry Date:** 25/12/14; pdf: B.6

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**Application No:** 14/02489/HHOLD      Type: Householder Application  
**Case Officer:** Kate Beith      Registration Date: 1st December 2014  
**Ward:** Horley East      Delegation Level: Development Quality Manager

**Team:** Neighbourhood  
Development Team

**APPLICANT:** Mr Bernard Stedman  
228 Smallfield Road, Horley RH6 9LT  
**LOCATION:** The Haven 228 Smallfield Road Horley RH6 9LT  
**PROPOSED DEVELOPMENT:** Replacement roof, insertion of dormer windows, raise  
the ground floor levels above the predicted design flood  
**Cons. Expiry Date:** 25/12/14; pdf: C.7  
12/01733/HHOLD - Replacement roof, level.  
insertion of dormer windows

**Decision: Approved with Conditions**

**HORLEY TOWN COUNCIL**

**COMMENTS (meeting 6/11/12):**

**No objections.**

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**Application No:** 14/02501/TPO  
**Case Officer:** Malcolm James  
**Ward:** Horley East  
**Type:** Tree Preservation Order  
**Registration Date:** 1st December 2014  
**Delegation Level:** Development Quality Manager  
**Team:** South and Central Tree Team

APPLICANT:  
Mr Clive Mayhew  
C/o Agent

AGENT:  
Clive Mayhew  
The Mayhew Consultancy, 30 Fair Lane  
Robertsbridge, East Sussex TN32 5AS

**LOCATION:** Taylor Wimpy Former Langwood 121 Smallfield Road  
Horley

**PROPOSED DEVELOPMENT:** Prune two ash and one oak  
*Cons. Expiry Date: 24/12/14; pdf: D.1*

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**Application No:** 14/02512/HHOLD  
**Case Officer:** Kate Beith  
**Ward:** Horley East  
**Type:** Householder Application  
**Registration Date:** 4th December 2014  
**Delegation Level:** Development Quality Manager  
**Team:** Neighbourhood Development Team

APPLICANT:  
Mr S. Whittaker  
8 Castle Drive, Horley RH6 9DB

AGENT:  
Mrs Christine Cheesmur  
Unit 19 Borers Yard, Borers Arms Road  
Cophorne West Sussex RH10 3LH

**LOCATION:** 8 Castle Drive Horley RH6 9DB  
**PROPOSED DEVELOPMENT:** First floor extension over existing ground floor, revised application following withdrawal of application no 14/01562/HHOLD  
*Cons. Expiry Date: 29/1/14; pdf: E.4*  
14/01562/HHOLD - Extension to first floor over existing ground floor

**Status:** Withdrawn by Applicant

**HORLEY TOWN COUNCIL**

**COMMENTS (meeting 26/8/14):**

*No objections.*

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**Application No:** 14/01838/CLP  
**Case Officer:** Helen Goody  
**Ward:** Horley West  
**Type:** Certificate of Lawfulness (Proposed Use)  
**Registration Date:** 3rd December 2014  
**Delegation Level:** Development Quality Manager  
**Team:** Neighbourhood Development Team

APPLICANT:  
Miss Kirsty Gowers  
6 Baden Drive, Horley RH6 8SD

**LOCATION:** 6 Baden Drive Horley RH6 8SD  
**PROPOSED DEVELOPMENT:** To change the garage into a kitchen diner

*Cons. Expiry Date: 29/12/14; pdf: F.5*

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**Application No:** 14/02124/F  
**Case Officer:** Steven Lewis  
**Ward:** Horley West  
**Team:** Major Development Team

**Type:** Full planning  
**Registration Date:** 22nd October 2014  
**Delegation Level:** Planning Committee

**APPLICANT:**  
Marden Homes Limited  
275 Prince Avenue  
Westcliff-on-Sea  
Essex SS0 0JP

**AGENT:**  
Strutt And Parker LLP  
Coval Hall  
Rainsford Road  
Chelmsford Essex CM1 2QF

**LOCATION:**  
**PROPOSED DEVELOPMENT:**  
*Cons. Expiry Date: TBA pdf: G.7*  
14/02125/LBC

**Landens Buildings Meath Green Lane Horley RH6 8HZ**  
**Refurbishment and conservation of existing farm buildings to form 9 new dwellings; demolition of existing bungalow, other outbuildings and structures; construction of 29 new dwellings, with associated garaging, boundary treatments, hard and soft landscaping. Application for Listed Building Consent for demolition of outbuildings and removal of haha wall. Additional Tree Protection Plan received 28/11/2014.**

**HORLEY TOWN COUNCIL COMMENTS**  
(meeting, 18/11/14)

*The Town Council OBJECTS to the demolition and loss of any historic buildings and features, and that these should be incorporated into the development (for example, Tanyard Barn, North East Sector).*

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**Application No:** 14/02288/CLP  
**Case Officer:** Sonia Butcher  
**Ward:** Horley West  
**Team:** Neighbourhood Development Team

**Type:** Certificate of Lawfulness (Proposed Use)  
**Registration Date:** 31st October 2014  
**Delegation Level:** Development Quality Manager

**APPLICANT:**  
Mr & Mrs Dott  
44 Charlesfield Road, Horley RH6 8BL

**AGENT:**  
NRAS  
11 Tilers Close, Nutfield Road, Merstham RH1 3HS

**LOCATION:**  
**PROPOSED DEVELOPMENT:**  
*Cons. Expiry Date: 15/12/14 pdf: H.4*  
**HORLEY TOWN COUNCIL**  
**COMMENTS (meeting 9/12/14):**  
*No objections.*

**44 Charlesfield Road Horley RH6 8BL**  
**AMENDED PROPOSAL : Loft conversion with rear dormer**

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**Application No:** 14/02508/HHOLD  
**Case Officer:** Helen Goody  
**Ward:** Horley West  
**Team:** Neighbourhood Development Team

**Type:** Householder Application  
**Registration Date:** 1st December 2014  
**Delegation Level:** Development Quality Manager

**APPLICANT:**  
Mr & Mrs Connor  
17 Poynes Road, Horley RH6 8LS

**AGENT:**  
Mr R Ellis  
1 Castlefield Road, Reigate RH2 OSA

**LOCATION:**  
**PROPOSED DEVELOPMENT:**  
*Cons. Expiry Date: 26/12/14 pdf: 1.5*

**17 Poynes Road Horley RH6 8LS**  
**Proposed first floor extension**

**Reigate and Banstead Borough Council  
Applications Determined**

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/01304/F  LOCATION: PROPOSED DEVELOPMENT:	Full planning	09/12/14	Approved with Conditions	Horley Central
	18-20 High Street Horley Surrey RH6 7AY Partial demolition of rear single storey building and replacement with three storey extension comprising 1 no. two bed flat & 2no. 1 bed flats together with associated parking and amenity space, whilst providing a new covered access to existing flats.			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
12/01881/DET11A  LOCATION: PROPOSED DEVELOPMENT:	Submission of Details	05/12/14	Approved	Horley Central
	Former Newman House 45 Victoria Road Horley Surrey Submission of landscaping details pursuant to Condition 11 of 12/01881/F - Redevelopment of site to provide 90 one and two bedroom affordable flats, 4/5 retail/restaurant units (A1/A2/A3 use) together with associated car parking and landscaping			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02024/F  LOCATION: PROPOSED DEVELOPMENT:	Full planning	03/12/14	Approved with Conditions	Horley Central
	Stead & Simpson Plc 18 High Street Horley Surrey RH6 7AY Installation of 3no. external A/C units to the rear of the property with fence screen.			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02202/TPO  LOCATION: PROPOSED DEVELOPMENT:	Tree Preservation Order	08/12/14	Approved with Conditions	Horley Central
	3 Norfolk Close Horley Surrey RH6 7DW Crown reduce one acer by 2m.			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02235/TPO  LOCATION: PROPOSED DEVELOPMENT:	Tree Preservation Order	05/12/14	Approved with Conditions	Horley Central
	Staffords Place Horley Surrey RH6 9GY 1 sycamore crown reduce by 1m. 1 horse chestnut crown reduce by 1m and crown thin by 15%.			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02237/TPO  LOCATION: PROPOSED DEVELOPMENT:	Tree Preservation Order	05/12/14	Approved with Conditions	Horley Central
	51 Staffords Place Horley Surrey RH6 9GX 1 ash reduce crown system by 1m and crown thin by 15% in density, crown lift by 1m. Quince detailed in the application is not subject to formal protection.			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
13/01979/DET04A  LOCATION: PROPOSED DEVELOPMENT:	Submission of Details Former 59 Fairfield Avenue Horley Surrey RH6 7PB	08/12/14	Approved	Horley Central
	Submission of landscaping details pursuant to Condition 4 of 13/01979/F - Erection of 4 new affordable dwellings, including 2 x 2 bed houses, 2 x 3 bed house and associated new access road, following the demolition of an existing pair of semi detached properties. Variation of condition requested - The revised soft landscape plan has been revised to include a wider range of species (including natives) to meet the requirements of code for sustainable homes level 4 as well as those of the drainage and civil engineers and the clients.			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
04/01778/DET4R2  LOCATION: PROPOSED DEVELOPMENT:	Submission of Detail for Reserved Matter 2 Horley Development North East Sector Horley Surrey	05/12/14	Approved	Horley East
	*Submission of level details pursuant to condition No. 4 of permission Ref No. 04/01778/RM2 for Reserved matters application for 252 new homes.			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
04/01778/DET6R2  LOCATION: PROPOSED DEVELOPMENT:	Submission of Detail for Reserved Matter 2 Horley Development North East Sector Horley Surrey	05/12/14	Approved	Horley East
	*Submission of details pursuant to the discharge of condition 6 of reserved matters application: 04/01778/RM2: Reserved matters application for 252 new homes.			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02163/HHOLD  LOCATION: PROPOSED DEVELOPMENT:	Householder Application 6 The Meadway Langshott Horley Surrey RH6 9AN Proposed Single Storey Extension	08/12/14	Approved with Conditions	Horley East

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02167/CLP  LOCATION: PROPOSED DEVELOPMENT:	Certificate of Lawfulness (Proposed Use) 6 The Meadway Langshott Horley Surrey RH6 9AN Proposed Loft Conversion	09/12/14	Permitted Development	Horley East

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
13/01038/DET03A  LOCATION: PROPOSED DEVELOPMENT:	Submission of Details Tanyard Farm Cottage Langshott Horley Surrey RH6 9LN Submission of materials details pursuant to Condition 3A of permission 13/01038/F Erection of four bedroom detached dwelling with separate carport and associated driveway on land adjacent to Tanyard Farm Cottage, involving demolition of existing garage and outbuildings and new combined garage/carport to replace garage.	09/12/14	Approved	Horley East

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02221/CLP  LOCATION: PROPOSED DEVELOPMENT:	Certificate of Lawfulness (Proposed Use) Thors Field Haroldslea Drive Horley Surrey RH6 9PH Erection of a single storey side extension which already had been granted prior approval under the neighbourhood consultation scheme.	09/12/14	Permitted Development	Horley East

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02242/PDE  LOCATION: PROPOSED DEVELOPMENT:	General Permitted Development - Extns 210 Smallfield Road Horley Surrey RH6 9LS Single storey rear extension. Depth 8m, height 2.8m, height to eaves 2.4m	03/12/14	Approved Extension GPD	Horley East

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/01902/HHOLD  LOCATION: PROPOSED DEVELOPMENT:	Householder Application 2 Ashleigh Close Horley Surrey RH6 8AJ Single rear extension and two storey side extension. As amended via planning portal 17/11/14.	08/12/14	Approved with Conditions	Horley West

**Reigate and Banstead Borough Council  
Appeals Received**

None are relevant to Horley.

**Reigate and Banstead Borough Council  
Appeal Decisions Received**

None are relevant to Horley.



**Reigate and Banstead Borough Council  
List of Planning Applications Received  
During the Week Ending 16/12/14**

**Application No:** 14/02546/ADV      Type: Advert Application  
**Case Officer:** Helen Goody      Registration Date: 5th December 2014  
**Ward:** Horley Central      Delegation Level: Development Quality Manager

**Team:** Neighbourhood Development Team

**APPLICANT:**

Mrs Jacqui Thomson  
PO BOX 1000, Second Floor  
Business House D, Gogarburn  
Edinburgh, Scotland EH12 1HQ

**AGENT:**

Miss Laura Hayes  
Aspect House, Manchester Road  
Timperley, Altrincham, Cheshire East WA14 5PG

**LOCATION:**

**Natwest 4 Premier Parade High Street Horley**

**PROPOSED DEVELOPMENT:**

**Installation of new external shopfront signage to replace those in situ and including replacement ATM sign**

*Cons. Expiry Date: 5/1/15; pdf: J.4*

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**Application No:** 14/02207/F      Type: Full planning  
**Case Officer:** Natalia Achilleos      Registration Date: 9th December 2014  
**Ward:** Horley East      Delegation Level: Development Quality Manager

**Team:** Neighbourhood Development Team

**APPLICANT:**

Mrs Sue Collier  
C/o Agent

**AGENT:**

Michael Everett And Co  
58 The Street, Ashted KT21 1AW

**LOCATION:**

**Normans Farm Kennels Normans Farm Haroldslea Drive Horley**

**PROPOSED DEVELOPMENT:**

**Proposed renewal of extant planning consent ref: 11/02006/F relating to the proposed construction of a replacement dwelling following demolition of existing dwelling and outbuildings**

*Cons. Expiry Date: 31/12/14; pdf: K.4*

**11/02006/F:** Amended proposal.

Renewal of P/A 08/02416/F: Proposed construction of replacement dwelling and associated works.

**Status: Approved with Conditions**

**HORLEY TOWN COUNCIL**

**COMMENTS (meeting 6/11/12):**

*No objections.*

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**Application No:** 14/02606/CONLA      Type: Consultation rec'd from neighbouring LA  
**Case Officer:** Natalia Achilleos      Registration Date: 11th December 2014  
**Ward:** Horley West      Delegation Level: Development Quality Manager

**Team:** Neighbourhood Development Team

**APPLICANT:**

Mole Valley District Council  
Pippbrook, Dorking RH4 1SJ

**LOCATION:**

**Thornhill Cottage Ifield Road Charlwood Horley**

**PROPOSED DEVELOPMENT:**

**Change of use of land to stud/livery business and stationing of 1 No. associated mobile home**

*Cons. Expiry Date: 26/12/14; pdf: L.5*

**MVDC Ref: MO/2014/1728/PLA**

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**Reigate and Banstead Borough Council**  
**Applications Determined**  
**For Period 10/12/14 To 16/12/14**

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02194/CLP  LOCATION: PROPOSED DEVELOPMENT:	Certificate of Lawfulness (Proposed Use) Auldrue Yattendon Road Horley Surrey RH6 7BS Single storey rear extension	16/12/14	Permitted Development	Horley Central

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02296/CAN  LOCATION: PROPOSED DEVELOPMENT:	Conservation Area Notice Vulcan Cottage 23 Massetts Road Horley Surrey RH6 7DQ 1 holly, group of sycamores and 1 ash reduce lateral branches on trees located at Vulcan Cottage which overhang adjoining car parking area by up to a maximum of 5m	12/12/14	Approved	Horley Central

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02354/TPO  LOCATION: PROPOSED DEVELOPMENT:	Tree Preservation Order 8 Woodroyd Gardens Horley Surrey RH6 7LP Oak reduce and reshape crown system, by amounts specified within the application. Oak crown lift over adjoining garden and tip prune lateral branches by 0.5m	15/12/14	Approved with Conditions	Horley Central

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02369/TPO  LOCATION: PROPOSED DEVELOPMENT:	Tree Preservation Order 18 Russells Crescent Horley Surrey RH6 7DN AMENDED PRUNING SPECIFICVATION SEE CONDITIONS FOR APPROVED WORKS. Two oak trees crown thin by 15% and minor lateral reduction to an unspecified amount.	15/12/14	Approved with Conditions	Horley Central

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02412/CAN  LOCATION: PROPOSED DEVELOPMENT:	Conservation Area Notice Yew Tree Guest House 31 Massetts Road Horley Surrey RH6 7DQ Fell one conifer	10/12/14	Approved	Horley Central

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02317/TPO  LOCATION: PROPOSED DEVELOPMENT:	Tree Preservation Order Land To The Rear Of 2 West Meads Horley Surrey RH6 9AF Oak crown lift branches overhanging garden by 2m and tip prune branches overhanging garden by 1m.	10/12/14	Approved with Conditions	Horley East

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02288/CLP  LOCATION: PROPOSED DEVELOPMENT:	Certificate of Lawfulness (Proposed Use) 44 Charlesfield Road Horley Surrey RH6 8BL AMENDED PROPOSAL : Loft conversion with rear dormer	16/12/14	Permitted Development	Horley West

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02322/CLP  LOCATION: PROPOSED DEVELOPMENT:	Certificate of Lawfulness (Proposed Use) 6 Newlands Close Horley Surrey RH6 8JR Erection of a single storey rear kitchen extension	11/12/14	Permitted Development	Horley West

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02313/TPO  LOCATION: PROPOSED DEVELOPMENT:	Tree Preservation Order 8 Park Lawn Avenue Horley Surrey RH6 8JU APPROVED SPECIFICATION SEE CONDITIONS. Crown reduce 2 oak trees and 1 ash	15/12/14	Approved with Conditions	Horley West

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02335/CAN  LOCATION: PROPOSED DEVELOPMENT:	Conservation Area Notice New Cemetery Church Road Horley Surrey Oak crown lift by 2m and reduce lower branches by up to a maximum of 3m	10/12/14	Approved	Horley West

**Reigate and Banstead Borough Council  
Appeals Received**

None are relevant to Horley.

**Reigate and Banstead Borough Council  
Appeal Decisions Received**

None are relevant to Horley.

**Please note the next distribution of this List will be Wednesday 7 January 2015**



**Application No:** 14/02597/HHOLD  
**Case Officer:** Matthew Holdsworth  
**Ward:** Horley Central

**Type:** Householder Application  
**Registration Date:** 18th December 2014  
**Delegation Level:** Development Quality Manager

**Team:** Neighbourhood  
Development Team

APPLICANT:  
Mr & Mrs Prentice  
C/O Agent

AGENT:  
Mr Oliver Wright  
5 Strand Court, Bath Road, Cheltenham GL53 7LW

**LOCATION:**

**12 Church Road Horley RH6 7EX**

**PROPOSED DEVELOPMENT:**

**Erection of a timber granny annexe for ancillary residential use**

*Cons. Expiry Date: 21/1/15; pdf: P.5*

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**Application No:** 14/02646/P3JPA

**Type:** Prior Approval Offices to Dwellings

**Case Officer:** Matthew Sheahan  
**Ward:** Horley Central

**Registration Date:** 17th December 2014  
**Delegation Level:** Development Quality Manager

**Team:** Neighbourhood  
Development Team

APPLICANT:  
Mountley Ltd  
C/o Agent

AGENT:  
Mr Anthony Allen, Allen Planning Ltd  
21A New Street, Salisbury SP1 2PH

**LOCATION:**

**Beulah Court 15 - 19 Albert Road Horley RH6 7GX**

**PROPOSED DEVELOPMENT:**

**Change of use of offices to form 33 residential apartments.**

*Cons. Expiry Date: 12/1/15; pdf: Q.3*

**13/00962/P3JPA:** COU offices to residential

**Status: Prior Approval Not Required**

**HORLEY TOWN COUNCIL COMMENTS**

**(meeting 2/7/13):**

*No objections, however there is concern about the adequate provision of car parking facilities.*

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**Application No:** 14/02647/P3JPA      Type: Prior Approval Offices to Dwellings  
**Case Officer:** Matthew Sheahan      Registration Date: 17th December 2014  
**Ward:** Horley Central      Delegation Level: Development Quality Manager  
**Team:** Neighbourhood Development Team

**APPLICANT:**

Mr Eisner  
C/o Agent

**LOCATION:**

**PROPOSED DEVELOPMENT:**

**Cons. Expiry Date:** 12/1/15; pdf: R.4  
**13/01786/P3JPA:** Change of use from offices to 32 flats

**Status: Prior Approval Not Required**

**HORLEY TOWN COUNCIL COMMENTS**

**(meeting 22/10/13):**

*The Town Council understands that under recent legislation, the Change of Use from offices to residential flats is allowable as permitted development. The Town Council believes that this is not in the spirit of the legislation as Consort House is currently occupied by two businesses, providing employment for up to one hundred individuals. We therefore strongly OBJECT to the application and urge RBBC to seek exemption to the Permitted Development Rights on the grounds of (i) loss of a local area of significant economic activity with potentially 100 jobs at risk; and (ii) substantial adverse economic consequences which do not appear to be offset by any other positive benefits.*

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**AGENT:**

Allen Planning Ltd  
21A New Street, Salsbury SP1 2PH

**Consort House Consort Way Horley RH6 7AF**  
**Change of use from offices to form 38 residential apartments**

**Application No:** 14/02696/CONLA      Type: Consultation rec'd from neighbouring LA  
**Case Officer:** Natalia Achilleos      Registration Date: 24th December 2014  
**Ward:** Horley Central      Delegation Level: Development Quality Manager  
**Team:** Neighbourhood Development Team

**APPLICANT:**

Crawley Borough Council  
Town Hall, The Boulevard, Crawley RH10 1UZ

**LOCATION:**

**PROPOSED DEVELOPMENT:**

**CBC Ref: CR/2014/0851/FUL**

**Expected Decision Date:** 30/1/15 pdf: S.6

**North Terminal Forecourt Gatwick Crawley**  
**Alterations to the external appearance of the front (East) elevation of North Terminal and new partially external stairs between level 00 and level 10 between North Terminal transit station and level 00**

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**Application No:** 14/02087/HHOLD      Type: Householder Application  
**Case Officer:** Matthew Holdsworth      Registration Date: 18th December 2014  
**Ward:** Horley East      Delegation Level: Development Quality Manager

**Team:** Neighbourhood Development Team

**APPLICANT:** Mr Ashwin Verrma  
121 Balcombe Road, Horley RH6 9BG

**AGENT:** Mr Kashif Syed  
Kingswood Avenue, Thornton Heath CR7 7HR

**LOCATION:** 121 Balcombe Road Horley RH6 9BG

**PROPOSED DEVELOPMENT:** Proposed rear extension to house indoor swimming pool, proposed rear dormer with internal alterations.  
*Cons. Expiry Date: 21/1/15; pdf: T.9*

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**Application No:** 14/02426/F      Type: Full planning  
**Case Officer:** Natalia Achilleos      Registration Date: 23rd December 2014  
**Ward:** Horley East      Delegation Level: Development Quality Manager

**Team:** Neighbourhood Development Team

**APPLICANT:** Mr Shapp Hasemi  
21 Godstone Road, Kenley, Surrey CR8 5AG

**AGENT:** Commercial Drawing Service Ltd  
Tattenham Crescent, Epsom, Surrey KT18 5NU

**LOCATION:** 56 Avenue Gardens Horley RH6 9BS

**PROPOSED DEVELOPMENT:** A new detached 2 storey house to replace the existing damaged by fire  
*Cons. Expiry Date: 26/1/15; pdf: U.4*

11/00880/F: Demolish existing fire damaged dwelling, erect replacement dwelling, demolish garage, erect car port.

**Status: Approved with Conditions**

**HORLEY TOWN COUNCIL COMMENTS**

(meeting 5/7/11):

*The Town Council OBJECTS on the following grounds:*

- i) out of character and negative impact on surrounding landscape; and*
  - ii) concerns over proposed elevations appear higher than those that existed previously.*
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**Application No:** 14/02625/HHOLD      Type: Householder Application  
**Case Officer:** Helen Goody      Registration Date: 15th December 2014  
**Ward:** Horley East      Delegation Level: Development Quality Manager

**Team:** Neighbourhood Development Team

**APPLICANT:** Mr Chris Bristow  
15 Clifton Close, Horley RH6 9SE

**AGENT:** Mr Raymond Boxall, RDB Drawing Services  
4 Lambert Cottages, Rabies Heath Road  
Bletchingley, Surrey RH1 4LY

**LOCATION:** 23 Clifton Close Horley RH6 9SE

**PROPOSED DEVELOPMENT:** Proposed conversion of existing integral garage to a new study and shower room.  
*Cons. Expiry Date: 26/1/15; pdf: V.4*

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**Application No:** 14/02700/PDE      Type: General Permitted  
Development - Extns  
Case Officer: Philip Mansfield      Registration Date: 29th December 2014  
Ward: Horley East      Delegation Level: Development Quality  
Manager  
Team: Neighbourhood  
Development Team

**APPLICANT:** Mrs L Calloway      **AGENT:** Mr M Davies  
2 Heritage Lawn, Langshott, Horley RH6 9XH      Rickman Hill Road, Chipstead, Coulsdon CR5 3LA  
**LOCATION:** 2 Heritage Lawn Langshott Horley RH6 9XH  
**PROPOSED DEVELOPMENT:** Single storey rear conservatory. Depth 4.0m, height  
3.2m, height to eaves 2.3m, width 3.04m  
*Cons. Expiry Date: 20/1/15; pdf: W.4*

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**Application No:** 14/02598/CLP      Type: Certificate of Lawfulness  
(Proposed Use)  
Case Officer: Helen Goody      Registration Date: 10th December 2014  
Ward: Horley West      Delegation Level: Development Quality  
Manager  
Team: Neighbourhood  
Development Team

**APPLICANT:** Mr & Mrs Furlonger      **AGENT:** Mr Peter Stiles, Building Design & Surveying  
14 Arne Grove, Horley RH6 8DQ      Melrose, Hookwood, Horley RH6 0AP  
**LOCATION:** 14 Arne Grove Horley RH6 8DQ  
**PROPOSED DEVELOPMENT:** Proposed garage conversion with raised roof  
*Cons. Expiry Date: 26/1/15; pdf: X.1*

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**Application No:** 14/02638/HHOLD      Type: Householder Application  
Case Officer: Sonia Butcher      Registration Date: 19th December 2014  
Ward: Horley West      Delegation Level: Development Quality  
Manager  
Team: Neighbourhood  
Development Team

**APPLICANT:** Mr Manzoor      **AGENT:** Elite Building Services  
1A Southlands Avenue, Horley RH6 8BS      238 High Street, Dorking RH3 1QR  
**LOCATION:** 1A Southlands Avenue Horley RH6 8BS  
**PROPOSED DEVELOPMENT:** Construct porch to front door.  
*Cons. Expiry Date: 27/1/15; pdf: Y.3*

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**Reigate and Banstead Borough Council  
Applications Determined**

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/00484/CU	Change of Use	19/12/14	Approved with Conditions	Horley Central
LOCATION: PROPOSED DEVELOPMENT:	Gatwick Bangladeshi Islamic Centre The Old College 51 - 53 High Street Horley Surrey AMENDED PROPOSAL: Change of use of office space (B1) to community use (D1). Increase in opening hours to allow for 5 daily Islamic prayers. Under cover of applicants email received 13/05/2014			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02320/HHOLD	Householder Application	06/01/15	Approved with Conditions	Horley Central
LOCATION: PROPOSED DEVELOPMENT:	Sylvetta 108 The Crescent Horley Surrey RH6 7NX UPVC conservatory to side elevation on brick dwarf wall			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02366/HHOLD	Householder Application	06/01/15	Approved with Conditions	Horley Central
LOCATION: PROPOSED DEVELOPMENT:	14 Upfield Horley Surrey RH6 7JZ Demolition of existing garage, rebuilding with single storey extensions to rear and front			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02134/CON	Consultation	18/12/14	No Objection	Horley East
LOCATION: PROPOSED DEVELOPMENT:	2 Perrylands Lane Horley Surrey RH6 9PR The use of land as a soil processing facility, utilising imported builders construction and demolition waste, including: the siting of a screener, single storey portacabin, portaloos, two metal containers, concrete hardstanding, stockpiles of oils and rubble, perimeter soil bunds, lighting, water mist sprinklers, access gates, wheelwash, and the provision of car parking and fuel storage.			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02241/CLP	Certificate of Lawfulness (Proposed Use)	22/12/14	Permitted Development	Horley East
LOCATION: PROPOSED DEVELOPMENT:	210 Smallfield Road Horley Surrey RH6 9LS Single storey side extension			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02363/HHOLD	Householder Application	06/01/15	Approved with Conditions	Horley East
LOCATION: PROPOSED DEVELOPMENT:	2 Twyner Close Langshott Horley Surrey RH6 9XW Conversion of integral garage into habitable space			

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02185/HHOLD  LOCATION: PROPOSED DEVELOPMENT:	Householder Application 13 Sangers Drive Horley Surrey RH6 8AH Proposed single storey side and rear extension with two storey side extension.	18/12/14	Refused	Horley West

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02231/LBC  LOCATION: PROPOSED DEVELOPMENT:	Listed Building Consent Yew Trees Horley Row Horley Surrey RH6 8DF Two storey side extension to provide granny annexe on the ground floor with shared kitchen facility and 2 bedrooms, bathroom and ensuite on the first floor	30/12/14	Refused	Horley West

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02287/HHOLD  LOCATION: PROPOSED DEVELOPMENT:	Householder Application 44 Charlesfield Road Horley Surrey RH6 8BL Proposed cat slide roof extension with dormer to rear to facilitate bathroom	22/12/14	Approved with Conditions	Horley West

<b>Application No</b>	<b>Application Type</b>	<b>Decision Date</b>	<b>Decision Description</b>	<b>Ward</b>
14/02606/CONLA  LOCATION: PROPOSED DEVELOPMENT:	Consultation rec'd from neighbouring LA Thornhill Cottage Ifield Road Charlwood Horley Surrey Change of use of land to stud/livery business and stationing of 1 No. associated mobile home	22/12/14	No Objection	Horley West

**Reigate and Banstead Borough Council  
Appeals Received**

None are relevant to Horley.

**Appeal Decisions Received**

None are relevant to Horley.