

**MINUTES OF THE PLANNING COMMITTEE MEETING
HELD ON MONDAY 4 NOVEMBER 2024
IN CAPEL PARISH HALL**

- 1 **IN ATTENDANCE:** Mr McLachlan, Mr Ball, Mrs Schryver, Mr Salter, Mr Cox, Mrs Watson and the Clerk.
Mr Chris Ransome. Mr Steve Killick (Item 4)

All attendees were reminded of the Meeting Etiquette printed at the top of the agenda.

- 2 **APOLOGIES FOR ABSENCE:** Mrs Taylor and Mrs Watson

- 3 **DECLARATIONS OF INTEREST:** None

4 **PUBLIC QUESTIONS:**

Mr Killick, Head Bailiff of Beare Green Angling Club addressed the meeting, outlining the condition of Merebank Pond. The Committee was reminded that the pond was owned by Mole Valley District Council. Maintenance was Mole Valley's responsibility but over the past years nothing had been done resulting in the pond being covered in Canadian pondweed and rubbish.

The Parish Council was informed that Mole Valley had received three tenders to deal with the maintenance. Option 1 - £3,060 to remove the weed and dispose of it in the woods.

Option 2 - £5,200.

Option 3 - £5,450. Both Option 2 and 3 will remove and dispose of the weed off site.

It was understood that Mole Valley is prepared to finance the maintenance programme to the value of £1,500 with the Angling Club adding a further £1,000.

The Angling Club has concerns that if Option 1 is agreed, there would be safety implications as removing the weed would also include removing rubbish which has accumulated in the pond. Dumping this waste in a public area could cause contamination and would also encourage fly tipping.

The Angling Club has applied to the Parish Council for a grant toward the pond maintenance. The Parish Council has considered the request but will only match fund. All options were considered and because of the safety implications around Option 1 the Parish Council will not consider this

Options 2 and 3 provide a guarantee toward the prolonged removal of the pondweed and provide better value for money. With no guarantee and serious safety implications, Option 1 appears to be false economy. It was agreed that the Clerk would write to Mole Valley, outlining the safety implications and suggesting that if a preferred option was agreed, the Parish Council would match fund. Mr Killick had completed the required Grant Application, and this item will be included on the agenda for the November meeting.

5. **PLANNING APPLICATIONS:**

- **Application No: MO/2024/1535 - Pinewood Park, Capel Road, Rusper.**

This is an application for the change of use of land to 12 gypsy/traveller pitches and associated works including retention of vehicle access, wildflower meadow and tree planting. The Committee commented that there were other traveller sites in the immediate area and this proposal is on land beyond the Green Belt. The Parish Council had objected to previous application and could see no significant changes to these plans to allow this application. The Committee therefore recommended this application should be refused.

- **Application No: MO/2024/1663 – 27 Leith Road, Beare Green.**

This is an application for the erection of vehicle access and pedestrian access gates. The Committee reviewed the application and plans and offered no objection. It was recommended the application should be approved.

Application MO/2024/1577 – Chasemore Cottage, Broomehall Road, Coldharbour. This application for the installation of an EV charger on the front face of the garage wall. Surface mounted cable protection across the private roadway allowing vehicular access. The Committee reviewed the plans and had no objection to the installation of the charger but stressed that the cable across the private road should have adequate protection.

Information/Attention:

- MO/2024/0838 Land rear of Redlands House, 62, The Street, Capel
- MO/2024/0335 Hurst, Vicarage Lane, Capel

Mole Valley District Council had advised that the above applications will be considered by the Development Management Committee at its meeting on 6 November 2024. The Management Committee had previously granted planning permission for these applications but will now be considering specific matters in relation to the new Local Plan.

Dates of Next Meetings: All meetings begin at 7:30pm.

Full Parish Council: Monday 18 November 2024

Planning Committee: Monday 02 December 2024

Finance Committee: Monday 06 January 2025 after the Planning Committee meeting