



NEWDIGATE PARISH COUNCIL

www.newdigateparishcouncil.gov.uk
email: clerk@newdigateparishcouncil.gov.uk

PLANNING COMMITTEE MINUTES Monday 3rd February 2025

Councillors in attendance: Chairman John McKenzie-Sage, Ameeta Garga, William Harmsworth
Bill Kear, Richard Tyson-Davies

Also Present: Clerk and two members of the public

1. APOLOGIES

Sarah Macdonald

2. DECLARATIONS OF INTEREST

MO/2024/1820/PLA & MO/2025/0119/DOV - BK

3. MINUTES – Committee minutes from meeting held on 6th January 2025 were approved and signed as a true accurate record of the meeting

4. PLANNING APPLICATIONS:

4.1 MO/2024/2132/PLAH [Link](#)

Location: Birch Corner, Parkgate Road, Newdigate, Dorking, Surrey, RH5 5DX

Proposal: Demolition of existing rear extension and erection of a part single, part two storey rear extension, enclosure of open parking area to side and insertion of 1 No. window to first floor on north elevation.

Case Officer: Adelle Krzyzanowski

Registration Date: 09-Jan-2025

PSH/Area: Newdigate

NPC – No comment

4.2 MO/2025/0027/AC [Link](#)

Location: Russley Acres, Partridge Lane, Newdigate, Horsham, Surrey, RH12 4RW

Proposal: Discharge of conditions 4, 7, 8, 9 and 11 of approved planning permission MO/2022/1939 for the erection of 4 No dwellings following demolition of existing commercial stabling facility.

Case Officer: Sue Read

Registration Date: 07-Jan-2025

PSH/Area: Newdigate

NPC – No comment

4.3 MO/2024/2146/CC [Link](#)

Location: Russley Acres, Partridge Lane, Newdigate, Horsham, Surrey, RH12 4RW
Proposal: Variation of condition 2 of approved planning permission MO/2022/1939 for the erection of 4 No.dwellings following demolition of existing commercial stabling facility to allow changes to the design and layout.
Case Officer: Adelle Krzyzanowski
Registration Date: 20-Jan-2025
PSH/Area: Newdigate
NPC – No comment

4.4 MO/2025/0045/PLAH [Link](#)

Location: 1, Ivy House Cottages, Partridge Lane, Newdigate, Dorking, Surrey, RH5 5BU
Proposal: Retrospective application relating to the installation of 1 No. mobile home with decking area for use as ancillary domestic accommodation.
Case Officer: Helen Clarke
Registration Date: 22-Jan-2025
PSH/Area: Newdigate
NPC – No comment

4.5 MO/2025/0073/PLAH [Link](#)

Location: Rosemary Cottage, Parkgate Road, Newdigate, Dorking, Surrey, RH5 5AH
Proposal: Erection of proposed porch, rear extensions with roof, fenestration and internal alterations.
Case Officer: Ella Barrett-Patel
Registration Date: 23-Jan-2025
PSH/Area: Newdigate
NPC – No comment

4.6 MO/2025/0038/PLAH [Link](#)

Location: Oak House, Partridge Lane, Newdigate, Horsham, Surrey, RH12 4RW
Proposal: Erection of a oak framed two storey garage with ancillary accommodation, erection of a link extension connecting new building to original dwelling installation of a lift into the garage.
Case Officer: Hannah Suchy
Registration Date: 20-Jan-2025
PSH/Area: Newdigate
NPC – No comment

4.7 MO/2025/0078/PCL [Link](#)

Location: The Pheasantry, Mill Lane, Newdigate, Dorking, Surrey, RH5 5AL
Proposal: Certificate of Lawfulness for a proposed development in respect of a mobile home to provide ancillary annex accommodation.
Case Officer: Ella Barrett-Patel
Registration Date: 23-Jan-2025
PSH/Area: Newdigate
NPC – No comment

4.8 MO/2025/0119/DOV [Link](#)

Location: Sturtwood Farm, Sturtwood Farm, Partridge Lane, Newdigate, Surrey, RH5 5EE
Proposal: Discharge of S106 agreement in respect of Planning Permission Ref MO/94/1077 for the continued use of redundant poultry house for storage (B8) and light industrial (B1) purposes.

Case Officer: Sherelle Munnis

Registration Date: 21-Jan-2025

PSH/Area: Newdigate

NPC – Councillors support, new businesses and tidy up of site.

4.9 MO/2025/0129/AC [Link](#)

Location: Russley Acres, Partridge Lane, Newdigate, Horsham, Surrey, RH12 4RW

Proposal: Discharge of Conditions 5, 6 & 10 of approved planning application MO/2022/1939 for the erection of 4 No dwellings following demolition of existing commercial stabling facility.

Case Officer: Sue Read

Registration Date: 23-Jan-2025

PSH/Area: Newdigate

NPC – No comment

5. DECISIONS

5.1 MO/2024/1820/PLA [Link](#)

Location: Beam Brook Field Station, Partridge Lane, Newdigate, Dorking, Surrey, RH5 5EE

Proposal: Erection of 1 No. new build dwelling.

Decision: REFUSED

Decision Date: 13-Jan-2025

Parish: Newdigate

5.2 MO/2024/1853/ECL [Link](#)

Location: Cudworth Park, Burnt Oak Lane, Newdigate, Dorking, Surrey, RH5 5BL

Proposal: Certificate of lawfulness for an existing use in respect of the use of the land for stationing of an unrestricted number of caravans, the site having been used as such for a period in excess of 10 years.

Decision: REFUSED

Decision Date: 29-Jan-2025

Parish: Newdigate

5.3 MO/2024/1893/PLAH [Link](#)

Location: Homelands, Partridge Lane, Newdigate, Dorking, Surrey, RH5 5BW

Proposal: Demolition of existing garage workshop and shed and erection of a domestic outbuilding with garage, workshop, home gym and annex accommodation.

Decision: APPROVED WITH CONDITIONS

Decision Date: 30-Jan-2025

Parish: Newdigate

6. APPEALS STARTED

6.1 MO/2024/1482/PLAH [Link](#)

Location: Woodcote, Mill Lane, Newdigate, Dorking, Surrey, RH5 5AL

Proposal: Erection of 3 bay garage.

Appeal Start Date: 27-Jan-2025

Parish: Newdigate

7. ENFORCEMENT APPEALS

7.1 Site Address: Riverdale Paddocks, Rusper Road, Capel, Horsham, Surrey, RH12 4PZ

Alleged breach: See details below Appellant's name: Mr Joe Maloney

Appeal reference: APP/C3620/C/24/3351897

Appeal start date: 17-Jan-2025

An appeal has been made to the Secretary of State against enforcement notices issued by Mole Valley District Council on 19 June 2024.

(see attachment for more information)

8. Any Other Planning Matters

- A resident and councillors noted that the sites at Berry Farm have had their appeal to the Planning Inspectorate dismissed.
- MVDC Planning Training for all councillors to be held on 12th February by Teams at 7pm. Clerk to request power point slides so that they can be shared with cllrs unable to attend.

MEETING ENDED 7.47PM



Newdigate Parish Council

Newdigate Village Hall
Kingsland
Newdigate
Surrey
RH5 5DA

Planning Department
Mole Valley District Council
Pippbrook
Dorking
Surrey
RH4 1SJ

Dated 4th February 2025

For the Attention of Case Officer Sherelle Munnis

PLANNING REFERENCE: MO/2025/0119/DOV

Location: Sturtwood Farm, Partridge Lane, Newdigate RH5 5EE

Proposal: Discharge of S106 agreement in respect of Planning Permission Ref MO/94/1077 for the continued use of redundant poultry house for storage (B8) and light industrial (B1) purposes.

The Parish Council support this application:

- Opportunity for new businesses.
- Tidying up of current site.

Regards
Parish Clerk & RFO
Newdigate Parish Council