

SITE ASSESSMENTS – STEERING COMMITTEE COMMENTS – 1ST MEETING - SATURDAY 6TH JUNE 2015

ATTENDEES: Geoff Duck (CBP), Random Greenway (CCP), Jenny Gaffney (CVPC), Ted Howard (CVC), Mary Mountain (COHPC), John Orrick (COHPC), Jackie Servant (CVPC), Mike Smith

CR3NP.....			
CAT 39	Surrey Hills National Golf Club	<p>The CR3 Forum Steering Committee agree that this is not a developable site for the following reasons:</p> <ul style="list-style-type: none"> • The Neighbourhood Plan contains proposals to make this land a Neighbourhood Strategic Green Space and continues to resist any development on it. • Importance of amenity open space • Character • Green Belt and other planning designation including conservation • Current acceptable use in the Green Belt for leisure • See Urban & Rural Design Policy URD9 	
CAT022	Essendene Park	<p>The CR3 Forum Steering Committee agree that this is not a developable site for the following reasons:</p> <ul style="list-style-type: none"> • The Neighbourhood Plan contains a policy (Urban & Rural Design Policy URD9) to designate this area as a Neighbourhood Strategic Green Space and therefore resists any development on the site. • We would agree with the justification in the assessment of the site. 	
CAT010	R/O Furrows Place R/O 30-42 Whyteleafe Road	<p>The CR3 Forum Steering Committee agree that this is not a developable site for the following reasons:</p> <ul style="list-style-type: none"> • The Neighbourhood Plan contains a policy (Urban & Rural Design Policy URD9) to designate this area as a Neighbourhood Strategic Green Space and therefore resists any development on the site. • We would agree with the justification in the assessment of the site. • See Urban & Rural Design Policy URD9 	
CAT038	Land at Waller Lane, Caterham	<p>The CR3 Forum Steering Committee agree that this is not a developable site for the following reasons:</p> <ul style="list-style-type: none"> • The Neighbourhood Plan contains a policy (Urban & Rural Design Policy URD9) to designate this area as a Neighbourhood Strategic Green Space and therefore resists any development on the site. • We would agree with the justification in the assessment of the site. 	

CAT007	Land to rear 156 – 180 Whyteleafe Road	The CR3 Forum Steering Committee believe that this is a developable site subject to the following: <ul style="list-style-type: none"> • Prior to the release of this site a design statement should be done • The site should not be developed piecemeal • Access issues need to be resolved • The site is considered to be premature for development at this time 	
CAT004	Former Officers Mess	The CR3 Forum Steering Committee agree that this is not a developable site for the following reasons: <ul style="list-style-type: none"> • Seek to protect the woodland and area around the Portculis Club subject to a design and character assessment • Support some housing to get the building repaired 	
COH3043	King & Queen Public House	The CR3 Forum Steering Committee agree that this is not a developable site for the following reasons: <ul style="list-style-type: none"> • Would like this to be a community asset • It is central to the high street and fundamental to the character of the high street. 	
COH3040	Dormers Nursing Home, Foxon Lane	The CR3 Forum Steering Committee agree that this is a developable site for the following reasons: <ul style="list-style-type: none"> • Preferred use is as existing for residential care use. • Since the assessment was done Surrey County Council have decided to close the home. • The Steering Group regret the loss of this amenity. 	
COH3039	9 – 11 Stanstead Road, CR3 6AD	The Steering Group notes that building of 12 Units on this site has started.	
CAH3035	Rosedale allotments between 83 Park Road and 34 Court Road	The CR3 Forum Steering Committee agree that this is not a developable site for the following reason: <ul style="list-style-type: none"> • The Neighbourhood Plan has identified a need for allotment space and support retention of this use only – see Leisure & Community POLICY LC 1 ALLOTMENTS 	
COH3036	Golden Lion Pub corner Townend & Chaldon Road	The CR3 Forum Steering Committee agree that this is a developable site , however it <ul style="list-style-type: none"> • Regards retail or community use at ground floor as a condition for the development of this site • Long established trees need to be protected 	

		<ul style="list-style-type: none"> Any development would need to take into consideration junction improvement with a revised building line and a contribution towards costs Contribution to public open space facing the Raglan site – See Urban & Rural Design Policy URD2 	
COH3034	Heath Road Allotments	<p>The CR3 Forum Steering Committee agree that this is not a developable site for the following reasons:</p> <ul style="list-style-type: none"> The Neighbourhood Plan has identified a need for allotment space and support retention of this use only – See Leisure & Community POLICY LC 1 ALLOTMENTS 	
COH3034	Westway Allotments	<p>The CR3 Forum Steering Committee agree that this is not a developable site for the following reasons:</p> <ul style="list-style-type: none"> The Neighbourhood Plan has identified a need for allotment space and support retention of this use only – see Leisure & Community POLICY LC 1 ALLOTMENTS This is historic common land 	
COH3030	Caterham Arms Westway	<p>The CR3 Forum Steering Committee agree that this is a developable site however</p> <ul style="list-style-type: none"> The preservation of space adjacent to the road junction along the lines of the present forecourt should be a condition of development See Urban & Rural Design Policy URD2 	
COH3024	35 Whyteleafe Road CR3 5EG (Robinsfield)	<p>The CR3 Forum Steering Committee agree that this is a developable site but</p> <ul style="list-style-type: none"> in the event that the existing facility is closed, as it is currently a housing association site, the Steering Committee would consider the site suitable for affordable housing if redeveloped. Unlikely to be in 5 – 10 years, possibly 10 – 15 years. 	
COH3022	British Legion Townend	<p>The CR3 Forum Steering Committee note that this site is too small to need assessment and is currently in an acceptable use which is likely to remain.</p>	
COH3020	9 – 11 Auckand Road CR3 5TU	<p>The CR3 Forum Steering Committee agree that this is a developable site in the next 10 – 15 years but is subject to access being available.</p> <ul style="list-style-type: none"> The site is considered a possible windfall site. 	
COH3018	Community Centre High Street	<ul style="list-style-type: none"> The CR3 Forum Steering Committee agree that this site can be considered for development possibly with the adjoining sites to the north and east and in conjunction with land swaps with 	

		<p>the Douglas Brunton Centre.</p> <ul style="list-style-type: none"> • It is a small site and any assessment should be considered within the overall context of redevelopment on Caterham on the Hill. • It is a community site which is much appreciated and The Steering Committee would like to see it retained in some form as a community / non-residential facility at ground floor level. 	
COH3017	Chaldon Road Recycling Centre	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee would prefer to see COH3017, COH3016 and COH3015 sites developed as a whole unit. • The Steering Committee would envisage a Development Brief being produced in the future to recognise existing uses and future needs but consider the site to be deliverable in 5 – 10 years subject to the different ownerships. • These are developable sites with the preferred use as residential. However, the current amenity uses should be kept in the area. • The CR3 Forum Steering Committee does not believe that the individual sites on their own are sustainable. 	
COH3015	Downlands Chaldon Road / Park Road	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee would prefer to see COH3017, COH3016 and COH3015 sites developed as a whole unit. • The Steering Committee would envisage a Development Brief being produced in the future to recognise existing uses and future needs but consider the site to be deliverable in 5 – 10 years subject to the different ownerships. • These are developable sites with the preferred use as residential. However, the current amenity uses should be kept in the area. • The CR3 Forum Steering Committee does not believe that the individual sites on their own are sustainable. 	
COH3016	Douglas Brunton Centre Park Road	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee would prefer to see COH3017, COH3016 and COH3015 sites developed as a whole unit. • The Steering Committee would envisage a Development Brief being produced in the future to recognise existing uses and future needs but consider the site to be deliverable in 5 – 10 years subject to the different ownerships. • These are developable sites with the preferred use as residential. However, the current amenity uses should be kept in the area. • The CR3 Forum Steering Committee does not believe that the individual sites on their own are sustainable. 	

COH3014	Chaldon Road Surgery	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee note that this would be a windfall site. • The CR3 Forum Steering Committee accepts that this site is sustainable possibly as residential but more importantly as an expansion of the school. • The CR3 Forum Steering Committee would prefer to see this site considered as part of the development of Caterham of the Hill with COH3017, COH3016 and COH3015. 	
COH3013	Caterham Hil Library	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee agree with the site assessment summary that the building is on common land. • Should funding be withdrawn, the CR3 Forum Steering Committee believe this site should be returned to common use. 	
COH3011	Essendene Lodge School	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee believe that the loss of this site would be counter to the Draft Emerging Education Land Policy HE011. <ul style="list-style-type: none"> ○ We would reject a request for the change of use of land currently used for education purposes, e.g. for either commercial, residential or non-educational purposes. However, we would retain the option to review and / or expand in the future. ○ We would not support the sale or disposal of private school land that could result in loss of potential school capacity in the CR3 area. However, if the sale of private school land were inevitable we would support a community ‘right to purchase’ option. ○ We would strongly support the protection of playing field areas in the CR3 area. • The Steering Committee would like the school relocated should a choice be made to move the current facilities with the proviso that it should stay in the CR3 area. • As this is a private school, in the event that the owners decided to dispose of this site, it would be considered a windfall developable site and should be considered in association with the Community Centre site COH3018. 	
COH3007	DeStafford School	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee believe that the loss of this site is counter to the draft emerging Education Land Policy HE011. <ul style="list-style-type: none"> ○ We would reject a request for the change of use of land currently used for education purposes, e.g. for either commercial, residential or non-educational purposes. However, we would retain the option to review and / or expand in the future. ○ We would not support the sale or disposal of private school land that could result in loss of potential school capacity in the CR3 area. However, if the sale of private school land were 	

		<p>inevitable we would support a community 'right to purchase' option.</p> <ul style="list-style-type: none"> ○ We would strongly support the protection of playing field areas in the CR3 area. ● The CR3 Forum Steering Committee would support educational development of the site within the character of the area. ● For education and community purposes only. ● Development should be commensurate with the Green Belt status of the site. 	
COH3005	NAFFI Victor Beamish Avenue	The CR3 Forum Steering Committee note that planning permission for a school has been granted for part of the site.	
COH3012	Hillcroft School Playing Fields	<p>The CR3 Forum Steering Committee believe that this is not a developable site as detailed in the Neighbourhood Plan draft emerging Education Land Policy HE011.</p> <ul style="list-style-type: none"> ○ We would reject a request for the change of use of land currently used for education purposes, e.g. for either commercial, residential or non-educational purposes. However, we would retain the option to review and / or expand in the future. ○ We would not support the sale or disposal of private school land that could result in loss of potential school capacity in the CR3 area. However, if the sale of private school land were inevitable we would support a community 'right to purchase' option. ○ We would strongly support the protection of playing field areas in the CR3 area. 	
<p>SITE ASSESSMENTS – STEERING COMMITTEE COMMENTS – 2ND MEETING - TUESDAY 9TH JUNE 2015 ATTENDEES: Geoff Duck (CBP) - part, Random Greenway (CCP), Sarah Burningham (COHPC) – part, Jenny Gaffney (CVPC), Ted Howard (CVC), Mary Mountain (COHPC), Sam Rose (WVC), Jackie Servant (CVPC), Mike Smith</p>			
CR3NP.....			
COH3001	Clifton Arms	The CR3 Forum Steering Committee note that this site is under development	
CV3031	Post office station road	<ul style="list-style-type: none"> ● The CR3 Forum Steering Committee believes commercial use would be preferable on this site with retail on the ground floor and office space upstairs. ● This site is unlikely to produce anything other than windfall. 	
CV3004	Waitrose (shop)	The CR3 Forum Steering Committee note that Waitrose own this site under a 25 year lease and therefore do not consider it a deliverable site.	

WHY3010	Land behind St Thomas of Canterbury	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee note that this is a windfall site so it has not been assessed for land availability • There is a possibility for future development with other adjoining sites such as the carpark and church. 	
WHY3009	Public Car Park Whyteleafe	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee believe that this site could ease the parking problem in Whyteleafe by putting another deck on top. • Whyteleafe can ill afford to lose car parking and this site should not go to residential or commercial. • This site could become a GP surgery – could do a swap with the surgery at Caterham on the Hill. • The CR3 Forum Steering Committee believe that this site should be looked at in conjunction with <ul style="list-style-type: none"> ○ WHY5002 Erne House, Godstone Road ○ WHY5003 Rochdale House 	
WHY5002	Erne House, Godstone Road	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee support the preferred options set out in the summary but feel development will be hindered by the topography of the site and the mixed ownership. • The CR3 Forum Steering Committee believe that this site should be looked at in conjunction with <ul style="list-style-type: none"> ○ WHY3009 Public Car Park Whyteleafe ○ WHY5003 Rochdale House 	
WHY 5003	Rochdale House, 246- 254 Godstone Road Parade of shops	<p>The CR3 Forum Steering Committee believe this site should be looked at in conjunction with</p> <ul style="list-style-type: none"> ○ WHY3009 Public Car Park Whyteleafe ○ WHY5002 Erne House, Godstone Road 	
COH3002	Clifton Hill School	<p>The CR3 Forum Steering Committee agrees with the summary of the site assessment and supports the retention of this form of facility within the area.</p> <p>Draft emerging Education Land Policy HE011 states:</p> <ul style="list-style-type: none"> ○ We would reject a request for the change of use of land currently used for education purposes, e.g. for either commercial, residential or non-educational purposes. However, we would retain the option to review and / or expand in the future. ○ We would not support the sale or disposal of private school land that could result in loss of potential school capacity in the CR3 area. However, if the sale of private school land were inevitable we would support a community ‘right to purchase’ option. ○ We would strongly support the protection of playing field areas in the CR3 area. 	

		<ul style="list-style-type: none"> If this use becomes economically unviable we expect this site to retain its community use. 	
CAT011	Southwood Waller Lane	<p>The CR3 Forum Steering Committee note</p> <ul style="list-style-type: none"> The Urban & Rural Design group have identified this as strategic open land required to prevent the coalescence of Caterham on the Hill and Caterham Valley and protecting the wooded ridge lines which are characteristic of this area The topography provides easily identifiable boundaries Ecological and green corridor- biodiversity study is required as wildlife is important to this area. Site is highly visible from both inside and outside of the site – good views The SG supports this as strategic open space within the green belt The CR3 Forum Steering Committee believe this site should be considered in conjunction with CAT sites <ul style="list-style-type: none"> CAT 022 Essendene Park, off Whyteleafe Road, Caterham CAT 010 R/O Furrows Place and R/O 30-42 Whyteleafe Road, Caterham CAT 38 Land at Waller Lane, Caterham 	
CV3002	Land between A22 and Tillingdown Hill	<p>The CR3 Forum Steering Committee agrees with the summary in the site assessment. The majority of this land is outside CR3 area.</p>	
WHY004	Joysons Hill Stables	<p>The CR3 Forum Steering Committee believes this site is partly developable. It</p> <ul style="list-style-type: none"> Should be looked at in conjunction with WHY003 (Tallwood Farm off Salmons Lane) This development should not go beyond the pink shaded area in the summary Car parking within the site is essential Any development should be in accordance with the Urban Design group character assessment for this area. Maintain the permeability of the area The site currently is located in the green belt and therefore not developable at this time 	
WHY3011 & WHY3017	14, 16 and 18 Church Road	<p>The CR3 Forum Steering Committee believe that this site should be</p> <ul style="list-style-type: none"> Subject to a historical evaluation of the existing properties before any development should be considered There is an assessment procedure set down in the Urban Design report. The site could be consider in conjunction with WHY004 and the strategic open land identified in the Urban Design Report Development should be contained on the lower part ½ of the site. 	

		<ul style="list-style-type: none"> The site currently is located in the green belt and therefore not developable at this time 	
WHY001	Salmons Lane Stables	<p>The CR3 Forum Steering Committee note this site is located on the East side of Church and west of the railway.</p> <ul style="list-style-type: none"> It is currently in green belt at the moment and not therefore developable If green belt status was lifted in forthcoming review, the Steering Group would prefer development of this site to WHY004 (Joysons Hill Stables), WHY3011, WHY3037 There will be traffic considerations in respect of Salmons Lane and Church Road 	
WHY005	Woodland near Wapses Lodge roundabout	<p>The CR3 Forum Steering Committee believe this site is not deliverable</p> <ul style="list-style-type: none"> Because it is in the green belt <p>Should this designation change, it should considered in association with WHY008 (Wellesley Parade, Godstone Road) for commercial and retail development.</p>	
WHY008	Wellesley Parade Godstone Road	<p>The CR3 Forum Steering Committee believes this site should be considered in association with WHY005 (Woodland near Wapses Lodge roundabout) for commercial and retail development.</p>	
WHY003	Tallwood Farm off Salmons Lane	<p>The CR3 Forum Steering Committee disagrees with the site assessment as</p> <ul style="list-style-type: none"> It is Strategic open land which is currently in the green belt and a PNCI There is bad access with narrow road The Steering Group do not consider this site should be developed. 	
WHY3007	Gasometer	<p>The CR3 Forum Steering Committee's preference for this site would be for</p> <ul style="list-style-type: none"> Commercial use in conjunction with adjacent use to the north (Jewsons) as B1, B8, B2 This should not be encouraged for residential due to contamination on the site TDC /SCC should exercise control over the brick / concrete crushing to minimise impact on amenity and the drainage system on the north boundary Part of this site is in the flood plain and this is an important constraint on development 	
WHY3006	Commercial Site 46-74 Godstone Road	<p>The CR3 Forum Steering Committee believe that</p> <ul style="list-style-type: none"> This is a developable site but it will be constrained by the multiple ownerships Is a gateway site for Whyteleafe Part of this site is in the flood plain The preferred use is to retain commercial but residential might be appropriate however, its 	

		<p>proximity to the main road makes this a problematic option.</p> <ul style="list-style-type: none"> • There is a public access issue • The culvert under the site would also restrict development • A pocket park of community garden could be located at the northern end adjacent to the existing footpath 	
<p>SITE ASSESSMENTS – STEERING COMMITTEE COMMENTS – 3RD MEETING TUESDAY 23RD JUNE 2015 ATTENDEES: Geoff Duck (CBP), Random Greenway (CCP), Jenny Gaffney (CVPC), Jacqui Mitchell (CVC), Mary Mountain (COHPC), Jackie Servant (CVPC), Mike Smith , Sarah Burningham (COHPC) – part</p>			
CR3NP.....			
CV3034	Telephone Exchange Godstone Road Caterham	The CR3 Forum Steering Committee agree with the site assessment	
CV3010	North Downs Hospital	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee agree with the site assessment and consider the site to be non-deliverable within the Neighbourhood Plan period. • We value the hospital on the site and improvement to the facilities would be acceptable. • A further option might be an alternative site in the CR3 area such as within or adjacent to the Dene. 	
CV3007	Soper Hall	<p>The CR3 Forum Steering Committee would agree with the site assessment and comment as follows:</p> <ul style="list-style-type: none"> • In the event of comprehensive redevelopment, some form of community use should be included in the development • The site itself has always formed an important frontage and these features should be reflected in any future development. 	
CAT15 CAT18 CAT20	Woodland above White Knobs Park	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee agree with the site assessment. • We note it provides an important green setting for Tupwood Lane and Godstone Road • If possible DP19 should be implemented to improve access and use by the public (available bridleways and footpaths) • It has been designated Wooded Hillside by Tandridge and should be protected. 	
CAT003	Marie Curie	The CR3 Forum Steering Committee note that the major part of the site development is under way and the units are included within the 2015/16	

		The balance of the site is likely to be developed in the period 2016/17 and on the present basis is likely to be 3 – 4 houses and therefore a windfall site.	
CAT013	Residential property and gardens Old Drill Hall	The CR3 Forum Steering Committee would emphasise that: <ul style="list-style-type: none"> • The site is on the gateway into Caterham and therefore highly visible and a high quality architectural design would be expected to reflect the importance of the site. • Protection of the trees to the properties on Clareville road is an important constraint on development. • The site is considered developable within the constraints set out in site assessment. 	
CAT016	Land alongside the A22 above Longdon Way	The CR3 Forum Steering Committee agrees that under current policies it is undeliverable and therefore confirms at this time the site assessment summary.	
Cat005	177A – 181 Croydon Road	<ul style="list-style-type: none"> • The CR3 Forum Steering Committee accepts the site assessment in that the site does not appear to be redevelopable in the foreseeable future due to the land ownership. • The site is however capable of redevelopment but the CR3 Forum Steering Committee would prefer to see business use retained on the site. 	
CV3011	77-81 Stafford Road	The CR3 Forum Steering Committee agrees with the site assessment. <ul style="list-style-type: none"> • Parking at this site has to be kept off road. This should be non-negotiable due to the present position in the parking on Stafford Road. • The site may be developable but not in foreseeable future. 	
CAT042	Land East Side of Roffes Lane	The CR3 Forum Steering Committee agrees with the site assessment and considers this site a strategic part of Green belt.	
CAT030	Doctors Lane Chaldon Lane between nos 12 and 26 Doctors Lane	The CR3 Forum Steering Committee agree with site assessment and would emphasise the traffic consideration. Under existing green belt policy this site should not be developed.	
SITE ASSESSMENTS – STEERING COMMITTEE COMMENTS – 4th MEETING MONDAY 27TH JULY			
ATTENDEES: Jenny Gaffney (CVPC), Mary Mountain (COHPC), Mike Smith , Neil Campbell (WVC), David Lee (WVC), John Orrick (COH)			
CR3NP.....		•	
CAT33	Woodland House, Tupwood	• The CR3 Forum Steering Committee agree with the site assessment.	

	Lane	<ul style="list-style-type: none"> Under existing green belt policy this site should not be developed. 	
CAT009	Triangle of land between Roffes Lane and the end of Stansted Road	<p>The CR3 Forum Steering Committee agree with the site assessment.</p> <ul style="list-style-type: none"> Under existing green belt policy this site should not be developed. Development is not compatible with the emerging policies of the Neighbourhood Plan – See Urban & Rural Design Policy URD9. 	
CAT008	Land between Wylie Lane & Stanstead Road	<p>The CR3 Forum Steering Committee agree with the site assessment.</p> <ul style="list-style-type: none"> Under existing green belt policy this site should not be developed. Development is not compatible with the emerging policies of the Neighbourhood Plan – See Urban & Rural Design Policy URD9. 	
CAT15 CAT18 CAT 20	Land east of Tupwood Lane Land south of Markfield Land NE of Tupwood Lane, South of St Katherine’s Road	<p>The CR3 Forum Steering Committee agree with the site assessment.</p> <ul style="list-style-type: none"> Under existing green belt policy this site should not be developed. Development is not compatible with the emerging policies of the Neighbourhood Plan – See Urban & Rural Design Policy URD9. The Steering Group support the idea of a local green space being designated including White Knobs recreation ground. 	
CAT42	Land East side of Roffes Lane	<p>The CR3 Forum Steering Committee agree with the site assessment.</p> <ul style="list-style-type: none"> Under existing green belt policy this site should not be developed. Development is not compatible with the emerging policies of the Neighbourhood Plan – See Urban & Rural Design Policy URD9. The site should be surveyed for TPOs in view of its imminent danger. The Steering Group support the issues raised on transport and in particular the capacity of surrounding road infrastructure and consider this an important site in maintaining the character between Chaldon and Caterham on the Hill. 	
COH	Townend Car Park	<p>The CR3 Forum Steering Committee believe that if this to be considered a developable site, alternative parking must be provided and development should be considered within a comprehensive site for development with the Raglan precinct and the Golden Lion (COH3036) with retail, housing and associated car parking.</p> <ul style="list-style-type: none"> Any development would need to take into consideration junction improvement with a revised building line and a contribution towards costs This site is not considered deliverable at this time. 	
CAT030	Land between Doctors Lane	The CR3 Forum Steering Committee agree with the site assessment and do not see any special	

	Chaldon Cottage and the Rectory	circumstances where this site should be released from the green belt at this time.	
CV3003	Bronzeoak House, Stafford Road	The CR3 Forum Steering Committee agree with the site assessment and consider the site to be premature for development at this time for the reasons given.	
CAT028	Reservoir Site	The CR3 Forum Steering Committee agree with the site assessment. <ul style="list-style-type: none"> • Under existing green belt policy this site should not be developed. Development is not compatible with the emerging policies of the Neighbourhood Plan – see Urban & Rural Design Policy URD9. • The Steering Group would agree with the site assessment for the site that TPOs should be reviewed and re approved. 	
		<u>Sites Assessments not yet approved by Steering Group</u>	
CR3NP.....			
WHY 3001	Salmons Lane Stables 29 Church Road TQ340576 534015,157661		
WHY3033	Thornbury Cottage, Portley Wood Road CR3 0BQ		
WHY3034	Portley Wood House, 23 Portley Wood Road CR3 0BQ		