# Wotton Parish Council

**To: All Parish Councillors**

All Members of **Wotton Parish Council** are summoned to attend a **Meeting of the Council** to be held **at 7pm on Tuesday 7 October 2025** at **Wotton Village Hall.**

**Public Questions:** Ten minutes will be available for the public to express a view or ask a question on relevant matters on the agenda. Members of the public are welcome to attend all Parish Council meetings.

## AGENDA

1 Apologies for Absence
2 Declarations of Interest
3 Public Questions
4 Minutes of Parish Council Meeting on 1 July 2025 to be agreed and signed
5 Police Report
6 Planning: To note/comment on planning matters received since the Parish Council Meeting on 1 July 2025
7 Highways matters including (i) Ranmore Road (ii) Sheephouse Lane (iii) Hollow Lane speeding and consideration of purchasing a warning sign.
8 Finance: (i) Note bank balance; two Councillors to sign bank statements (ii) Agree payments; two Councillors to sign summary page
9 Annual Review of Policies
10 Reports: (i) SCC ((ii) MVDC (iii) Clerk
11 Correspondence
12 Dates of meetings
13 Any other business for note or inclusion on a future agenda

Mrs Lesley Bignell
Parish Clerk

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1 October 2025

**APPENDIX 1**

## POLICE REPORT

To Follow

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**APPENDIX 2**

## PLANNING MATTERS NOTIFIED BY MVDC SINCE 1 JULY 2025

**There were no new applications since the last meeting.**

**DECISIONS:**

**Application No.:** MO/2024/0211/PLA
Link
**Location:** **Keepers Cottage**, Ranmore Common Road, Ranmore Common, Dorking, Surrey, RH5 6AZ
**Proposal:** Extension and conversion of existing garage into a 2-bed dwelling. Demolition of annex building adjoined to main dwelling known as 'Stable Cottage' a lawful dwelling. Relocation of access to stable block.
**Appeal Decision:** **Dismissed**
**Decision Date:** 01-Jul-2025
**Ward:** Mickleham, Westcott and Okewood **Parish: Wotton**

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**Application No.:** MO/2025/0367/PLAH
Link
**Location:** **Old Dene**, Chapel Lane, Westhumble, Dorking, Surrey, RH5 6BA
**Proposal:** Alterations to outbuilding including changing the roof from flat to pitched, installation of solar panels and changes to fenestration.
**Decision:** **REFUSED**
**Decision Date:** 30-Jun-2025
**Ward:** Mickleham, Westcott and Okewood
**Parish:** Westhumble (Unparished), **Wotton**

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**Application No.:** MO/2025/0609/PLAH
Link
**Location:** **10, Sheephouse Green**, Wotton, Dorking, Surrey, RH5 6QW
**Proposal:** Enlargement of existing front porch including changes to fenestration, and reduction in size of rear first floor window.
**Decision:** **APPROVED WITH CONDITIONS**
**Decision Date:** 03-Jul-2025
**Ward:** Mickleham, Westcott and Okewood **Parish: Wotton**

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**Application No.:** MO/2025/0740/AC
Link
**Location:** **3 and 4, Old Dene Cottages**, Ranmore Common Road, Westhumble, Dorking, Surrey, RH5 6AZ
**Proposal:** Discharge of condition 3 and 4 approved planning permission MO/2024/1640 for the remodelling and extending two neighbouring private residential properties into 1 No. Dwelling. Erection of a two storey side extension, single storey side extension and first floor rear

extension with a cover over existing well to the front elevation patio and side terrace and sculpture feature, solar panels to existing car port roof.

**Decision**: **CONDITIONS APPROVED**
**Decision Date**: 03-Jul-2025
**Ward**: Mickleham, Westcott and Okewood
**Parish**: Westhumble (Unparished), **Wotton**

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**Application No.**: MO/2025/0861/AC
Link
**Location**: **Rose Cottage**, Ranmore Common Road, Ranmore Common, Dorking, Surrey, RH5 6SR
**Proposal**: Discharge of Condition 3 of planning permission MO/2024/0241 for the creation of parking area for 2 No. vehicles and relocation of heating oil storage tank.
**Decision**: **CONDITIONS APPROVED**
**Decision Date**: 03-Jul-2025
**Ward**: Mickleham, Westcott and Okewood **Parish: Wotton**

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**Application No.**: MO/2025/0925/AC
Link
**Location**: **Leith Hill Place**, Leith Hill Lane, Holmbury St Mary, Dorking, RH5 6LY
**Proposal**: Discharge of Condition 4 of approved planning permission MO/2022/1656 for the stripping and re-roofing of existing roof covering to the main house, reinstatement in natural slate (to pitched roofs) and lead (to existing flat roofs), improved eaves detailing, rationalisation of gutters, reinstatement of original secret gutter detail. Rationalisation of rainwater and soil pipes to external elevations. Render repairs and application of decorative coating to rendered surfaces. Repair and redecoration of windows. Remedial works to Portland cladding. Insulation at roof level. Minor internal alterations associated with external works. Remedial works to chimneys. Structural repairs following investigation and opening up. Remedial works to restrain and conserve leaning wall.
**Decision**: **CONDITIONS APPROVED**
**Decision Date**: 02-Jul-2025
**Ward**: Mickleham, Westcott and Okewood **Parish: Wotton**

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**Application No.**: MO/2025/0898/AC
Link
**Location**: **Polesden Farm,** Polesden Road, Great Bookham, Dorking, RH5 6BE
**Proposal**: Discharge of conditions 3, 7, 8, & 21 of approved planning application MO/2022/0907 ( Appeal Ref: APP/C3620/W/23/3332649) for the development proposed is demolition of four barns. Construction of biomass plant building, 1 x 4 bedroom dwelling. Conversion of tithe barn to 1 x 5 bedroom dwelling and conversion of former stables/ workshop buildings to 2 x 3 bedroom dwellings. Retention of original farmhouse. Creation of new hard and soft landscaping, car parking, turning and driveway areas.
**Decision**: **CONDITIONS APPROVED**
**Decision Date**: 04-Jul-2025
**Ward**: Bookham West, Within 20m of Mickleham, Westcott and Okewood
**Parish**: Bookham (Unparished), **Wotton**

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**Application No.:** MO/2025/0080/PLA
Link
**Location:** **Wotton Hatch Hotel**, Guildford Road, Wotton, Dorking, RH5 6QQ
**Proposal:** Proposed erection of a stretched tent structure to rear.
**Decision:** **APPROVED WITH CONDITIONS**
**Decision Date:** 11-Jul-2025
**Ward:** Mickleham, Westcott and Okewood **Parish: Wotton**

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**Application Ref:** MO/2024/1225/3/NMA
**Link**

**Location:** **4, Fox Cottages**, Ranmore Common Road, Ranmore Common, Dorking, Surrey, RH5 6SR
**Proposal:** Non-material amendment to allow the addition of 2 No. rear high level windows to improve ventilation, air circulation through the building.
**Decision:** **APPROVED**
**Decision Date:** **26-Aug-2025**
**Ward:** Mickleham, Westcott and Okewood **PSH/Area: Wotton**

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**APPEAL DECISION:**

**Application No.:** MO/2024/0858
**Link**
**Location:** **Gate House Cottage**, Hogden Lane, Ranmore Common, RH5 6SY
**Proposal:** Erection of a new stable outbuilding.
**Appeal Decision:** **APPEAL DISMISSED**
**Decision Date:** 12-Sep-2025
**Ward:** Mickleham, Westcott and Okewood **Parish: Wotton**