

Tandridge District Council – Interim Five-Year Housing Land Supply (5YHLS) Statement

1.1 Introduction

- 1.1 This interim statement provides an updated assessment of the Council's Five-Year Housing Land Supply position, in accordance with the requirements of the National Planning Policy Framework (NPPF¹) and Planning Practice Guidance (PPG²). The assessment sets out whether the Council can demonstrate a deliverable supply of housing sites sufficient to meet its identified housing requirement over the next five years.
- 1.2 The purpose of this update is to provide a current and realistic demonstration of deliverable housing supply, taking into account new planning permissions and updated site information granted since the start of the 2025/26 monitoring year.

1.2 Housing Requirement

- 1.3 The housing requirement has been calculated using the Standard Method, identifying an annual housing need of 827 dwellings per annum. As a result of the Council's Housing Delivery Test result³, a 20% buffer has been applied, resulting in an annual requirement of 993 dwellings and a five-year requirement of 4,964 dwellings.

1.3 Base Date and Justification

- 1.4 This interim Five-Year Housing Land Supply position is assessed as of 1 October 2025.
- 1.5 While the formal annual Five-Year Housing Land Supply position is normally reported from a 1 April base date, this interim assessment has been produced to ensure that the Council's evidence reflects the most recent and accurate data available.

¹ [NPPF Dec 2024](#)

² [Planning practice guidance - GOV.UK](#)

³ [Housing Delivery Test Action Plan 2025](#)

- 1.6 The amended base date of 1 October 2025 has been selected to incorporate recent planning permissions, site delivery trajectories, and changes in site status since the start of the monitoring year, ensuring that the position presents the most up-to-date and robust evidence of deliverable supply. A full schedule of sites will be included in the 2025 Authority Monitoring Report.
- 1.7 This approach is consistent with practice elsewhere, where authorities have issued interim or in-year updates to their housing land supply to maintain an up-to-date and transparent evidence base.

1.4 Housing Supply

- 1.8 The assessment of deliverable supply includes sites with full planning permissions for minor and major development and outline planning permission for sites of major development, sites under construction, prior approvals / change of use, communal / C2 developments, and a windfall allowance.
- 1.9 The total identified supply amounts to 2,170 dwellings over the five-year period 2025/26–2029/30:

COMPONENT							OUTPUT
Standard Method annual requirement							827
Annual requirement +20%							993
Five-year requirement (inc. buffer)							4964
Total Supply							2170
Year	2025/26	2026/27	2027/28	2028/29	2029/30	TOTAL	
FUL <=9	127	68	22	0	0	217	
FUL >=10	43	123	133	95	80	474	
UC <=9	38	13	5	0	0	56	
UC >=10	20	20	20	20	9	89	
OUT > 10	0	0	264	276	210	750	
PA / CoU / CLU	33	3	4	0	0	40	
C2 / Communal	0	20	20	20	24	84	
Windfall	0	0	0	230	230	460	
Over / Under Provision						-2794	
Total Years Supply							2.19

TABLE 1: IDENTIFIED SUPPLY FIGURES

1.5 Five-Year Supply Position

- 1.10 When measured against the five-year requirement of 4,964 dwellings, the identified supply of 2,170 dwellings represents a 2.19-year supply. This equates to an under-provision of 2,794 dwellings.

1.6 Conclusion

- 1.11 As of 1 October 2025, the Council is unable to demonstrate a five-year supply of deliverable housing land, with a position of 2.19 years. In accordance with paragraph 11(d) of the NPPF, relevant policies for the supply of housing are therefore considered out-of-date, and the presumption in favour of sustainable development applies.
- 1.12 The Council will continue to monitor housing delivery and update the Five-Year Housing Land Supply position on an annual basis, taking account of new permissions, completions, and delivery rate to ensure an accurate and up-to-date evidence base.

1.7 Windfall Analysis and Site Schedule

- 1.13 Table 2 presents the Windfall development position from the monitoring years 2013/14 to 2024/25. The start date of 2013/14 is used due to evidence from the 2013 AMR demonstrating that this was the point that all but one previously allocated site had been completed. The Council therefore deem this as an appropriate point to determine their windfall contribution. As the final allocated site was completed during the period 2020 – 2023, the total number of completions on this site has been deducted from the total completions to avoid double counting.

Year	9 or fewer units	10 or higher units	TOTAL
2013 - 2014	112	144	256
2014 - 2015	54	88	142
2015 - 2016	88	234	322
2016 - 2017	36	192	228
2017 - 2018	116	216	332
2018 - 2019	110	134	244
2019 - 2020	74	188	262
2020 - 2021	82	35	117
2021 - 2022	48	190	238
2022 - 2023	37	266	303
2023 - 2024	92	146	238
2024 - 2025	91	92	183
TOTAL	940	1,925	2,865
Minus 111 from app 2018/729		1,814	2,754
Average	78	151	230

TABLE 2: WINDFALL SUPPLY

- 1.14 The windfall analysis shows a total of 2,865 dwellings were completed over the 12-year period (2013 – 2025) or an average of 230 dwellings per year (when accounting for the removal of ref. 2018/729). The data was further split into two groups: completions on small sites i.e., 9 units or fewer; and completions on Major Development Sites i.e., sites of 10 units or higher. The assessment demonstrates that there were 940 completions on small sites and 1,925 on large sites.
- 1.15 On the basis of this windfall analysis, for the purpose of 5-YHLS calculations the Council can include 230 dwellings per year on to years 4 and 5 of the 5YHLS period. Note years 1 – 3 of the 5-YHLS comprise planned for or established development (in the context of the Tandridge District Council position, 'planned for' relates to development already permitted).
- 1.16 Tables 3 – 9 present the schedule of sites that comprises the 5YHLS including anticipated delivery rates.

Table 3: Sites with full planning permission that are for 9 units or fewer (FUL <9)

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2024/522	Harestone	Caterham Valley	35 Crescent Road, Caterham, Surrey, CR3 6LE	03/04/2025	03/04/2028	Demolition of detached 4 bed dwelling and 2 bed annexe and erection of 4 no. 3 bed terrace dwellings, with associated parking and hard and soft landscaping etc.	pp	3	3	0	3	0	0	0
2025/116	Dormansland and Felbridge	Dormansland	41 High Street, Dormansland, Lingfield, Surrey, RH7 6PU	09/04/2025	09/04/2028	Construction of detached dwelling and creation of new vehicle access to lane. (Permission in principle)	pp	1	1	0	1	0	0	0
2025/143	Warlingham East and Chelsham and Farleigh	Chelsham and Farleigh	Newlands Barn, Little Farleigh Green, Farleigh Court Road, Warlingham, Surrey, CR6 9PX	09/04/2025	09/04/2028	Demolition of existing storage building and ancillary workshop. Erection of detached dwelling (self-build/custom build) with associated works.	pp	1	1	0	1	0	0	0
2025/174	Portley and Queens Park	Caterham-on-the-Hill	22 Salmons Lane West, Caterham, Surrey, CR3 5LT	20/05/2025	20/05/2028	Proposed first floor extension and division of property into 2no. Three bedroomed semi-detached dwellings.	pp	1	1	0	1	0	0	0
2025/192/NC	Tatsfield and Titsey	Tatsfield	Gorsey Down Farm, Ricketts Hill Road, Tatsfield, Westerham, Surrey, TN16 2NB	11/04/2025	11/04/2028	Conversion of an agricultural building to single 'larger' dwellinghouse (Application to determine if prior approval is required for a proposed: Change of Use of Buildings on Agricultural Units and former Agricultural Buildings to Dwellinghouses (Class C3), which may include extension of the building and/or building operations reasonably necessary for the conversion. The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) - Schedule 2, Part 3, Class Q)	pp	1	1	0	1	0	0	0
2025/215	Lingfield, Crowhurst & Tandridge	Crowhurst	The Oast House, Pikes Lane, Crowhurst, Lingfield, Surrey, RH7 6LX	15/05/2025	15/05/2028	Demolition of various outbuildings including stables. Subdivision of residential curtilage and the erection of a detached single storey dwelling (with habitable accommodation within the roofspace) and associated works. (Amended description)	pp	1	1	0	1	0	0	0
2025/253	Burstow, Horne and Outwood	Burstow	Marhaba, Antlands Lane, Shipley Bridge, Horley, Surrey, RH6 9TE	08/04/2025	08/04/2028	Residential development comprising 2x proposed dwellings. (Permission in Principle)	pp	2	2	0	2	0	0	0
2025/277	Tatsfield and Titsey	Tatsfield	Land At, Shaw Road, Tatsfield.,,	20/08/2025	20/08/2028	Erection of 1x detached dwelling.	pp	1	1	0	1	0	0	0
2025/332	Godstone	Godstone	Land To Rear Of 1 Woodlands Drive, South Godstone, Surrey, RH9 8HU	22/08/2025	22/08/2028	Subdivision of site and erection of a three bedroom detached bungalow at rear of no.1 Woodlands Drive, Godstone.	pp	1	1	0	1	0	0	0
2025/356	Burstow, Horne and Outwood	Horne	Bysshe Court Farm, Chithurst Lane, Horne, Horley, Surrey, RH6 9JU	01/09/2025	01/09/2028	Retention of rural worker's dwelling (amended proposal).	pp	1	1	0	1	0	0	0
2025/358	Tatsfield and Titsey	Tatsfield	Meadow Bank, Goatsfield Road, Tatsfield, Westerham, Surrey, TN16 2BU	07/08/2025	07/08/2028	Erection of self-build dwelling with demolition of existing outbuildings, and hard and soft landscaping.	pp	1	1	0	1	0	0	0
2025/412	Dormansland and Felbridge	Dormansland	Lady Cross Paddocks, Mutton Hill, Dormansland, Lingfield, Surrey, RH7 6NP	19/06/2025	19/06/2028	Erection of 1 self-build dwelling, parking & landscaping.	pp	1	1	0	1	0	0	0
2025/414	Valley	Caterham Valley	22a Croydon Road, Caterham, Surrey, CR3 6QB	22/05/2025	22/05/2028	Amalgamation of two existing flats to form a 3-bed 5-person flat.	pp	-1	-1	0	-1	0	0	0

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2025/422	Portley and Queens Park	Caterham-on-the-Hill	Flintfield Lodge, Rca Kenley Aerodrome, Whyteleafe Hill, Whyteleafe, Surrey, CR3 0AJ	11/07/2025	11/07/2028	Restoration of former Lodge Building to provide 1no. dwelling, including single storey side extension with roof lantern and solar panels, new parking area to south, and associated landscaping (part retrospective).	pp	1	1	0	1	0	0	0
2025/475	Woldingham	Woldingham	Orchard Farm Stables, Southfields Road, Woldingham, Caterham, Surrey, CR3 7BG	30/06/2025	30/06/2028	Change of use of a section of the stables and conversion to a 2 bed house (Permission in Principle).	pp	1	1	0	1	0	0	0
2025/499	Burstow, Horne and Outwood	Burstow	Nyahlands Farm, Copthorne Bank, Copthorne, Crawley, Surrey, RH10 3JD	13/06/2025	13/06/2028	Erection of 9 dwellings and widening of existing access following demolition of stables ad removal of sand school. (Permission in principle)	pp	9	9	0	4	5	0	0
2025/683	Dormansland and Felbridge	Dormansland	Cromlech, Felcourt Road, East Grinstead, Surrey, RH19 2JR	22/07/2025	22/07/2028	Demolition of existing dwelling and construction of up to 7 dwellings	pp	6	6	0	3	3	0	0
2025/755	Burstow, Horne and Outwood	Burstow	Marhaba, Antlands Lane, Shipley Bridge, Horley, Surrey, RH6 9TE	29/07/2025	29/07/2028	Permission in Principle for 1 dwelling (revised siting further to permission 2025/253)	pp	1	1	0	1	0	0	0
2024/1125	Woldingham	Woldingham	Land West Of Highlands , Butlers Dene Road, Woldingham Cr3 7hh,,	10/06/2025	10/06/2028	Erection of detached 4 bed dwelling with integral garage and associated landscaping (retrospective)	pp	1	1	0	1	0	0	0
2024/1154	Burstow, Horne and Outwood	Burstow	Woodlands Garage, Chapel Road, Smallfield, Horley, Surrey, RH6 9NN	15/05/2025	15/05/2028	Demolition of existing buildings and the erection of 9 no. 3 bed dwellings with associated parking and landscaping.(Amended Scheme)	pp	9	9	0	4	5	0	0
2024/1162	Caterham Valley	Caterham Valley	51 Stafford Road, Caterham, Surrey, CR3 6JG	29/04/2025	29/04/2025	Demolition of existing garage and erection of a 2 storey detached house with accommodation within the roof space, a detached garage and associated parking and vehicle access.	pp	1	1	0	1	0	0	0
2024/1200	Burstow, Horne and Outwood	Horne	The Blacksmiths Head, Newchapel Road, Lingfield, Surrey, RH7 6LE	07/05/2025	07/05/2028	Change of use of ground floor from public house to 2 bedroom dwelling (retrospective)	pp	1	1	0	1	0	0	0
2024/1219	Burstow, Horne and Outwood	Burstow	Silver Birches, Effingham Road, Burstow, Horley, Surrey, RH6 9RP	02/04/2025	02/04/2025	Demolition of existing barn, stables and shed and erection of 5 bedroom dwelling and associated works	pp	1	1	0	1	0	0	0
2024/1293	Dormansland and Felbridge	Felbridge	Land At 81 Copthorne Road, Felbridge, West Sussex, RH19 2PB	30/09/2025	30/09/2028	Demolition of existing glasshouses and outbuildings and erection of 3 dwellings with associated access, parking and landscaping.	pp	3	3	0	1	2	0	0
2024/1313	Burstow, Horne and Outwood	Burstow	Aranui, 31 Wheelers Lane, Smallfield, Horley, Surrey, RH6 9PT	04/07/2025	04/07/2028	Partial demolition of the existing buildings and the erection of a new detached dwellinghouse. (self - build/custom build)	pp	1	1	0	1	0	0	0
2023/1149	Godstone	Godstone	Westwood Stores, Eastbourne Road, South Godstone, Godstone, Surrey, RH9 8EZ	21/03/2024	21/03/2027	Proposed erection of 9 flats	pp	9	9	5	4	0	0	0
2022/916	Warlingham East and Chelsham and Farleigh	Chelsham and Farleigh	Beech Farm, Beech Farm Road, Warlingham, Surrey, CR6 9QJ	05/09/2024	05/09/2027	Proposed conversion of buildings to provide 2 x 4 bed, 2 x 3 bed and 1 x 2 bed houses with associated parking, landscaping, package treatment plant	pp	5	5	2	3	0	0	0
2024/296/NC	Dormansland and Felbridge	Dormansland	Barrow Green Farm, Haxted Road, Lingfield, Surrey, RH7 6DE	15/05/2024	15/05/2027	Conversion of Agricultural buildings to 3 x small dwellings and 2 x large dwellings.	pp	5	5	2	3	0	0	0

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2022/1490	Burstow, Horne & Outwood	Outwood	Woolborough Hatch, Woolborough Lane, Outwood, Redhill, Surrey, RH1 5QR	03/04/2023	03/04/2026	Demolition of four existing buildings and erection of three dwellings with associated landscaping and parking.	pp	3	3	3	0	0	0	0
2024/152	Whyteleafe	Whyteleafe	16 Westview Avenue, Whyteleafe, Surrey, CR3 0EQ	24/06/2024	24/06/2027	Erection of 2 no 2 bedroom semi-detached dwellings. (Amendment to boundary line)	pp	2	2	2	0	0	0	0
2024/258		Burstow	Triddles Farm, Plough Road, Smallfield, Horley, Surrey, RH6 9JN	19/08/2024	19/08/2027	Demolition of existing buildings and erection of two detached dwellings and associated landscaping and parking.	pp	2	2	2	0	0	0	0
2023/1140	Burstow, Horne & Outwood	Horne	The Jolly Farmers, Whitewood Lane, South Godstone, Godstone, Surrey, RH9 8JR	09/02/2024	09/02/2027	Demolition of existing building and erection of replacement 5 bedroom 2 story dwelling. (Amended Plans)	pp	1	1	1	0	0	0	0
2023/1094	Felbridge	Felbridge	Land East Of Woodcock Hill, Felbridge, RH19 2RD	20/02/2025	20/02/2028	Demolition of existing three agricultural buildings together with the animal shelter and pig sty; erection of two dwellings together with access, parking and landscaping	pp	2	2	2	0	0	0	0
2023/317	Harestone	Caterham Valley	Woodland Court, 1 Harestone Drive, Caterham, Surrey, CR3 6HX	03/09/2024	03/09/2027	Retention of two self-contained apartments (Use Class C3) and the retention of two outdoor cycle storage provision structures. (Retrospective)	pp	2	2	2	0	0	0	0
2024/500	Burstow, Horne and Outwood	Outwood	Flat, Former Orchard Farm Kennels, Woolborough Lane, Outwood, Redhill, Surrey, RH1 5QR	24/07/2024	24/07/2027	Variation of Condition 2 (Plans) of planning permission ref:2022/1120 (Demolition of adjacent building. Conversion of existing building to form 3 bedroom dwelling and change of use of land to form residential curtilage) to reduce the application site area.	pp	1	1	1	0	0	0	0
2024/820	Oxted South	Oxted	Holliway Meadow, Tanhouse Road, Oxted, Surrey, RH8 9PE	11/12/2024	11/12/2027	Demolition of existing buildings and removal of existing hardstanding. Erection of single storey dwelling and permeable gravel driveway.	pp	1	1	1	0	0	0	0
2024/827	Tatsfield and Titsey	Tatsfield	Charmwood (plot C), Greenway, Tatsfield, Surrey, TN16 2BS	21/10/2024	21/10/2027	Erection of a chalet bungalow (Amended Drawings)	pp	1	1	1	0	0	0	0
2024/1184	Harestone	Caterham Valley	21 Station Avenue, Caterham, Surrey, CR3 6YT	25/02/2025	25/02/2028	Erection of three storey rear extension, insertion of roof lights in front and rear roof planes, conversion of existing building to 5no. flats, and retention of ground floor commercial space.	pp	5	5	5	0	0	0	0
2024/1251	Bletchingley and Nutfield	Bletchingley	New Hextalls East, Hextalls Lane, Bletchingley, Redhill, Surrey, RH1 4QT	27/03/2025	27/03/2028	Conversion of existing semi-detached dwellings into a single dwelling, removal of rear single storey extension and porches, erect single storey rear extension, part first floor rear extension, 2no. Juliet balconies to rear and alterations to existing openings.	pp	-1	-1	-1	0	0	0	0
2025/78	Bletchingley and Nutfield	Nutfield	Land to North of 1 and 2 Coombe Cottages, Dean Lane, Nutfield RH1 4HR	24/03/2025	24/03/2028	Erection of single storey detached dwelling (Self build/custom build)	pp	1	1	1	0	0	0	0
2024/384	Burstow, Horne & Outwood	Burstow	Hollesley Farm, Normans Road, Smallfield, Horley, Surrey, RH6 9JJ	14/08/2024	14/08/2027	Application for approval of reserved matters : Details of appearance and landscaping following planning permission granted on 28.06.2021 under ref: 2021/99 (Demolition of existing building and erection of new dwelling with associated parking).	RM	1	1	1	0	0	0	0

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2023/1350	Whyteleafe	Whyteleafe	Former Garage, Land To The South West Of Stuart Road, Warlingham, CR3 0BG	14/03/2024	14/03/2027	Demolition of the existing garage. Erection of a detached dwelling. Adjustment to existing crossover and provision of drive and parking forecourt	pp	1	1	1	0	0	0	0
2023/1429	Godstone	Godstone	Old Willow Farm, Byers Lane, South Godstone, Godstone, Surrey, RH9 8JL	10/05/2024	10/05/2027	Redevelopment of site to provide 1x single dwelling and dog-kennels with associated landscaping and other works.	pp	1	1	1	0	0	0	0
2023/1470	Dormansland and Felbridge	Felbridge	St Marys, Woodcock Hill, Felbridge, East Grinstead, Surrey, RH19 2RD	20/03/2024	20/03/2027	Demolition of existing workshop and erection of a detached dwelling with new private vehicular access.	pp	1	1	1	0	0	0	0
2024/272	Bletchingley and Nutfield	Bletchingley	Land Associated With Pendell Court Farmhouse, Pendell Road, Bletchingley, Surrey, RH1 4QH	23/05/2024	23/05/2027	Demolition of various existing outbuildings. Erection of new dwelling & relocation of existing garage.	pp	1	1	1	0	0	0	0
2024/332	Burstow, Horne and Outwood	Burstow	Marhaba, Antlands Lane, Shipley Bridge, Horley, Surrey, RH6 9TE	17/05/2024	17/05/2027	Subdivision of curtilage and conversion of and extension of building into 2 bed dwelling with provision of vehicular access to Shipley Bridge Lane, and erection of outbuilding.	pp	1	1	1	0	0	0	0
2024/351	Limpsfield	Limpsfield	6 Detillens Lane, Limpsfield, Oxted, Surrey, RH8 0DJ	27/06/2024	27/06/2027	Erection of a detached 5-bed dwelling with vehicular access from Detillens Lane, together with associated car and cycle parking, bin store, amenity space and landscaping.	pp	1	1	1	0	0	0	0
2024/65	Bletchingley and Nutfield	Bletchingley	Arthurs Seat, War Coppice Road, Caterham, Surrey, CR3 6AS	18/04/2024	18/04/2027	Separation of existing residential planning unit to create two independent dwellings	pp	1	1	1	0	0	0	0
2021/1738	Warlingham West	Warlingham	Courtlands, Badgers Lane, Warlingham, Surrey, CR6 9JX	17/10/2022	17/10/2025	Demolition of garage/outbuilding. Erection of detached dwellinghouse and replacement garage to host dwelling (amended plans).	pp	1	1	1	0	0	0	0
2023/122	Limpsfield	Limpsfield	Former Dorothy's Cottage, High Street , Limpsfield Rh8 0dg,,	05/10/2023	05/10/2026	Reinstatement of Dorothy Cottage to form 2 bedroom dwelling and erection of replacement barn structure to form 3 bedroom attached dwelling to the north with associated landscaping works.	pp	1	1	1	0	0	0	0
2023/194	Warlingham West	Warlingham	79a Westhall Road, Warlingham, Surrey, CR6 9HG	14/06/2023	14/06/2026	Division of existing house to provide two dwelling (Retrospective) (Revised address)	pp	1	1	1	0	0	0	0
2024/137	Oxted North	Oxted	3 Amy Road, Oxted, Surrey, RH8 0PX	08/05/2024	08/05/2027	Subdivision of existing third floor flat to create 2no 1 bedroom flats.	pp	1	1	1	0	0	0	0
2024/390	Limpsfield	Limpsfield	Greenheyes, Uvedale Road, Limpsfield, Oxted, Surrey, RH8 0EN	24/07/2024	24/07/2027	Phased development comprising: Phase 1: Demolition of existing dwelling, Phase 2: Erection of 1x self-build dwelling, and Phase 3: Erection of 1x self-build dwelling. (Amended Plans)	pp	1	1	1	0	0	0	0
2024/507	Lingfield and Crowhurst	Tandridge	Surrey Hill House, Tandridge Hill Lane, Godstone, Surrey, RH9 8DD	17/09/2024	17/09/2027	Separation of existing residential planning unit to create two independent dwellings	pp	1	1	1	0	0	0	0
2024/509	Valley	Caterham Valley	377 Croydon Road,Caterham,Cr3 6pn, Caterham, Surrey, CR3 6PN	05/07/2024	05/07/2027	Erection of a small single-storey rear infill extension, and conversion of the existing ground floor vacant retail space into a new one-bedroom flat, with minor changes to the front and rear ground floor facades to suit	pp	1	1	1	0	0	0	0
2022/1038	Woldingham	Woldingham	Tudor Cottage, Park View Road, Woldingham, Caterham, Surrey, CR3 7DH	28/02/2023	28/02/2026	Erection of detached 3 bed dwelling.	pp	1	1	1	0	0	0	0
2022/1110	Whyteleafe	Whyteleafe	9 Johns Walk, Whyteleafe, Surrey, CR3 0BT	26/06/2023	26/06/2026	Erection of two storey detached two bedroom dwelling. Erection of hip to gable extension and dormer window to	pp	1	1	1	0	0	0	0

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
						existing dwelling at No9 Johns Walk. (Amended description)								
2022/1260	Oxted South	Oxted	Former, 75 Hurst Green Road, Hurst Green, Oxted, Surrey, RH8 9AJ	15/02/2023	15/02/2026	Demolition of existing church, erection of a replacement Church & Pastor's flat (Amended Plans)	pp	1	1	1	0	0	0	0
2022/1281	Burstow, Horne & Outwood	Outwood	Woolborough House Farm, Woolborough Lane, Outwood, Redhill, Surrey, RH1 5QR	21/08/2023	21/08/2026	Erection of 1 no. dwelling following demolition of existing non-agricultural buildings	pp	1	1	1	0	0	0	0
2022/1326	Limpsfield	Limpsfield	Little Coppice, 5 Sylvan Close, Limpsfield, Oxted, Surrey, RH8 0DX	13/02/2023	13/02/2026	Erection of new detached two-storey dwelling with basement, attached garage, associated driveway and highway crossover.	pp	1	1	1	0	0	0	0
2022/1336	Tatsfield and Titsey	Tatsfield	Land West Of Thistle Cottage, Shaw Road, Tatsfield, Surrey, TN16 2BX	30/01/2024	30/01/2027	Erection of 1x single storey detached dwelling	pp	1	1	1	0	0	0	0
2022/1475	Godstone	Godstone	52 Featherstone, Blindley Heath, Lingfield, Rh7 6jy, Blindley Heath, Lingfield, Surrey, RH7 6JY	07/10/2024	07/10/2027	Demolition of existing garage structure and division of site to create two plots. Erection of detached 4 bed dwelling.	pp	1	1	1	0	0	0	0
2022/1546	Oxted South	Oxted	Demolition of the existing stable building, removal of the hard-standing to the associated yard and erection of a detached dwelling with parking and rear garden. (Amended Plans including alterations to roof, and amenity area including biodiversity improve	12/09/2023	12/09/2026	Demolition of the existing stable building, removal of the hard-standing to the associated yard and erection of a detached dwelling with parking and rear garden. (Amended Plans including alterations to roof, and amenity area including biodiversity improve	pp	1	1	1	0	0	0	0
2022/1652	Dormansland and Felcourt	Dormansland	Shepley, Eastbourne Road, Blindley Heath, Lingfield, Surrey, RH7 6JN	28/07/2023	28/07/2026	Erection of a detached dwelling to plot adjacent to Shepley.	pp	1	1	1	0	0	0	0
2022/576	Burstow, Horne & Outwood	Horne	Pondlake Cottage, Brickhouse Lane, Newchapel, Lingfield, Surrey, RH7 6HY	19/10/2023	19/10/2026	Demolition of the existing barn and erection of a new residential annexe together with associated parking and landscaping.	pp	1	1	1	0	0	0	0
2022/991	Oxted North and Tandridge	Oxted	Squirrels Corner, Rockfield Road, Oxted, Surrey, RH8 0EL	09/02/2023	09/02/2026	Erection of a detached 1 1/2 Storey dwelling with attached garage and alteration to existing drive and turning area	pp	1	1	1	0	0	0	0
2023/1009	Warlingham East and Chelsham and Farleigh	Warlingham	Land To The Rear Of 25-27 Harrow Road, Warlingham, Surrey, CR6 9EY	19/12/2023	19/12/2026	Demolition of existing garage and felling of trees to the rear of 25 and 27 Harrow Road. Construction of new three bedroom detached dwelling. (amended site location plan)	pp	1	1	1	0	0	0	0
2023/1114	Limpsfield	Limpsfield	Moorhouse Farm, Moorhouse Road, Westerham, Surrey, TN16 2ES	29/11/2023	29/11/2026	Conversion of a former agricultural building to provide a 1 bed dwelling for a rural worker with associated parking (retrospective)	pp	1	1	1	0	0	0	0
2023/1180	Warlingham West	Warlingham	Grosvenor, The Mount, Warlingham, Surrey, CR6 9JF	26/01/2024	26/01/2027	Erection of a single family dwelling home with associated garden, cycle and car parking	pp	1	1	1	0	0	0	0
2023/1253	Godstone	Godstone	The Old Barn, Lagham Manor Farm, Eastbourne Road, South Godstone, Godstone, Surrey, RH9 8JB	10/01/2024	10/01/2027	Conversion of barn to form a 4-bedroom dwelling and use of the existing track and access to service the development.	pp	1	1	1	0	0	0	0
2023/1282	Oxted North and Tandridge	Tandridge	The Stables, Land North Of Gays Cottages, Tandridge Lane, Lingfield, RH7 6LW	15/02/2024	15/02/2027	Erection of a single-storey, 3 bedroom dwellinghouse and associated works, including landscaping and car parking. Removal of existing equestrian buildings and horse walker.	pp	1	1	1	0	0	0	0

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2023/538	Portley	Caterham on the Hill	102 Ninehams Road, Caterham, Surrey, CR3 5LJ	31/08/2023	31/08/2026	Demolition of existing detached garage and erection of a 4 bedroom 2 storey detached dwelling. Widening of Existing Crossover and increase in hardstanding within the site	pp	1	1	1	0	0	0	0
2023/64	Burstow, Horne and Outwood	Burstow	Burstow Lodge Farm, Rookery Lane, Smallfield, Horley, Surrey, RH6 9BD	26/07/2024	26/07/2027	Demolition of agricultural/equestrian building and erection of new dwelling with associated access and parking.	pp	1	1	1	0	0	0	0
2023/742	Bletchingley and Nutfield	Bletchingley	1 Outwood Lane, Bletchingley, Redhill, Surrey, RH1 4LR	02/08/2024	02/08/2027	Change of use of public house (Class A4) to single residential dwellinghouse (Class C3), single storey rear extension, erection of pitched roof over rear projection	pp	1	1	1	0	0	0	0
2024/173	Oxted North	Oxted	42 Wheeler Avenue, Oxted, Surrey, RH8 9LE	25/10/2024	25/10/2027	Demolition of existing house and erection of replacement dwelling.	pp	1	1	1	0	0	0	0
2024/225	Warlingham East and Chelsham and Farleigh	Chelsham and Farleigh	Newlands Barn, Little Farleigh Green, Farleigh Court Road, Warlingham, Surrey, CR6 9PX	19/04/2024	19/04/2027	Conversion and change of use from storage building to dwelling including re-cladding works.	pp	1	1	1	0	0	0	0
2024/393		Tatsfield	Lochiel, Ricketts Hill Road, Tatsfield, Westerham, Surrey, TN16 2NB	06/09/2024	06/09/2027	Demolition of existing dwelling and erection of new dwelling	pp	1	1	1	0	0	0	0
2024/514	Oxted South	Oxted	7a Paddock Close, Hurst Green, Oxted, Surrey, RH8 0LQ	10/10/2024	10/10/2027	Demolition of the existing bungalow and erection of a replacement dwelling, landscaping and associated works.	pp	1	1	1	0	0	0	0
2024/552	Bletchingley and Nutfield	Nutfield	The Shed Swallows End, Crab Hill Lane, South Nutfield, Surrey, RH1 5PG	15/10/2024	15/10/2027	Conversion of existing building to a one bed, one person dwelling falling within class C3 of the Town & Country Use Classes Order (as amended) together with the erection of an acoustic boundary fence.	pp	1	1	1	0	0	0	0
2024/639	Burstow, Horne and Outwood	Outwood	Orchard Farm, Woolborough Lane, Outwood, Redhill, Surrey, RH1 5QR	27/09/2024	27/09/2027	Demolition of existing residential garage and commercial office and part of cattery building. Change of use of land to residential. Construction of a 1 bedroom dwelling with parking and gardens including boundary fencing.	pp	1	1	1	0	0	0	0
2024/639	Tatsfield and Titsey	Tatsfield	Hill Cottage, Barnfield Road, Tatsfield, Westerham, Surrey, TN16 2LG	09/09/2024	09/09/2027	Demolition of the existing 2 bedroom dwelling and erection of a 4 bedroom dwelling (Amended site location plan)	pp	1	1	1	0	0	0	0
2024/850	Bletchingley and Nutfield	Nutfield	117 Mid Street, South Nutfield, Redhill, Surrey, RH1 5RP	24/09/2024	24/09/2027	Erection of a replacement dwelling & demolition of existing carport and 4 outbuildings.	pp	1	1	1	0	0	0	0
2024/919	Oxted North	Oxted	1 & 2 Temple House, Quarry Road, Oxted, Surrey, RH8 9HF	29/10/2024	29/10/2027	Amalgamation of ground and first floor apartments to create a single dwelling together with associated elevational alterations.	pp	1	1	1	0	0	0	0
2024/1261			Land Adjacent To 4 Landscape Road, Warlingham, Surrey, CR6 9JB	17/02/2025	17/02/2028	Erection of a single family dwelling house (Self - build /Custom build)	pp	1	1	1	0	0	0	0
2024/913			63 Gresham Avenue, Warlingham, Surrey, CR6 9DG	20/01/2025	20/01/2028	Erection of a new detached dwelling with alterations to create a dropped kerb and front parking area and erection of a single storey rear extension to existing dwelling .	pp	1	1	1	0	0	0	0
2024/1241/NC			Meadow Bank, Goatsfield Road, Tatsfield, Westerham, Surrey, TN16 2BU	15/01/2025	15/01/2028	Conversion of an agricultural building into a residential dwelling. (Prior approval Schedule 2, Part3, Class Q)	pp	1	1	1	0	0	0	0

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2021/578 2022/1618/NC	Burstow, Horne and Outwood	Burstow	Rough Beech Barn And Bungalows 1 & 2, Dowlands Lane, Smallfield, Surrey, RH6 9SD	26/01/2023	26/01/2026	Conversion of 1 & 2 Dowlands Bungalows from Use Class C3 (dwellinghouses) to Use Class E (offices). Conversion of Rough Beech Barn from Use Class E (offices) into Use Class C3 (dwellinghouses) 2 x 3-bedroom dwellinghouse	pp	1	1	1	0	0	0	0
2023/1490			Pelham House, 54 Harestone Valley Road, Caterham, Surrey, CR3 6HE	08/11/2024	08/11/2027	The demolition of existing flats to construct 2no. one bedroom flats, 2no. two bedroom flats, and 6no. three bedroom houses with associated parking and amenity space	pp	2	2	2	0	0	0	0
2023/1150	Warlingham East and Chelsham and Farleigh	Warlingham	436 Limpsfield Road, Warlingham, Surrey, CR6 9LG	21/03/2024	21/03/2027	Conversion of shop and 2no flats to form 4no self contained flats and partial retention of shop. Erection of two storey rear extension and side dormer. Extension of existing side dormer, installation of front balustrade to front elevation and internal alt	pp	2	2	2	0	0	0	0
2021/1900	Bletchingley and Nutfield	Bletchingley	Brooklands Farm, Lower South Park Road, South Godstone, Surrey, RH9 8LF	05/05/2023	05/05/2026	Demolition of the existing building. Erection of two dwellings with parking and landscaping.	pp	2	2	2	0	0	0	0
2022/1000	Dormansland and Felcourt	Dormansland	Starline Farm, Starborough Road, Marsh Green, Edenbridge, Surrey, TN8 5RB	07/11/2022	07/11/2025	Demolition of the existing buildings and the erection of two detached houses with associated access, parking and landscaping.	pp	2	2	2	0	0	0	0
2022/1428	Valley	Caterham Valley	180 Croydon Road, Caterham, Surrey, CR3 6QF	09/03/2023	09/03/2026	Erection of a pair of semi detached houses (comprising 2 x 3 bed), with associated access and parking.	pp	2	2	2	0	0	0	0
2022/1489	Harestone	Caterham Valley	The Gardens, Church Hill, Caterham, Surrey, CR3 6FR	03/04/2023	03/04/2026	Erection of a single building containing 2 x 2-bedroom apartments.	pp	2	2	2	0	0	0	0
2022/1492	Godstone	Godstone	Garages To The Rear Of, 20-24 Salisbury Road, Godstone, Rh9 8ab,,	09/06/2023	09/06/2026	Demolition of a block of 19 domestic garages (retaining the rear wall) and the construction of 2 no. detached, 2 bedroom bungalows with associated access improvements and parking/turning areas.	pp	2	2	2	0	0	0	0
2022/1534	Oxted North and Tandridge	Tandridge	Blackgrove Farm, Tandridge Lane, Lingfield, Surrey, RH7 6LW	07/12/2023	07/12/2026	Proposed mixed use development involving the re-use and adaptation of Workshop 1 and The Old Combine Shed from Class E purposes to provide a 1 x 1-bed and a 1 x 2-bed residential unit, each with their own external amenity area, car parking, cycle provisi	pp	2	2	2	0	0	0	0
2023/1169	Godstone	Godstone	19 Tylers Close, Godstone, Surrey, RH9 8AN	27/11/2023	27/11/2026	Erection of a two storey dwelling.	pp	1	1	1	0	0	0	0
2023/228	Bletchingley and Nutfield	Nutfield	Little Cormongers Farm, Mid Street, South Nutfield, Surrey,	09/08/2023	09/08/2026	Demolition of the existing stable buildings and adjacent 2 barns and erection of 2 single storey dwellings	pp	2	2	2	0	0	0	0
2023/49	Godstone	Godstone	The Squash House, 128 Redehall Road, Smallfield, Horley, Surrey, RH6 9RH	13/10/2023	13/10/2026	Conversion of one barn to a two-bed dwellinghouse and one stable to a one-bed dwellinghouse (Amended plans to include wall and hedge to the front of the stables building).	pp	2	2	2	0	0	0	0
2023/828	Lingfield and Crowhurst	Crowhurst	Land At Mansion House Farm, Crowhurst, RH7 6LR	13/10/2023	13/10/2026	Demolition of three agricultural buildings. Conversion of Shed 2 and re-building of Dairy Barn to form 2no. dwellings. Erection of detached single storey garage building with associated landscaping and parking areas [Alternative to planning permission 202	pp	2	2	2	0	0	0	0

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2024/794	Dormansland and Felbridge	Felbridge	Agricultural Land East Of Woodcock Hill, Felbridge, RH19 2RD	27/09/2024	27/09/2027	Demolition of all existing buildings and erection of two dwellings, together with access, parking and landscaping.	pp	2	2	2	0	0	0	0
2023/1427	Warlingham East and Chelsham and Farleigh	Warlingham	Wayside, 542 Limpsfield Road, Warlingham, Surrey, CR6 9DS	14/02/2024	14/02/2027	Demolition of existing dwelling and erection of 4 terrace houses, including hard and soft landscaping	pp	3	3	2	1	0	0	0
2023/508	Oxted South	Oxted	75 / 77 Hurst Green Road, Oxted, Surrey, RH8 9AJ	16/08/2023	16/08/2026	Demolition of existing church and pastors house and erection of a replacement church and pastor's flat and 3x terraced dwellings.	pp	3	3	2	1	0	0	0
2023/710	Warlingham East and Chelsham and Farleigh	Warlingham	550 Limpsfield Road, Warlingham, Surrey, CR6 9DS	15/12/2023	15/12/2026	Demolition of existing house and replacement with two pairs of semi detached properties providing four family houses with associated secure cycle parking off street disabled facilities, car parking, and landscaping. (amended description) Bat Emergence Sur	pp	3	3	2	1	0	0	0
2022/1309	Oxted North and Tandridge	Oxted	2a Amy Road, Oxted, Surrey, RH8 0PX	11/04/2023	11/04/2026	Demolition of existing buildings and erection of 3 dwellings, parking & landscaping.	pp	3	3	2	1	0	0	0
2022/1222	Oxted North and Tandridge	Oxted	Former, 6 Beadles Lane, Oxted, Surrey, RH8 9JJ	31/07/2023	31/07/2026	Demolition of existing buildings and erection of 4 no. dwellings with access road, associated parking & landscaping	pp	4	4	2	2	0	0	0
2022/1665/N	Burstow, Horne and Outwood	Outwood	Cogmans Farm Buildings, Cogmans Lane, Outwood, Surrey, RH1 5PS	28/02/2023	28/02/2026	Conversion of an agricultural building to 4 dwellings and associated buildings works.	pp	4	4	2	2	0	0	0
2023/490	Godstone	Godstone	Links Farm, Tilburstow Hill Road, South Godstone, Godstone, Surrey, RH9 8LB	18/09/2023	18/09/2026	Demolition of existing barns, structures and removal of concrete hardstanding. Erection of four detached dwellinghouses, garaging facilities and associated works.	pp	4	4	2	2	0	0	0
2024/782/NC	Woldingham	Woldingham	Feather Farm, Southfields Road, Woldingham, Surrey, CR3 7BG	27/09/2024	27/09/2027	Conversion of an existing steel framed agricultural building into 4 no. residential dwellings.	pp	4	4	2	2	0	0	0
2024/1297/NC			Chelsham Heights, Beech Farm Road, Warlingham, Surrey, CR6 9QG	27/01/2025	27/01/2028	Conversion of existing barn into 4 residential units.	pp	4	4	2	2	0	0	0
2022/1638	Dormansland and Felcourt	Dormansland	Hollow Lane Garages, Hollow Lane, Dormansland, Surrey, RH7 6NT	06/11/2023	06/11/2026	Demolition of existing garages and construction of one bungalow and one building containing four apartments. New parking court at New Farthingdale.	pp	5	5	2	3	0	0	0
2023/13	Bletchingley and Nutfield	Bletchingley	Pendell Farm, Pendell Road, Bletchingley, Surrey, RH1 4QH	03/05/2023	03/05/2026	The demolition of the existing building and the erection of 6 dwellings together with associated landscaping, access and parking.	pp	6	6	2	2	2	0	0
2023/268	Burstow, Horne & Outwood	Burstow	26 Weatherhill Road, Smallfield, Horley, Surrey, RH6 9NQ	16/01/2024	16/01/2027	Demolition of the existing buildings. Erection of 6 detached dwellings with associated parking, new access and landscaping. (Amended plans, description and technical documents).	pp	6	6	2	2	2	0	0
2022/1152	Warlingham East and Chelsham and Farleigh	Warlingham	14 Bond Road, Warlingham, Surrey, CR6 9SD	09/05/2023	09/05/2026	Demolition of existing dwelling. Erection of new building to accommodate 3 x 1-bed flats, 3 x 2-bed flats and 2 x 2-bed flats along with car parking, secure cycle storage,	pp	8	8	2	3	3	0	0

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
						refuse provision, landscaping works and biodiversity improvements.								
								TOTAL	217	127	68	22	0	0

Table 4: Sites with full planning permission that are for 10 units or more (FUL 10>)

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2021/1011	Whyteleafe	Whyteleafe	Former, 70 To 74 Godstone Road, Whyteleafe, Surrey, CR3 0EA	25/05/2023	25/05/2026	Proposed four storey building with E(g) (i) or (ii) uses on the ground floor and C3 use on the upper floors to provide 12 flats and associated car parking and amenity space.	pp	12	12	4	4	4	0	0
2023/1154/PA	Woldingham	Woldingham	Hurst Place, Woldingham Road, Woldingham, Surrey, CR3 7LT	16/07/2024	16/07/2027	Demolition of existing building and construction of 12 apartments. (Application for prior approval under schedule 2, Part 20, Class ZA.) (Amended plans)	pp	12	12	4	4	4	0	0
2022/225	Whyteleafe	Whyteleafe	Edgehill, Succombs Hill, Warlingham, Surrey, CR6 9JG	19/12/2022	19/12/2025	Demolition of the existing dwelling and the erection of two blocks containing a total of 21 apartments.	pp	20	20	5	5	10	0	0
2023/226	Portley	Caterham-on-the-Hill	RCA Kenley Aerodrome, Whyteleafe Hill, Whyteleafe, CR3 0AJ	09/08/2023	09/08/2026	Demolition of part of the former Officer's Mess building and erection of extension to west wing and conversion of extended building to 32 flats. Erection of two storey building to provide 12 flats. Restoration of former Lodge Building to provide 1 dwellin	pp	45	45	10	15	20	0	0
2022/1523	Bletchingley and Nutfield	Bletchingley	Land At Former Godstone Quarry, Godstone, RH9 8ND	06/09/2024	06/09/2027	Full planning permission for the phased development of the Site for 140 new homes (Use Class C3), new doctor?s surgery (Use Class E(e)), publicly accessible open space, land reprofiling and associated infrastructure including the Godstone Parish Council car park and access, Site access, internal roads and off-Site highways works, parking areas, landscaping and associated car and cycle infrastructure and associated works to facilitate the development.	pp	140	140	20	30	30	30	30
2024/1378	Westway	Caterham-on-the-Hill	Sea Cadet Hut, The Grove, Caterham, Surrey, CR3 5QD	06/06/2025		Demolition of existing buildings and erection of 16 affordable dwellings, with associated works including access, parking, and landscaping.	pp	16	16	0	5	5	6	0
2023/482	Felbridge	Felbridge	Land South Of Crawley Down Road, Felbridge,	13/06/2025	13/06/2028	Demolition of existing structures and erection of 200no. 1, 2, 3 and 4 bedroom homes (30% affordable) with new vehicular accesses via Crawley Down Road together with associated car parking, open space and landscaping.(Update - Highways technical report and plans)	pp	200	200	0	50	50	50	50
2023/1249	Oxted South	Oxted	Perrysfield Farm, Gibbs Brook Lane, Oxted, Surrey, RH8 9PG	09/05/2025		Erection of 29 dwellings (including 10 affordable and 10 homes for active older persons) through conversions, demolition and erection of dwellings, plus associated parking, drainage infrastructure, access improvements, new footpath, landscaping and associated works (Revised Plans)	pp	29	29	0	10	10	9	0
								TOTAL	474	43	123	133	95	80

Table 5: Sites that are under construction that are for 9 units or fewer (UC <9)

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2022/311	Bletchingley and Nutfield	Bletchingley	The Hawthorns School, Pendell Court, Bletchingley, Redhill, Surrey, RH1 4QJ	10/06/2022	10/06/2025	Erection of a nursery school and demolition of existing buildings	uc	-1	-1	-1	0	0	0	0
2021/1332	Woldingham	Woldingham	Langlands, Butlers Dene Road, Woldingham, Caterham, Surrey, CR3 7HD	03/11/2021	03/11/2024	Demolition of existing buildings and erection of 1 single storey dwelling and 1 two storey dwelling.	uc	1	1	1	0	0	0	0
2019/1122	Godstone	Godstone	Marle House, Eastbourne Road, South Godstone RH9 8JQ	30/09/2019	30/09/2022	Extension and conversion of stable/coach house to a 2-bed dwelling with associated parking and amenity space	uc	1	1	1	0	0	0	0
2021/1022	Oxted South	Oxted	Aysgarth, Rockfield Road, Oxted, Surrey, RH8 0HB	14/10/2021	14/10/2024	Demolition of existing garage. Erection of a detached dwelling within the garden of Aysgarth with associated detached garage, garden and driveway.	uc	1	1	1	0	0	0	0
2020/708	Dormansland and Felcourt	Dormansland	Haxted House, Haxted Road, Edenbridge TN8 6PT	25/09/2020	25/09/2023	Conversion of a tithe barn to form a 5-bedroom dwelling with conversion of a detached barn to triple garage and a garden store. (Certificate of Lawfulness for proposed use)	uc	1	1	1	0	0	0	0
2022/1259	Oxted South	Oxted	75 Hurst Green Road, Hurst Green, Oxted, Surrey, RH8 9AJ	15/02/2023	15/02/2026	Demolition of Pastor's house and erection of 3x terraced dwellings (Amended Plans)	uc	2	1	1	0	0	0	0
2021/980	Oxted North and Tandridge	Oxted	Little Paddock, Rockfield Road, Oxted, Surrey, RH8 0EL	19/08/2022	19/08/2025	Erection of a two-storey detached dwelling with roof accommodation and integral garage; and formation of new vehicular access in association with the subdivision of the plot to provide a separate residential curtilage.	uc	1	1	1	0	0	0	0
2022/312	Burstow, Horne & Outwood	Horne	Red Roof, Smallfield Road, Horne, Horley, Surrey, RH6 9JP	14/07/2022	14/07/2025	Erection of 2 detached dwellings and demolition of existing buildings.	uc	2	1	1	0	0	0	0
2022/677	Queens Park	Caterham-on-the-Hill	8 Money Avenue, Caterham, Surrey, CR3 5TH	30/08/2022	30/08/2025	Conversion and extension of detached dwelling to form semi detached dwellings	uc	1	1	1	0	0	0	0
2023/781	Harestone	Caterham Valley	5 Church Walk, Caterham, Surrey, CR3 6RT	08/09/2023	08/09/2026	The change of use from offices (Class E) to residential two bedroom house (Class C3) plus internal changes	uc	1	1	1	0	0	0	0
2018/796	Bletchingley and Nutfield	Nutfield	Commerce House, 4 High Street, Nutfield RH1 4HQ	19/09/2019	19/09/2022	Erection of 2 x 1 bedroom dwellings with associated parking and access	uc	2	2	2	0	0	0	0
2021/1778	Burstow, Horne & Outwood	Burstow	The Depot, Redehall Road, Smallfield Rh6 9ql,,	20/12/2021	20/12/2024	Erection of eight dwellings together with associated access and landscaping. Total of 9 dwellings including previsou pp 2017/2081which is marked as ss	uc	9	2	2	0	0	0	0
2021/2055	Warlingham East and Chelsham and Farleigh	Warlingham	Land And Garages Adjacent To Chapel Road, Warlingham, CR6 9LH	29/04/2022	29/04/2025	Demolition of existing garages, erection of 2x semi detached dwellings, parking, landscaping & access.	uc	2	2	2	0	0	0	0
2019/1331	Warlingham East and Chelsham and Farleigh	Warlingham	Land to the rear 29-41, Harrow Road, Warlingham CR6 9EY	09/12/2019	09/12/2022	Redevelopment of site to comprise three dwellings, with access, parking and landscaping. (Amended Address)	uc	3	3	3	0	0	0	0
2021/636	Queens Park	Caterham-on-the-Hill	Garage Court, Auckland Road, Caterham, Surrey, CR3 5TU	01/11/2021	01/11/2024	Demolition of existing garages, Erection of 3 x 2-storey terraced dwellings and associated landscaping, parking and external works.	uc	3	3	3	0	0	0	0

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2020/2170	Limpsfield	Limpsfield	Green Hedges, Westerham Road, Limpsfield, Oxted, Surrey, RH8 0EE	17/03/2021	17/03/2024	Demolition of existing building and erection of a two and a half storey building containing 12no 2 bed flats and 1no 1 bed flat, including associated parking and external works.	uc	12	3	3	0	0	0	0
2023/344	Godstone	Godstone	Hookstile House, Byers Lane, South Godstone, Godstone, Surrey, RH9 8JH Hookstile House, Byers Lane, South Godstone, Godstone, Surrey, RH9 8JH	15/05/2023	15/05/2026	Variation of Condition 2 (Plans) of planning permission ref: 2021/1972 (Demolition of the existing buildings and earth mound and the erection of three dwellings, a to allow for additional parking	uc	3	3	3	0	0	0	0
2023/853	Oxted North	Oxted	110-118 Station Road East, Oxted, Surrey, RH8 0AX	08/05/2024	08/05/2027	Demolition of existing properties at 110-118 Station Road, Oxted. Construction of 12no Class C3 residential flats and 6no Class E units, with parking to the rear. (Amended Plans)	uc	12	7	3	4	0	0	0
2022/296	Harestone	Caterham Valley	Hut, 1 Harestone Drive, Caterham, Surrey, CR3 6YQ	04/04/2023	04/04/2026	Variation of Condition 2 (Plans) of planning permission ref: 2020/511 (Demolition of office buildings; Erection of 7x two-storey detached dwellings. Construction of access road from Harestone Drive	uc	7	7	3	3	1	0	0
2022/486	Bletchingley and Nutfield	Nutfield	North, Kings Mill, Kings Mill Lane, South Nutfield, Redhill, Surrey, RH1 5NB	14/07/2022	14/07/2025	Demolition of existing building and erection of 7 houses with associated parking and landscaping	uc	7	7	3	3	1	0	0
2017/212	Dormansland and Felcourt	Dormansland	Land to the rear of Dormans Station, Station Road, Dormansland RH7 6NL	15/07/2019	15/07/2022	Formation of 70 car parking spaces serving Dormans Station and erection of 9 dwellings and associated car parking.	uc	9	9	3	3	3	0	0
2017/212								TOTAL	56	38	13	5	0	0

Table 6: Sites that are under construction that are for 10 units or more (UC 10>)

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2021/2178	Warlingham West	Warlingham	Land West Of Limpsfield Road, Warlingham, Surrey, CR6 9RD	11/04/2023	11/04/2026	Construction of 100 dwellings (40% affordable) with associated infrastructure, landscaping and re-provision of sports facilities	uc	100	89	20	20	20	20	9
								TOTAL	89	20	20	20	20	9

Table 7: Outline permissions for sites of 10 units or more (OUT 10>)

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2023/1385	Warlingham East and Chelsham and Farleigh	Warlingham	79 Farleigh Road, Warlingham, Surrey, CR6 9EJ	04/03/2024	04/03/2027	Demolition of the existing buildings at 79-81 Farleigh Road and redevelopment of the site for 14 residential units (12 apartments and 2 houses) with associated access, parking and landscaping. (Outline application for Access, appearance, layout and scale)	OUT	14	14	0	0	6	8	0
2022/1658	Burstow, Horne and Outwood	Burstow	Development Site At 532253 143328, Plough Road, Smallfield, Surrey, RH6 9JN (The Plough and Furrow Inn)	17/07/2024	17/07/2027	Development of up to 120 residential dwellings with associated infrastructure, open space and vehicular and pedestrian access, with additional engineering works to provide for flood relief. (Outline application with all matters reserved saved for access)	OUT	120	120	0	0	40	40	40
2024/47 / SCC2023-0217	Lingfield and Crowhurst	Lingfield	Orchard Court, 33 East Grinstead Road, Lingfield, Surrey, RH7 6ET	07/06/2024	06/06/2027	Outline application for the erection of part 2 and 3 storey building (with additional basement) for extra care accommodation, comprising self-contained apartments, staff and communal facilities, electric substation and associated parking. Appearance and landscaping reserved (Consultation from Surrey County Council)	OUT - Extra Care	54	54	0	0	27	27	0
2025/58	Limpsfield	Limpsfield	Stables, Red Lane Farm, Red Lane, Limpsfield, Oxted, Surrey, RH8 0RT	22/09/2025		Demolition of existing stables and the erection of 12 dwelling with parking, access and associated works (Outline application with all matters reserved except access, layout and scale).	OUT	12	12	0	0	6	6	0
2022/267	Warlingham West	Warlingham	Former Shelton Sports Club, Shelton Avenue And Land Adjacent To 267 Hillbury Road, Warlingham, Surrey, CR6 9TL	20/06/2025	20/06/2028	Outline planning application with all matters reserved except access, for a residential development of 150 dwellings including 45% affordable housing with vehicular access from Hillbury Road, provision of public open space and associated ancillary works.	OUT	150	150	0	0	50	50	50
2024/1393	Warlingham East and Chelsham and Farleigh	Warlingham	1 Park Lane, Warlingham, Surrey, CR6 9BY	24/07/2025		Outline planning permission for up to 45 new homes with all matters reserved except scale, layout and access.	OUT	45	45	0	0	20	25	0
2024/1389	Burstow, Horne and Outwood	Burstow	Rede Cottage, 57 Redehall Road, Smallfield, Horley, Surrey, RH6 9QA	02/07/2025		Demolition of existing buildings and erection of 85 dwellings with associated works (outline application with all matters reserved except access, layout and scale).	OUT	85	85	0	0	25	30	30
2023/1464	Burstow, Horne & Outwood	Burstow	Land West Of Chapel Road, Smallfield, Surrey, RH6 9JH	17/06/2025		Outline planning application for residential development (Use Class C3) comprising up to 270 dwellings; private parking; landscaping and public open space; SUDs; and flood alleviation measures and land reserved for education use. (Outline application with all matters reserved saved for access)	OUT	270	270	0	0	90	90	90
								TOTAL	750	0	0	264	276	210

Table 8: Permissions for Prior Approval, Change of Use, or Certificate of Lawful Use (PA / CoU / CLU)

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2023/84	Warlingham East and Chelsham and Farleigh	Warlingham	Church Of St Ambrose, Warren Park, Warlingham, Surrey, CR6 9LD	07/07/2023	07/07/2026	Change of use of existing house in multiple occupation to two self-contained flats and church parish office with internal alterations and changes to fenestration, the erection of a new dwelling with associated parking and landscaping and renovations to pa	pp - CU	1	1	1	0	0	0	0
2024/218/NC	Valley	Caterham Valley	1 Croydon Road, Caterham, Surrey, CR3 6PA	19/04/2024	19/04/2027	Change of use from Class E (Commercial Business and Service) to Class C3 (Dwellingshouses) to form two self-contained flats. (Prior Approval Schedule 2, Part 3, Class MA)	pp - Prior approval	2	2	2	0	0	0	0
2024/445	Queens Park	Caterham-on-the-Hill	96 Chaldon Road, Caterham, Surrey, CR3 5PH	21/06/2024	21/06/2027	Change of use of rear store to one bed dwelling with minor external alterations, provision of private amenity space and off-road parking	pp - CU	1	1	1	0	0	0	0
2024/1340	Harestone	Caterham Valley	Heather Cottage, 121 Tupwood Lane, Caterham, Surrey, CR3 6DF	05/03/2025	05/03/2028	Extension and change of use of existing building to form 1no. dwelling (self-build), and associated works including parking provision and landscaping.	pp - CU	1	1	1	0	0	0	0
2023/1461	Harestone	Caterham Valley	1 Godstone Road, Caterham, Surrey, CR3 6RE	16/05/2024	16/05/2027	Change of use of first and second floors to form one flat, insertion of rooflights to front and formation of dormer to rear, insertion of door at side and formation/re-instatement of windows to front and rear.	pp - CU	1	1	1	0	0	0	0
2024/301	Bletchingley and Nutfield	Nutfield	Little Shermans Farm, Clay Lane, South Nutfield, Redhill, Surrey, RH1 4EG	09/05/2024	09/05/2027	Erection of replacement barn 2002-2003 and subsequent use of barn from December 2017 as a dwelling house. (Certificate of Lawfulness or an existing use or Development).	pp - CLU	1	1	1	0	0	0	0
2024/306	Bletchingley and Nutfield	Nutfield	3 Mid Street, South Nutfield, Redhill, Surrey, RH1 4JU	24/04/2024	24/04/2027	Detached building as 1no. separate dwellinghouse (Use Class C3). (Certificate of Lawfulness for an Existing Use)	pp - CLU	1	1	1	0	0	0	0
2023/1162	Chaldon	Chaldon	The Coach House, Pilgrims Lane, Chaldon, Caterham, Surrey, CR3 5DX	27/02/2024	27/02/2027	Change of use from residential annex to independent dwelling. (Amended plans)	pp - CU	1	1	1	0	0	0	0
2022/1223/NC	Oxted South	Oxted	158 Pollards Oak Road, Hurst Green, Oxted, Surrey, RH8 0JP	28/10/2022	28/10/2025	Change of use of existing office for warden/community alarm service (Class E3) to a one bedroom residential dwelling (C3).	pp - CU	1	1	1	0	0	0	0
2022/1266	Whyteleafe	Whyteleafe	Annexe, Dunrobin, The Avenue, Whyteleafe, Surrey, CR3 0AQ	22/05/2023	22/05/2026	Existing dwellinghouse. (Certificate of Lawfulness for Existing Use or Development)	pp - CLU	1	1	1	0	0	0	0
2023/1275	Burstow, Horne & Outwood	Horne	Meadow View, Church Road, Horne, Horley, Surrey, RH6 9LA	20/12/2023	20/12/2026	Self-contained Dwelling house (Certificate of Lawfulness for an Existing Use)	pp - CLU	1	1	1	0	0	0	0
2023/1508	Lingfield and Crowhurst	Lingfield	18 East Grinstead Road, Lingfield, Surrey, RH7 6EP	06/02/2024	06/02/2027	Change of Use of commercial unit (Class E) to residential (Class C3) in association with Drivers, 18 East Grinstead Road	pp - CU	1	1	1	0	0	0	0

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2023/870	Oxted North and Tandridge	Oxted	32a Station Road West, Oxted, Surrey, RH8 9EU	16/01/2024	16/01/2027	Change of use of first floor office space into residential accommodation amalgamated with existing first / second floor apartment	PP - CU	1	1	1	0	0	0	0
2023/893	Bletchingley and Nutfield	Nutfield	2 Morris Road, South Nutfield, Redhill, Surrey, RH1 5SA	26/10/2023	26/10/2026	Use of the land and building as a single dwelling (Certificate of Lawfulness for a Proposed Use or Development).	pp - CLU	1	1	1	0	0	0	0
2024/329	Bletchingley and Nutfield	Nutfield	Land At Corner Of Bletchingly Road & Deans Lane, Nutfield, RH1 4HW	12/07/2024	12/07/2027	Change of use of land from Class B8 (open storage and parking) to Class C3 (residential). Erection of detached dwelling with associated parking, entrance gates and amenity space.(Amended plan)	pp - CU	1	1	1	0	0	0	0
2024/454	Dormansland and Felbridge	Felbridge	Stub Pond Fisheries, Stubpond Lane, Newchapel, Lingfield, Surrey, RH7 6HU	18/07/2024	18/07/2027	Erection of a C3(a) dwellinghouse (Certificate of Lawfulness for an Existing Use)	pp - CLU	1	1	1	0	0	0	0
2024/470	Lingfield and Crowhurst	Lingfield	7e High Street, Lingfield, Surrey, RH7 6AA	17/07/2024	17/07/2027	Change of use from class E (c ii) to class C3 for one self-contained flat at the front of the ground floor (Certificate of Lawfulness for an Existing Use)	pp - CLU	1	1	1	0	0	0	0
2024/944/NC	Tatsfield and Titsey	Tatsfield	Conversion of agricultural building into a residential dwelling (Prior approval Schedule 2, Part3, Class Q))	24/10/2024	24/10/2027	Conversion of agricultural building into a residential dwelling (Prior approval Schedule 2, Part3, Class Q))	pp - Prior approval	1	1	1	0	0	0	0
2022/1639/NC	Harestone	Caterham Valley	19 Station Avenue, Caterham, Surrey, CR3 6LB	22/05/2023	22/05/2026	Change of Use from Class E (Offices) to Class C3 (dwellinghouses) to form 2 apartments. (Application to determine whether prior approval is required under Schedule 2, Part 3, Class G).	pp - CU	2	2	2	0	0	0	0
2023/1510/NC	Harestone	Caterham Valley	2 To 4 Croydon Road, Caterham, Surrey, CR3 6QB	19/02/2024	19/02/2027	Change of use from Class E (Commercial, Business and Service) to 2x Class C3 (Dwellinghouses).	pp - CU	2	2	2	0	0	0	0
2023/166/NC	Oxted North and Tandridge	Oxted	28 Station Road West, Oxted, Surrey, RH8 9EU	18/04/2023	18/04/2026	Change of use from Offices (Use Class E) to Residential (Use Class C3). Internal conversion of first and second floor into two self contained flats, installation of kitchen and toilet / bathrooms.	pp - CU	2	2	2	0	0	0	0
2024/994			117 To 119 Station Road East, Oxted, Surrey, RH8 0AX	22/01/2025	22/01/2028	Change of use of first floor office into 2 residential flats with an additional door and windows to the external side and rear elevations	pp - CU	2	2	2	0	0	0	0
2023/95/NC	Harestone	Caterham Valley	2 Timber Hill Road, Caterham, Surrey, CR3 6LD	16/03/2023	16/03/2026	Change of Use from Commercial (Use Class E) to convert the building into 3 units comprising 2 x 2 bed flat and 1 x 1 bed flats Residential (Use Class C3 (Notification of Prior Approval under Part 3, Class MA).	pp - CU	3	3	3	0	0	0	0
2022/1618/NC	Godstone	Godstone	Dippen Hall, Eastbourne Road, Blindley Heath, Lingfield, Surrey, RH7 6JX	26/01/2023	26/01/2026	Change of Use from Class E (Offices) to Class C3 (Dwellinghouses) to form 10 apartments. (Application to determine as to whether prior approval is required under Schedule 2, Part 3, Class MA)	pp - Prior approval	10	10	3	3	4	0	0

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
								TOTAL	40	33	3	4	0	0

Table 9: Permissions for C2 (Extra Care) / Communal development (C2 / COM)

PP App	Ward	Parish	Address	PP date	Exp Date	Description	Status	Net	Outstanding Capacity	2025/26	2026/27	2027/28	2028/29	2029/30
2022/1161	Dormansland and Felcourt		Young Epilepsy, St Piers Lane, Lingfield, Surrey, RH7 6PW	14/02/2024	13/02/2027	Demolition of buildings and redevelopment to provide a residential care community (Use Class C2) comprising 152 units of accommodation, with associated communal facilities, parking, landscaping, and associated infrastructure; and, extension and refurbishm	pp - Extra Care	152/1.8	84	0	20	20	20	24
								TOTAL	84	0	20	20	20	24