

PLANNING COMMITTEE UPDATE REPORT

ITEM 3

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| App Number | 25/01483/FUL |
| Address | Woodcote Stud, Wilmerhatch Lane, Epsom, KT18 2UE |
| Proposal | Demolition of all existing buildings and structures (excluding Woodcote House) and the construction of a new supported living building (Class C2), as an expansion to the retained Class C2 use at Woodcote House, and 14no residential dwellings (including 7no affordable dwellings) together with associated access, car parking and garages, landscaping and shared open space. |
| Author | Jack Summers |
| Date | 16/06/2026 |

CORRECTIONS

1. Condition Corrections

1.1 **Condition 26 (Removal of Permitted Development Rights)** is added as follows:

Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) (or any Order revoking or re-enacting or amending those Orders with or without modification), express planning permission shall be required in respect of development falling within Schedule 2, Part 1, Classes A, B, C, D, E & F, and Schedule 2, Part 2, Class A of that Order.

Reason: To ensure that development within the permitted Classes in question is not carried out in such a way as to prejudice visual or residential amenity, nor have a detrimental impact on the character of the Green Belt, in accordance with policies CS2 & CS5 of the Core Strategy 2007 and DM3, DM10 & DM12 of the Development Management Policies Document 2015.