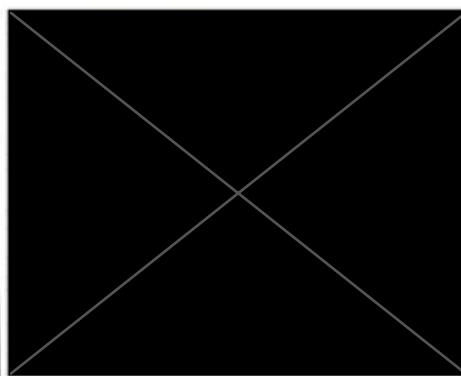




Mr James Leaver



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

21 March 2023

Dear Sirs

MO/2023/0188/OUT MAJOR – Sondes Place Farm, Westcott Road, Dorking

I refer to the application above and write in my capacity as the lead for planning matters for Westcott Village Association (WVA).

WVA **object** to this application in the strongest possible terms.

The application site is in the Green Belt and serves a most valuable contribution to the separation of the settlements of Dorking and Westcott. Very special circumstances have not been met for the removal of this site from the Green Belt. And paragraphs 137-151 of the National Planning Policy Framework refer. The case for development of this site in any form has not therefore been made.

For this reason it is unnecessary for us to comment on the specifics of this major application.

WVA's position is entirely consistent with the representations which WVA has made to the Regulation 18 and Regulation 19 Future Mole Valley consultations for the emerging Local Plan in respect of this site.

WVA also responded to Gleeson Land's consultation in respect of this site in November 2022 in similar terms.

Attached is a list of Westcott residents who attended a WVA open meeting on 15 March 2023 and also object to this application in line with the statements WVA has made in this letter. This is in addition to the online petition which WVA has also organised (attached) and runs to in excess of 240 names at the time of writing.

Yours sincerely,



James Leaver


Planning Lead, Westcott Village Association

CC

Cllr James Friend – Westcott Ward

Cllr Hazel Watson – Dorking Hills

Enc

Name	Address	Signature
Bill Todd	X	
MARC HOLFORD		
Ruth Sims		
Armatte Wiatlow		
E. Jill Roome		
Iraun Kendall		
Geoff + Alison Pickett		
Mason Pullen		
PETER DUNCAN 		
HOWARD WALDEN		
IAN CRAWFORD		
SARAH NEDCRAFT		
MURRAY STEPHEN		
A. Johnson		
Wendy George		
Moiry Fenwick		
DAVID GEORGE		
COLIN PIRREN		
JEFF DAVIES		
FRANCESCA LEHVE		

PETER DUNCAN

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