



Leatherhead  
Residents'  
Association

## Bulletin for March 2026

Dear Members

I hope you are all well and able to enjoy this wonderful Spring-like weather that we are having at the moment. It is wonderful to be able to see where the new buds are appearing on bushes and thus be absolutely sure about where to prune. Another bonus is the longer afternoons so outside jobs do not have to be abandoned at 3.30pm.

But, I digress. The number of Representations in respect of the “Transform Leatherhead” planning application (MV ref: MO/2025/02695) has risen since last month’s Bulletin. LRA Director, Steve Preston, has just carried out an analysis and it would appear that there are now some 820 registered Representations, of which the great majority remain objections (about 90%). Those in favour come mostly from “Just Build Homes”, a house-building lobby group that includes our Council’s development partners. It is notable that nearly half of these are from people not living in Leatherhead. Finally, a number of objections have yet to be submitted while more have been submitted, but not yet registered.

The latest information is that in light of the responses received to the Application, some changes to the proposals are being discussed with the Planning Department, although they cannot be made public until after the Elections on 7<sup>th</sup> May. Given we do not know the extent of these changes we encourage you to continue to make your views known on the Application as currently presented by emailing the Planning Department at: ‘[planning@molevalley.gov.uk](mailto:planning@molevalley.gov.uk)’. If you need help to do this, please contact us via the LRA web-site.

The Planning Department has been busy recently. On 4<sup>th</sup> March the Development Management Committee had to decide on the future of ‘Two Ways’ (MV ref MO/2025/0462) a bungalow on Oxshott Road in Leatherhead, combined with an undeveloped Green Belt site behind it and on another major development near the station in Dorking, called ‘Pixham End’.

There was much debate over the ‘Two Ways’ Application. Despite Representations supporting the Green Belt element and the site having been excluded from the adopted Mole Valley Local Plan, the Development Management Committee voted (7-4) in favour of the application for 47 houses. This was providing an agreement could be reached with the

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developer that all 47 will be “affordable”. In the Development Management Committee’s view, the benefit of this addition to the District’s “affordable housing” outweighed the Green Belt status of the land. Discussions to secure 100% affordability are in progress. For more information about the impact of this planning application on the adjacent Teazle Wood, see the ‘**Friends of Teazle Wood**’ Facebook page.

Whilst not in Leatherhead, I decided to mention “Pixham End” because it is such a prominent plot and well known to all who use the A24 to get into Dorking. Until fairly recently, the site was used by various insurance companies, but upon it being vacated it was sold to a developer. The developer drew up plans for 68 houses but claimed they could not afford to meet the requirement for 40% to be “affordable.” 22% was offered initially followed by a second improved but unspecified proposal. The Development Committee would not accept this and so the future of the land remains undecided.

By now, I am sure you will all have heard that the proposal to split Surrey into East and West (with us in Mole Valley being within East Surrey) is now proceeding. On the 15<sup>th</sup> and 16<sup>th</sup> January, Councillors from the existing Councils met formally for the first time to begin the detailed transition work between them and the new **East Surrey Unitary Authority**. On 7<sup>th</sup> May, we will be electing Councillors to serve on this body. Also following the Public Consultation held in February, there will be three new **Parish Councils**: Dorking, Box Hill and Westcott.

As part of the new **Keep Britain Tidy** campaign, the LRA will hold its usual Litter Pick on **Sunday, 12 April**, starting at 2pm in the Red House Gardens and finishing at 4pm. All collected bags to be placed at the back of the top car park near the hedge. But please feel free to do your Pick at any convenient time to yourself. The LRA benefits from the number of full bags collected.

Finally, the Leatherhead Golf Club is hoping for permission to increase their offering quite appreciably (MV ref: MO/2026/00315). The Club House would be extended to include a 40-bed hotel together with a bar, restaurant, conferencing facilities and a fitness/well-being suite. Outside, a remodelling of the 18-hole golf course and driving range will include the construction of an irrigation water storage lake and further ornamental lakes, along with extensive native planting throughout.

Meanwhile, please do support those campaigning against the huge development proposed for our park, “Bull Hill”. The LRA and Save Bull Hill representatives are in the High Street most Saturdays between 11.00 and 13.00 if you want to discuss the issues. They are working hard for the future good of our Town, and I am hoping very much for our letters of objection to reach 1000, so, if you have not yet written, **NOW IS THE TIME!!**

If you haven’t already renewed your 2026 membership, please do – another renewal form will be emailed to you after this bulletin. If you have moved house, please let us know.

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With all best wishes for your Easter holiday.

Caroline Brown,

Director

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