



THE REIGATE &  
REDHILL SOCIETY

EST 1952



## The Civic Society For Reigate and Redhill

[Website](#)

[www.reigatesociety.org.uk](http://www.reigatesociety.org.uk)

### **President:**

Nicholas Owen

### **Chair:**

Tim Lee

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### **Treasurer & Registrar**

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# NEWSLETTER

## No 132

## JULY 2023

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## **RS CHAIRMAN'S NOTES – TIM LEE**

### **Reigate Tunnel:**

The old Tunnel in Reigate is 200 years old this year and this is being marked by an event on 8-9 July 2023 with many different displays and exhibitions planned by the Reigate Business Guild. Our very own Nicholas Owen has been personally involved with meetings and very kindly arranging the vintage vehicle collection that will be on display. Bruce Healey, Chair of the Transport Committee has also been involved and kindly did a presentation on the history of the tunnel at our last zoom event which was very well received. There has also been a plaque installed which will be unveiled as part of the celebrations.

### **Live zoom events:**

Our series of live zoom events continued with a presentation by Bruce Healey and the Transport Committee on the history of Reigate tunnel.

Our next live zoom event will take place on Monday 18 September 2023 from 7:30pm entitled How to make the best of a town with the speaker being a planning officer from Lewes Council. It will be an interesting meeting and hopefully the RRS can take some learning from this event.

The last event of the year will be on Monday 6 November 2023 entitled "The History of Gatwick".

### **Standing down from my role:**

On a personal note, this year has been a struggle juggling work and family commitments. More recently this has become harder with one of our sons starting GCSE exams and the start of a house renovation project which I need to manage full time. I also have other commitments such as assistant manager of my son's football team and running a small architecture business.

As a result, I will be standing down from my role as the Chair of the RRS at the end of September 2023 after the Civic Awards evening. I feel that it is time for someone else to take up the mantle and do the role justice, which I feel I cannot do anymore including my other commitments.

When Michael Doughty stood down as Chair there was a real threat that the Society would not be able to continue as there was no one willing to step up and take his place. I took over to help the Society continue with the help of Jane Artis and Robert Bogin. I am afraid to say that if no one else is prepared to step forward and take on the roles of Chair and Vice Chair as well as some other roles, the Society again is at risk of closure.

Membership numbers have been dwindling and with a lot of emphasis on online consumption and social media, it is hard for civic societies to continue to flourish and provide the level of support to their local area. A new model has to be found and it would be great to hand over to someone that has the vision to develop and future proof the Society in the future.

### **The AGM:**

The AGM is fast approaching and will be held at the Reigate Manor Hotel on Monday 26 June 2023 at 7.15 pm followed by the Members' Meeting with a talk and presentation by a representative of Epsom Civic Society. The topic is very relevant being Current and Future Challenges for Civic Societies. See further details in Secretary's notes

## **TREASURER'S REPORT at 15/6/2023 –ROBERT BOGIN**

Net income for 2023-2024 stands at £1326 however most annual expenses have not yet been incurred. We are not anticipating any unforeseen expenses in this year Balance sheet figure is £13079.

## **REGISTRAR'S REPORT – ROBERT BOGIN**

Number of paid up members stands at 384 comprising 104 single memberships, 127 family memberships, 21 corporate and 7 others. Thus a total of 259 memberships. In addition there are still 29 memberships who have not renewed representing 43 members. It is assumed that they no longer wish or are able to be members and their records will be deleted from the database on 30th June 2023

This represents a drop in membership of 44 members, 34 memberships in the last year.

# SECRETARY'S NOTES – JANE ARTIS

**2023 Open Meetings** NB Dates and topics may be subject to change.

**Meetings will be on Zoom.**

18 September How To Make The Best Of Your Town by Andrew Simpson.  
Planning Officer for Lewes Council TBC  
06 November The History of Gatwick Airport TBC

## **AGM Meeting 2023**

**This will be a LIVE MEETING held at Reigate Manor Hotel on Monday 26 June 2023 at 7.00pm for 7.15pm followed by**

## **MEMBERS MEETING around 8.00 pm**

There will be a £12 charge to members which has been subsidised by the Society. This will cover a glass of wine and a finger buffet.

Please contact Robert Bogin 07989-408834 if you have not registered but wish to attend.

The speaker is Margaret Hollins, Chair of Epsom Civic Society on Current & Future challenges for Civic Societies.

## **CIVIC AWARDS Presentation on Monday 25 September 2023 7.30pm TBC**

This will be a LIVE MEETING for nominees and members. Venue TBC

## **Date of Council Meeting 2023**

Monday 11 September 1000am at the Reigate Community Centre  
Newsletters will follow after the Council Meetings in June and November.

# ARCHITECTURE AND PLANNING COMMITTEE – TIM LEE

## **The Civic awards 2023**

The nomination list has been prepared of 5 projects ready for judging. Once judging has been completed, the list of awards and commendations will be announced ready to be awarded at a special Civic Awards event in September 2023.

## **The New Priory School:**

Since the refusal of the planning application for a new Priory School on the Woodhatch Place site, things have gone a bit quiet. We await a response from the County Council to see what they are going to do next. I hope to make contact with the Mark Brunt's replacement as Leader, Cllr Richard Biggs, regarding the 'hybrid scheme' idea for the school remaining in the Priory Building.

## **The Solum Development of Redhill train station:**

The planning application is currently live for the Solum development of Redhill train station over two sites either side of the railway line.

The APC was not officially invited as a formal consultee which is something that will be raised with Cllr Biggs. A letter will be sent in OBJECTION to the development in its current form on various aspects which the committee believes would not reach the potential of a redevelopment and be detrimental to the town.

## REDHILL COMMITTEE – PIPPA MARTIN

Since the last committee meeting we have concentrated our energy on the Redhill Station development proposed by Solum.

On 3<sup>rd</sup> March the committee fielded a team of 14 at the Belfry in response to Solum's public consultation. Solum's team included a planner, developer, lawyer. It was not a convincing presentation. The images were vague and their equipment failed for 20 minutes. The Solum team responded to various searching questions unconvincingly re parking, height of buildings, insufficient infrastructure, lack of water, gas etc. The Redhill committee were enjoined to be extremely polite. However the Solum report of the meeting did not tally with the Chairman's. The Chairman submitted an objection to the plans on the basis that 2 nineteen storey tower blocks would be catastrophic for Redhill. The last 25 years Redhill has been a building site. On the 16<sup>th</sup> June the scaffolding should be removed from the Marketfield Way site with the possibility of Redhill becoming a decent town fit for our children, grandchildren and the future.

The Solum development is a cynical money making project. Redhill is described as a transport hub but train fares are set to rise steeply. The bus station provides regular buses to Crawley and Guildford but over long distances are very slow. Return from Guildford 2 and half hours and six hour round trip to Brighton. There are dedicated cycle lanes but they have to be shared with pedestrians. The development provides very few parking spaces putting further heavy pressure on the nearby residential roads. There are several new blocks providing hundreds of rented and for sale apartments but very few affordable.

Redhill is constrained by two motorways and the North Downs and these two skyscrapers would block the view to the north and intractably dominate the rest of the town. The narrow road bridge is already congested in rush hour.

Potentially Redhill can be a fine town. We have an excellent library, theatre, Belfry shopping centre, leisure centres, good hospital, good schools and East Surrey College and Art School. 3 days a week we have an open air market and the Marketfield Way Centre opening on 16<sup>th</sup> June will provide a six screen cinema, a bowling alley, climbing wall and several new eateries. Instead of skyscrapers Redhill needs a pedestrian bridge from the station plaza across the roundabout to the centre of Redhill allowing the traffic to circulate freely beneath.

The market is beginning to return and the new Posidero Lounge opened in March with attractive décor and outside furniture. Unfortunately after 10 days inspectors decreed it was "filthy" and this week the Surrey Mirror published images of unemptied refuse bins in the adjoining alley. The council had been unable to empty them due to the building works. It seemed a little unfair to judge a restaurant after 10 days and to publish the article 2 months later.

Prezzo, the pizza house in the old post office, part of a chain which has closed several of its restaurants, closed in Redhill 2 months ago. H.Samuel the jeweller at the entrance to the Belfry closed 2 months ago. The Greenaissance Committee had a very positive meeting with Ian Dunsford on Friday 9<sup>th</sup> June with ideas on greening Redhill. We have a big challenge to improve Redhill.

## TRANSPORT COMMITTEE – BRUCE HEALEY

**Roads:** Surrey County Council have been awarded a grant of £1.8m to improve the A25 between Dorking and Reigate. The Road Safety Foundation (RSF) identified this route as being within the worst A-road routes in England for the number of fatal and serious injuries per vehicle kilometre travelled, with there being a total of 70 collisions resulting in injury from 2017 to the end of November 2022, including one fatality. With the wet spring, some pavements are becoming difficult to use owing to encroaching vegetation.

Estate Agent boards with 'sold' or 'let' are legally required to be removed within 14 days of the completion date. This is widely ignored by estate agents who use their boards as free advertising to the detriment of the appearance of the road.

## TRANSPORT COMMITTEE (continued)

**Trains:** The improvements to Gatwick Airport Station are due to be completed soon. The May timetable changes have resulted in a reduction in some services. The North Downs Line will remain at 2 trains per hour for the present as the passenger levels do not presently justify any increase in service.

**Buses:** The £2 cap on fares is being continued to the end of October.

## WEBSITE & FACEBOOK- BRUCE HEALEY

**Facebook:** presently has 683 likes and 764 followers.

## GREEN SPACES GROUP (GSG) – HELEN NEVE

**Redhill Greenaissance project** – document has been circulated and we have received positive feedback. Action paused during pre-election period but we have now held a positive meeting with Ian Dunsford (Planning Policy Manager) and plan to contact Surrey County Council re traffic issues.

**Solum Redhill Station Development** – Redhill Committee set up a consultation meeting with Solum in February; two members of the GSG attended. We are not planning to make a group submission.

**Meeting (zoom) with council leader and managing director** – Tim Lee and Helen Neve attended a meeting with Cllr Brunt and Marie Roberts-Wood regarding GSG aims and objectives and our desire to work with the Council wherever possible. It was a positive discussion. Agreed to send quarterly reports to Leader and Managing Director, and monthly reports to Morag Williams (Head of Neighbourhood Operations); this system to be activated now that election changes have been made.

**AONB consultation** – GSG has submitted a response.

**Grass cutting** – the Group has had no response from Members on No Mow May and other grass management issues; noted that, this year, social media responses have not all been negative; Surrey County Council has taken over highways grass cutting in the RBBC area; we will continue to pursue this topic but are aware that RBBC Countryside Management Team is seriously understaffed.

**Civic Awards judging** – Green Spaces Group has offered to assist with judging.

### Social Media

6 key posts on Facebook:

- Application to fell large cedar in Reigate
- Community planting of street trees in Merstham
- GSG Chair's comments on RBBC progress re Green Spaces and Management since March 2022
- GSG visit to Merstham Community Allotment and Bee Keeping Group
- Surrey Mirror print article re RBBC mowing regimes – to which GSG contributed comments
- Great Big Green Week

Ongoing daily/weekly posts on both Facebook and Twitter, on which followers continue to grow.

Facebook Top post: visit to Merstham Community Allotment - 3283 impressions

Twitter Top Post: GSG Chair's comments on RBBC Green Spaces progress – 1706 impressions

Our live links are set out below. For updates, please follow and like GSG on

<https://www.facebook.com/GSGReigateSociety>  
<https://twitter.com/GSGReigateSoc>  
<https://www.reigatesociety.org.uk/about/na.php>

## CORPORATE MEMBERS.

Adam's Gallery <a href="http://www.adamsgallery.co.uk">www.adamsgallery.co.uk</a> 42a High Street, Reigate RH2 9AT Art gallery 01737-225677	Robinsons <a href="http://www.robinsonsmb.com">www.robinsonsmb.com</a> 1 Bancroft Rd, Reigate RH2 7RP Chartered Surveyors, Commercial Property Sales, Lettings, Valuation & Management 01737-229200
Crow Watkin <a href="http://www.crowwatkin.co.uk">www.crowwatkin.co.uk</a> 14 Bell Street, Reigate RH2 7BE Independent estate agents, surveyors & valuers 01737-245886	Royal Albert & Alexandra School <a href="http://www.raa-school.co.uk">www.raa-school.co.uk</a> Gatton Park, Reigate RH2 0TW 01737-649050 Boarding school for boys & girls aged 7 to 18
Dunottar School <a href="http://www.dunottar.surrey.sch.uk">www.dunottar.surrey.sch.uk</a> High Trees Road, Reigate RH2 7EL Independent co-educational school for students aged 11-18 01737-761945	Sawkings Architects Ltd <a href="http://www.sawkingsarchitects.com">www.sawkingsarchitects.com</a> 1 The Quarry, Betchworth RH3 7BY 01737-845580 Chartered Architects
East Surrey College <a href="http://www.esc.ac.uk">www.esc.ac.uk</a> Claremont Road, Gatton Point, Redhill RH1 2JX 01737-772611 College of Further Education	Skin Architects <a href="http://www.skin-architects.co.uk">www.skin-architects.co.uk</a> Hope Lacy, 20 Ringley Avenue, Reigate RH2 7ET 01737-210457 Chartered Architects
Micklefield School <a href="http://www.micklefieldschool.co.uk">www.micklefieldschool.co.uk</a> 10 Somers Road, Reigate RH2 9DU 01737-242615 Independent prep. school for boys & girls aged 2 1/2 to 11	Stanton Construction <a href="http://www.stantonconstruction.co.uk">www.stantonconstruction.co.uk</a> 1 Castlefield Road, Reigate RH2 0SA 01737-227430 Development & construction service, public & commercial sectors
Rayners Commercial <a href="http://www.raynerscommercial.com">www.raynerscommercial.com</a> 14a Bell Street, Reigate RH2 7BG 01737-222835 Chartered Surveyors and Commercial Property Agents	Stentor Music Co. Ltd <a href="http://www.stentor-music.com">www.stentor-music.com</a> Albert Road North, Reigate RH2 9EZ 01737-240226 Manufacturers and distributors of musical instruments
Reigate Architects <a href="http://www.reigatearchitects.co.uk">www.reigatearchitects.co.uk</a> 24 Holmesdale Road, Reigate RH2 0BQ 01737-243540 Architecture & sustainability	Stoneman Funeral Service <a href="http://www.stonemanfunerals.co.uk">www.stonemanfunerals.co.uk</a> Doran Court, Reigate Road, Reigate RH1 6AZ 01737-763456 Funeral directors & memorial craftsmen
Reigate Grammar School <a href="http://www.reigategrammar.org">www.reigategrammar.org</a> Reigate Road, Reigate RH2 0QS 01737-222231 Grammar School	Unusual Expo <a href="http://www.unusualexpo.com">www.unusualexpo.com</a> 07831-882527 Exhibition & Event Design
Reigate Heath Golf Club <a href="http://www.reigateheathgc.com">www.reigateheathgc.com</a> Reigate Heath RH2 8QR 01737-226793 Heathland golf course	TWM Solicitors <a href="http://www.twmsolicitors.com">www.twmsolicitors.com</a> 40 West Street, Reigate RH2 9BT 01737-221212 Solicitors
Reigate Priory Cricket Club <a href="http://www.reigatepriorycc.co.uk">www.reigatepriorycc.co.uk</a> Park Lane, Reigate RH2 8JX 01737-244477 Cricket club with senior & junior sections	White & Sons <a href="http://www.whiteandsons.co.uk">www.whiteandsons.co.uk</a> 24 High Street, Reigate RH2 9AY 01737-222600 Independent estate agents, surveyors and valuers
Reigate Priory School <a href="http://www.reigate-priory.co.uk">www.reigate-priory.co.uk</a> Bell Street, Reigate RH2 7RL 01737-245065 Junior school	WS Planning & Architecture <a href="http://www.wspla.co.uk">www.wspla.co.uk</a> 5 Pool House, Bancroft Road, Reigate RH2 7RP 01737-949872 Chartered Town Planners and Chartered Architects

# Membership Application for new members



Annual Membership Rates: Individual ..... £10.00  
Family ..... £15.00  
Corporate ..... £30.00

I/We apply for  Individual  Family  Corporate

membership of the Reigate Society (tick as applicable)

Name(s):  Mr  Mrs  Miss  Ms  Other

.....  
Address .....  
..... Postcode .....

Email: ..... Telephone .....

- I enclose a cheque for £..... payable to The Reigate Society  
 I enclose a completed Banker's Order Form  
 I have paid by direct transfer to: The Reigate Society  
HSBC Reigate Sort code: 40-38-10 Account number 70690538  
(use your surname and form number as reference)

Name of person completing form:.....

Signature: ..... Date: .....

Please send completed form with cheque (if chosen payment method) to:  
Robert Bogin, Townsend House, 64 Church Street, Reigate RH2 0SP  
or scanned by email to [reigatesociety@gmail.com](mailto:reigatesociety@gmail.com)

## DATA PROTECTION NOTICE

Payment of your annual subscription establishes a contract between yourself and the Reigate Society. We will provide regular Newsletters delivered to you by email or paper version to your address. You are entitled to attend all meetings of the Society including the Annual General Meeting and the Society will advise you of all such meetings.

In order to fulfil our obligations to our members, the Registrar of the Society maintains an electronic database of members' home addresses, telephone numbers and email addresses plus a record of annual subscription payments. This file is password controlled and all prudent security measures are in place against outside access. These details are not passed to any third party nor are they used for any purpose other than to fulfil our contractual obligations to our Members. Details of payments received are held by the Treasurer of the Society in an electronic file. This file is password controlled and all prudent security measures are in place against outside access. These details are held in order to reconcile payments received against membership records. The details of any member who does not pay their annual subscription within the membership year in question will be deleted from the Membership database within three months of the end of that membership year and the contract between the Member and the Society will end. If any member has any questions concerning the above or wishes to end their contract with the Society, they should advise the Registrar in writing or by email message.

Questions will also be answered by the Registrar, Robert Bogin, on 07989-408834.



‘Promote heritage, protect green spaces & shape the future’

## What are the aims of the Reigate & Redhill Society?

- Conserve and improve the environments of Reigate, Redhill and surrounding areas
- Encourage a high standard of planning and architecture
- Prevent unsuitable alterations to important buildings
- Better and improved local transport services, road layouts and parking facilities
- The retention and improvement of existing open spaces and support for the setting up of new ones

Join now to support our aims. Membership from £10 per annum

For further information visit our website

[Reigate & Redhill Society Website](#)



[Join the Reigate & Redhill Society](#)

[RRS Facebook Page](#)