

**EPSOM & EWELL LOCAL PLAN
HEARING AGENDA
DAY 2 Tuesday 30 September 2025
Morning session – 0930-1300
Afternoon session 1400-1700**

Matter 2 Housing Need & Supply (Policy S1)

The Inspector's MIQ's will form the basis for the discussion with particular reference to the following matters (reference numbers used refer to the Inspectors MIQ):

Key Points for discussion

- Is the Standard Method the correct starting point for calculating housing need?
- (3.1)
- Justification for not meeting full LHN? (3.2, 3.3)
- Revisiting Assessment and further call for sites (3.4, 3.5 appendices to matter statement)
- Density assumptions (3.6)
- Five year supply & Trajectory (3.9, 3.10)
- Windfall (3.11 – 3.15)

Participants:

Carter Jonas obo Coldunell Ltd. (Priest Hill) (David Churchill, CJ)
Savills obo Atkins Properties (Andrew Watson, Savills)
Marrons obo Dandara SE (Roland Brass, Marrons)
Home Builders Federation (Mark Behrendt)
CPRE Surrey (Tim Murphy)
Carter Jonas obo Epsom Projects Ltd. (Peter Canavan)
Turley obo Taylor Wimpey Strategic Land (Simon Packer)
Clarendon Park Residents Association (Alex Duval)
Andrew Black Consulting obo Gavil Group