



Mr Mitchel Pugh  
Planning Enforcement Team Leader, Surrey County Council

cc. Paul Warner, Principal Planning Enforcement Officer  
Cllr Hazel Watson, County Councillor for Dorking Hills

**By email**

14<sup>th</sup> September 2026

Our Ref: CC006588

Dear Mr Pugh

**Re: Land at Dorking West Station Yard, RH4 1HW**

I am writing following the expiry, on 3<sup>rd</sup> September 2026, of the final compliance deadline in Surrey County Council's enforcement notice for land at Dorking West Station Yard.

I note your confirmation to residents that, following a site inspection on 2<sup>nd</sup> September, SCC considers the site to remain substantially non-compliant with the notice. I also note that SCC is actively considering options for further enforcement action and is liaising with relevant regulatory partners, including a multi-agency meeting on 9<sup>th</sup> September.

I recognise that SCC must assess the available evidence carefully, act lawfully and proportionately, and protect any investigation or future proceedings. I also understand that some activity associated with genuine clearance may resemble activity which would otherwise conflict with the notice.

Nevertheless, the expired timetable for full site clearance and SCC's finding of substantial non-compliance have understandably caused continuing concern locally. Residents' concerns are centred on the continuing activity they observe while the agencies determine their next steps. They wish to see progress towards clearance and an end to unlawful operations, while recognising that any action must rest on a robust legal and evidential basis.

I would therefore be grateful if SCC could provide my office with regular, high-level factual updates when there are material developments. It would be helpful if these could cover, where possible, significant site visits, relevant multi-agency engagement and other milestones towards compliance with the notice. This would enable me to give residents responsible reassurance about progress, including where necessary work may not yet be apparent on the ground.

I would also welcome confirmation that SCC and the EA have a shared approach to preventing further unlawful activity while allowing work genuinely required to clear the site to proceed.

My office will continue to send relevant evidence from constituents directly to you and Mr Warner, or through another channel you advise. This is intended to support SCC's statutory role and assist officers' assessment of the site.

I look forward to continuing to work constructively with all the relevant agencies and I will keep the matter under review, on behalf of constituents.

Yours sincerely

**Chris Coghlan MP**