

**REDHILL AERODROME  
CONSULTATIVE COMMITTEE**

**ANNUAL REPORT  
2018/2019**

**(1<sup>st</sup> April 2018 to 31<sup>st</sup> March 2019)**

# REDHILL AERODROME CONSULTATIVE COMMITTEE

## ANNUAL REPORT 2018/2019

(1st April 2018 - 31st March 2019)

### 1. INTRODUCTION

This is the Annual Report of the Redhill Aerodrome Consultative Committee which summarises its activities throughout the year ending the 31<sup>st</sup> March 2019.

The Committee continues to enable the Aerodrome to consult with the local community in accordance with the requirements of the Civil Aviation Act 1982. This legislation stipulates that, in respect of Redhill and various other specified aerodromes:

“the person having the management of the aerodrome shall provide:

- (a) for users of the aerodrome,
- (b) for any local authority in whose area the aerodrome or any part thereof is situated or whose area is in the neighbourhood of the aerodrome, and -
- (c) for any other organisation representing the interests of persons concerned with the locality in which the aerodrome is situated,

adequate facilities for consultation with respect to any matters concerning the management or administration of the Aerodrome which affects their interests.”

Those who attended meetings during the year, including the Chairman and representatives of local authorities, interest groups and aerodrome users are listed below:

Mr. C T Pollard	- Independent Chairman
Mr. Philip Wright	- Manager/SATCO, Redhill Aerodrome Limited
Mr. Mike Murray	- RAVL
Mr. David Lindsay	- Managing Director Redhill Aerodrome
Mr. D. Butler	- Private Operator
Councillor Jim Blackmore	- Salfords & Sidlow Parish Council - (Deputy)
Councillor Wayne Clark	- Salfords & Sidlow Parish Council
Mr. Ian Frow	- Outwood Parish Council
Councillor Mick Gillman	- Godstone Parish Council
Councillor Pat Glenn	- Bletchingley Parish Council
Councillor Philip Hanson	- Nutfield Parish Council
Councillor John Johnson	- Nutfield Parish Council
Councillor Paul Potter	- Mole Valley District Council
Councillor Debbie Vickers	- Tandridge District Council
Mr. Paul Murray	- Keep Redhill Airfield Green
Mr. Chris Hoskins	- Nutfield Conservation Society
Mr Lee Curtis	- Kent, Surrey & Sussex Air Ambulance
Mr. Nicholas Rehbein	- EBG Helicopters

Scheduled meetings were held at the aerodrome on the 18 April 2018 and 19 September 2018. The meeting scheduled for 10 January 2019 was unable to take place for reasons outside the Committee's control. These were in addition to the public meeting on the 9 June 2018 (section 4 below refers).

## **2. PROGRESS AND ACTIVITIES OF THE AERODROME**

In April 2015, the Old Main Block was destroyed by fire; a new, replacement building, named Phoenix House, achieved practical completion in June 2018 and a number of businesses have now taken occupation. One of the largest tenants is First Community Health Care who provide front-line NHS community healthcare services in East Surrey and parts of West Sussex.

In the summer of 2018, the Driver and Vehicle Standards Agency began driving test operations from the aerodrome; with offices in the Redhill Aerodrome Business Centre. Their staff conduct car driving and Approved Driving Instructor (parts 2 and 3) tests.

In October 2018, Sphere8, a company specializing in hand-applied floor and wall finishes, relocated from South Block at the aerodrome to Hangar 12 where they opened a new training and development centre.

South Block has recently seen one resident flying school, Harvard Aviation, relocate from offices in the Aero 16 building to take half of this larger building.

As previously reported, in 2015 works were undertaken to a section of the southern taxiway that is used as an unlicensed runway when the grass runways are not available during the winter months. The aerodrome maintains that these works were permitted development, however the local planning authority disagrees. Enforcement proceedings have been served on the aerodrome, which we have appealed. Following dialogue with the planning officers, the aerodrome has submitted a new application for the taxiway but with a restricted width. This application has yet to be determined.

## **3. GARDEN VILLAGE PROPOSAL**

In June 2018, Tandridge District Council rejected proposals to build a garden village on the aerodrome, opting instead to make land in South Godstone its preferred site for a new 4,000-home settlement in its own Local Plan.

Redhill Aerodrome is also to be deleted from Reigate and Banstead Borough Council's blueprint for future housing. On 15 January 2019, the inspector, Helen Hockenhull, concluded there was *"insufficient evidence to demonstrate the exceptional circumstances required"* for the aerodrome to be released from the green belt.

## **4. PUBLIC MEETING - 9 JUNE 2018**

Mike Murray of Redhill Aerodrome Ventures Limited gave a report in relation to aviation activity and land developments.

Councillor Wayne Clark from Salfords and Sidlow Parish Council expressed the views of the local community and the users of the Aerodrome.

Questions and views of the audience were put to the panel and committee members.

The notes of this meeting, including a summary of the 'question and answers' are attached at Appendix 'A' (page 9).

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## 5. MONITORING REPORTS

### (i) Complaints about aircraft overflying properties

The number of such complaints throughout the year, broken down against the total number of fixed wing aircraft and helicopter movements per quarter, was:

	Fixed-wing Movements	Fixed-wing Complaints	Helicopter Movements	Helicopter Complaints
Jan – Apr 2018	6454	5	4095	10
Jan – Aug 2018	21869	19	10889	29
Jan – Dec 2018	31105	32	15592	34
Jan – Mar 2019	4712	2	3299	1

**Note:** The Aerodrome is only able to produce year to date movement figures.

### (ii) Aircraft movement statistics to December 2018

Such statistics comprised both initial take-offs, final landings and all training circuits. Movements for 2018 represented an increase of 3.9% compared to the previous year.

The aerodrome has seen an increase in fixed-wing activity throughout 2018. This trend has continued in to 2019.

The annual movements since 2010 are shown below:

Year	Rotary	Fixed Wing	Total
2010	17,797	23,268	41,065
2011	20,726	23,250	43,976
2012	23,316	16,596	39,912
2013	23,502	20,828	44,330
2014	19,421	22,650	42,071
2015	19,012	23,094	42,106
2016	16,883	30,519	47,403
2017	16,087	28,859	44,946
2018	15,592	31,105	46,697

(iii) Aircraft incidents/minor accidents

Date	Emergency Category	Callsign/Registration	Type	Details
No incidents in January, February or March 2018				
18.04.18	Local Stand By	REN02 (GRXTV)	A109	Pilot reported hydraulic problem and unable to lower undercarriage. Emergency system activated; helicopter landed safely after visual check by ARFFS.
13.05.18	Local Stand By	GHAYY	CRUZ	Aircraft landed on Rwy 36 and the starboard main tyre failed. Aircraft pulled clear of runway by ARFFS.
14.05.18	Aircraft Accident	GNIKK	DV20	When the aircraft was on short final to Rwy 36 the student pushed forward on the control column, the instructor took corrective action however was unable to prevent a heavy landing. Undercarriage damaged. Assisted back to hangar by ARFFS.
15.05.18	Local Stand By	GBXPC	DV20	Pilot reported rough running engine on departure from Rwy 36. Landed safely on 26R with ARFFS in attendance.
21.05.18	Local Stand By	GIFIT	PA31	Pilot reported unsafe gear indication. Aircraft landed safely on Rwy 08L with ARFFS in attendance.
25.05.18	Local Stand By	GBGFX	C152	Pilot reported engine vibration on the downwind leg for Rwy 26R. Aircraft landed safely with ARFFS in attendance.
No incidents in June 2018				
01.07.18	Local Stand By	GBNKV	C152	Solo student rudder not operating correctly. Landed safely on 08R with ARFFS in attendance.
07.07.18	Local Stand By	GBWEF	SV4	Pilot reported rough running engine. Landed safely on 26L with ARFFS in attendance.

Date	Emergency Category	Callsign/Registration	Type	Details
18.07.18	Full Emergency	GBHOR	P28A	Pilot reported PANPAN due to a rough running engine whilst climbing out from Runway 26L. Upgraded to MAYDAY due engine failure and burning smell in cockpit. Aircraft landed safely on Rwy 08R with ARFFS in attendance. Shut down on Rwy and towed back to hangar.
19.07.19	Full Emergency	GKUPP	FDCT	Pilot reported fire in the cockpit on departure from Runway 08R. Pilot carried out a tight circuit and as aircraft passed above the VCR, smoke could be seen filling the cockpit. Aircraft landed safely on 08R, shut down and evacuated on the Rwy. ARFFS extinguished an electrical fire. This will be investigated by the AAIB via Aircraft Accident Report Form.
01.08.18	Local Stand By	REN02/G TXTV	A109	Hydraulic warning cation on departure. Helicopter landed safely with ARFFS in attendance.
02.09.18	Local Stand By	GBWNT	DHC1	Aircraft diverted to Redhill due low oil pressure. Landed safely on 08R with ARFFS in attendance.
07.10.18	Local Stand By	GBXPC	DV20	Student pilot reported rough running engine after departing from Runway 36. Landed safely on 26L with ARFFS in attendance.
18.10.18	Full Emergency	GBXHF	DHC1	After departure from Runway 08R pilot reported smoke in cockpit. Pilot elected to land on 26L with a significant tailwind. Over ran the runway on landing. No damage. ARFFS attended.  Follow up: Ground run produced same effect and fault traced to the heating/exhaust system.
No incidents in November 2018, December 2018 or January 2019				
12.02.19	Local Stand By	GBXPC	DV20	Pilot declared a PANPAN due to rough running engine on departure from Rwy 25. Aircraft flew a tight circuit and landed safely with ARFFS in attendance.

Date	Emergency Category	Callsign/ Registration	Type	Details
24.02.19	Local Stand By	GCEZI	P28A	Pilot reported a loose cowling. Aircraft landed safely on Rwy 18 with ARFFS in attendance.
04.03.19	Aircraft Ground Incident	GBXHF	DHC1	Whilst the pilot was turning the propeller to prime the engine prior to start the engine started. The pilot sustained serious injury to one arm and was airlifted by AAKSS to St George's Hospital. This matter will be investigated by the AAIB via Aircraft Accident Report Form (AARF). The incident was recorded and no further action required by HSE.
06.03.19	Local Stand By	GBXPC	DV20	Pilot reported a rough running engine on departure from Rwy 25. Aircraft landed safely on Rwy 25 with ARFFS in attendance.
17.03.19	Aircraft Ground Incident	GSCAL	P06T	<p>Whilst taxiing for departure the aircraft struck a generator located adjacent to the apron outside Hgr 7. The aircraft sustained damage to the port wing and fuel tank. There were no injuries to the two POB. The ARFFS attended and dealt with the fuel leak.</p> <p>This matter will be investigated by the AAIB via Aircraft Accident Report Form (AARF).</p> <p>At the request of the AAIB the CAA carried out an audit of the apron markings and have suggested RAL provide centreline guidance to taxiing aircraft.</p> <p>A revised plan for marking the apron was submitted, and accepted by, CAA AATSD.</p>

**Note:** ARFFS – Aerodrome Rescue and Fire Fighting Service

## 6. COSTS

Administrative costs for 2018/2019 to be borne by Redhill Aerodrome Limited in accordance with the Constitution are itemised below:

		£
18 <sup>th</sup> April 2018	Agenda and Minutes	18.00
19 <sup>th</sup> September 2018	Agenda and Minutes	18.00
	Annual Report 2018/2019	52.50
	<b>TOTAL</b>	<b>88.50</b>

## 7. ACKNOWLEDGEMENTS

The Committee wishes to thank Mr. Terry Pollard for undertaking the role of Independent Chairman; Tandridge District Council for administrative services and to Redhill Aerodrome Limited for hosting the meetings.

Signed

Signed



C.T. Pollard  
Chairman  
Redhill Aerodrome Consultative Committee



Barry Gilham  
Secretary

**REDHILL AERODROME CONSULTATIVE COMMITTEE**

**NOTES OF THE PUBLIC MEETING HELD AT 10.00 A.M ON THE 9TH JUNE 2018  
AT BLETCHINGLEY VILLAGE HALL**

**PRESENT:**

**Committee Members**

Terry Pollard (Chairman), Jim Blackmore, Don Butler, Wayne Clark, Patricia Glenn, John Johnson, Paul Murray, N. Rehbein, Barbara Thomson, Debbie Vickers, Philip Wright.

**Members of the public\***

M. Bainbridge, Mike Barter, Richard Blain, Liz Butler, C. Crutchfield, Clive Elliot, Irene Eynott, Peter Forbes, John Gilder, Graham Hornby, Wendy Jeaverons, Phil Lloyd, D. Macknon, Noel Miller, Val Murray, Phil Petitt, E Rehbein, Cllr. Kent Sandiford, Liz Sherlock, D. Taylor, J. Taylor, Moira Taylor, Val Watts, Sue Wancham, S. Woodreof

\*Based on the signed attendance sheet.

**1. INTRODUCTION BY THE CHAIRMAN**

The Chairman welcomed everyone to the meeting and thanked them for their attendance. He introduced the panel and thanked Bletchingley Village Hall for accommodating the Committee at such short notice.

The Chairman advised that the annual report had been circulated and any questions would be addressed under item 4 of the agenda.

**2. ADDRESS BY MIKE MURRAY, REDHILL AERODROME VENTURES LIMITED**

Mr Murray again thanked Bletchingley Village Hall for hiring the hall to the Committee. He structured his address into two parts; Aviation activity (Air-side) and Land developments (Land-side):

Air-side

- Business continued to be stable
- Police and Air Ambulance continue to operate at Redhill and are looking to increase their activity
- In light of the proposed changes at Biggin Hill Airport – some interest had been received from businesses.
- The Planning application to carry out improvements to the southern taxiway had been refused by both Reigate & Banstead and Tandridge District Council. Dialogue with the authorities continued and discussions on options would be taking place.

Land-side

- Improvement works had and continue to take place on the aging estate to modernise and bring buildings up to standard.
- From Mid-July a new driving test centre (Driver and Vehicle Standards Agency) will be based on the site.
- The re-build of the New Main block is near completion, re-named 'Phoenix House'. All but two spaces had been leased.
- Thakeham Homes continued to promote the site for development – Rob Boughton from Thakeham was in attendance and would answer any questions put to him.

### **3. ADDRESS FROM PARISH COUNCILLOR WAYNE CLARK – SALFORDS AND SIDLOW PARISH COUNCIL (REPRESENTING LOCAL RESIDENTS)**

Councillor Clark introduced himself and explained his reasons for becoming a Parish Councillor. He stated that he believed in serving the community and was passionate about the Green Belt.

He explained that through his work on the RACC committee that he had learnt that it was not just Salfords and Sidlow Parish Council who were opposed to houses being built on the Aerodrome but all other Parish Councils.

He questioned the need for housing and suggested the main reasons for homelessness in the area was those people who had become homeless through neglect, drug/alcohol misuse or mental illness. He continued by stating that most developers want to build four and five-bedroom houses not 1 & 2 affordable homes.

He stated that most local residents were supportive of the Aerodrome but appreciated that some complaints were received regarding the noise of the aircraft. He ran through the benefits to the local community in that it contributed to the local economy and employed approx. 450 staff.

He summarised in asking residents to support the growth of the Aerodrome business and promote the benefits of it to the local community in an attempt to prevent any future development.

Continued .....

#### 4. QUESTIONS / VIEWS FROM MEMBERS OF THE PUBLIC

	Questions / views from the audience	Responses (Mike Murray , Philip Wright and Rob Boughton)
1.	Cllr Vickers – Is ‘Chef on the road’ returning to the Phoenix Building?	Not at the moment. One catering provision is sufficient for the needs of the Aerodrome at the moment.
2.	Paul Murray – What proactive steps has the Aerodrome taken to actually build on the potential opportunities	Some Interest has been received from Aviation operators. We have reminded operators and the community that we are here.
3.	Aerodrome user – In relation to the above question, if the Aerodrome doesn’t have sufficient hangarage, it would not be in apposition to accommodate additional aircraft operators from Biggin Hill.	New development to accommodate more hangarage is something we are looking to explore.
4.	<p>Paul Murray - What is plan ‘B’ if the site is not chosen for development. How are you going to increase revenue?</p> <p>Mr Murray stated that he did not accept that the Aerodrome was unviable as no proof had ever been provided despite numerous requests.</p> <p>What is the motivation to invest so much from shareholders if they continued to suffer ongoing losses?</p>	<p>We are offering new leases for new tenants in line with other airfields however there is not enough room at present for more aviation hangars.</p> <p>Accounts are available from Companies house</p> <p>Mr Mike Murray explained that over two million investment has been made from shareholders over the years. He explained that shareholders had never taken a dividend but longer term this was not sustainable and this remained unviable. They had to look at the long term and the decision was made to follow up the development opportunity.</p>
5.	John Gilbert – would the present owners be prepared to sell the Aerodrome?	Not in a position to say as it would be up to the Shareholders but can take your details and set up a meeting.
6.	Peter Forbes – A lot of money has been spent on the Aerodrome. Where are the accounts published and when?	As mentioned the accounts are made Public via Companies House. Not all investment has been spent on planning applications significant investment has been made on safety improvements and modernisations such as new fuel tanks and a bowser. Surface improvements to hard standing, and lighting upgrades.

	<b>Questions / views from the audience</b>	<b>Responses</b> (Mike Murray , Philip Wright and Rob Boughton)
	What is the asset value on the accounts and how is it calculated?	-
7.	Jim Blackmore – What are you going to do about the Planning application to carry out improvements to the southern taxiway which has been refused by the planning authorities?	Continue to explore options with both authorities
8.	Mrs Butler – Nutfield Park resident. Can you ask the Emergency services to be more considerate to local residents when returning from a 'shout'. It was acknowledged the importance of the work they do but the disturbance from the lights and noise was considered unnecessary.	Philip Wright – It was explained that a recent residents meeting with the helicopter pilots had been successful. He suggested that another meeting would be arranged and that Mrs Butler would be invited to attend.
9.	A question was raised regarding the improvements made to the taxiway.	In response, Cllr Clark explained that when expressing his support for the Greenbelt he was gaging the temperature for the residents in his Parish. He was acting on their behalf.
10.	Cllr Vickers asked what the plan would be if Redhill was not chosen to be the Garden Village. Was an appeal likely?	Rob Boughton – Thakeham The local Authority has to go through the plan making process. We are not in a position to appeal.
11.	A question was raised as to why the Aerodrome was letting non- aviation hangars when there was a shortage of hangarage.	Philip Wright explained that there was no aviation access to these hangars
12.	Wayne Clarke (Salfords & Sidlow Parish Council) – does the Aerodrome supply flight data to Reigate & Banstead Borough Council.	Philip Wright confirmed that the Aerodrome did not supply flight data to Reigate & Banstead Borough Council.

**5. CLOSING REMARKS**

The Chairman expressed thanks to the Consultative Committee for their support over the year and to Julie Porter who provided administrative services to the Committee on behalf of Tandridge District Council.

He closed the meeting at 10.58 a.m.