

MINUTES OF THE MEETING OF THE **PLANNING COMMITTEE** HELD ON **TUESDAY 6<sup>th</sup> JANUARY 2026 AT 2.00 P.M.** AT NEWTON'S PLACE, WOLBOROUGH STREET, NEWTON ABBOT.

**PRESENT:** Councillor: G Jennings (Vice Chairperson) Presiding

Councillors: J Bradford  
A Gibbs  
A Hall  
M Joyce  
C Parker  
M Ryan  
L Wood

Officers in attendance: Linda McGuirk, Principal Administrator  
Pierre Doutreligne, Projects & Strategy Officer

Present: County Councillor M Cockerham  
County Councillor J Fry

316. **APOLOGIES FOR ABSENCE**

A valid reason for absence was received on behalf of Councillor N Yabsley (Chairperson).

Apologies were noted from Nigel Canham, Communications Advisor.

317. **INTERESTS**

None.

318. **MINUTES**

The minutes of the meeting of the Planning Committee held on 9<sup>th</sup> December 2025 were received and signed as a correct record.

*Councillors A Hall, M Joyce and C Parker abstained from voting.*

319. **PUBLIC PARTICIPATION**

None.

320. **CONSIDERATION OF LOCAL PLAN & NEIGHBOURHOOD DEVELOPMENT PLAN**

The Committee reaffirmed their recommendation that applications for all new build properties and where appropriate refurbished sites, give regard to the policies included in the Newton Abbot Neighbourhood Development Plan 2016-2033 (NANDP) which contributes to the District Local Plan. In particular, to the inclusion of renewables within the development as per Policy 1 NANDP and given the rise in electric vehicles, that any such application with an off-street parking space, consider the installation of an electrical vehicle charging point as per Policy 2 NANDP. In addition, the Committee recommended that new build properties should include provision for a sustainable heating system given the Government's intention to cease the use of mains gas central heating from 2025.

321. **PLANNING APPLICATIONS**

25/01785/HOU

The Berries 1 Elmwood Avenue Newton Abbot Devon TQ12 1RS  
Proposed loft conversion to form two bedrooms.

**RECOMMENDATION: No objection.**

25/02039/HOU

55 St Lukes Road Newton Abbot Devon TQ12 4ND  
Extensions to form new living and dining accommodation, new porch and extension of existing garage forming link with dwelling and utility/WC area

**RECOMMENDATION: No objection.**

25/01947/HOU

2 Sunny Close Newton Abbot Devon TQ12 4EQ  
New second floor storey to existing extension to rear of property

**RECOMMENDATION: No objection.**

25/02045/LBC

16 Queen Street Newton Abbot Devon TQ12 2EF  
Replacement of slate roof covering.

**RECOMMENDATION: No objection.**

25/02054/CAN

16 Keyberry Park Newton Abbot Devon TQ12 1BZ  
Apple tree – fell

**RECOMMENDATION: No objection.**

*Councillor J Bradford abstained from voting.*

322. **DISTRICT COUNCIL – PLANNING COMMITTEE**

None.

323. **DEVON COUNTY COUNCIL APPLICATIONS**

None.

324. **PLANNING APPLICATIONS AT VARIANCE WITH TOWN COUNCIL'S OBSERVATIONS**

Members noted that planning applications 25/01830/FUL and 25/01831/FUL relating to 28 and 30 Courtenay Road, Newton Abbot, had been refused by the Local Planning Authority.

325. **APPLICATIONS IN NEIGHBOURING PARISHES**

None.

326. **LATE CORRESPONDENCE**

None.

327. **DATE OF NEXT MEETING**

The next meeting is scheduled for Tuesday 27<sup>th</sup> January 2026 at 2.00 p.m.

Meeting closed at 14:11 hrs

Chairperson..... Date.....