

MINUTES OF THE MEETING OF THE **PLANNING COMMITTEE** HELD ON **TUESDAY 4th FEBRUARY 2020** AT 2.00 P.M. IN THE COUNCIL CHAMBER, THE TOWN HALL, 9 DEVON SQUARE, NEWTON ABBOT

PRESENT: Councillors D Howe (Chairman) Presiding
M Joyce (Vice Chairman)

Councillors R Hayes C N Parker
M Hocking M Pilkington
Mrs A Jones Mrs L Sheffield

By Invitation: Mr Eric Collar – Tree Warden

Officers in attendance: Phil Rowe - Town Clerk
Sally Henley – Town Development Manager
Alex Robinson – Committee Administrator

395. **APOLOGIES**

Apologies for absence were received on behalf of Councillors Mrs Carol Bunday, Mrs Karen Crout, Richard Jenks and Mike Ryan.

396. **INTERESTS**

None.

397. **MINUTES**

The minutes of the meeting of the Planning Committee held on 14th January 2020 were received and signed as a correct record.

398. **PUBLIC PARTICIPATION**

None.

399. **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.

400. **PLANNING APPLICATIONS**

BRADLEY

1. 19/01301/ADV Gary Crawford
BRADLEY - Entrance to Icehouse Copse, Stover, Newton Abbot
Banner attached to advertising hoarding
THE COMMITTEE RECOMMENDED REFUSAL ON THE GROUNDS THAT THE
ADVERTISING HOARDING WOULD BE DETRIMENTAL TO THE LISTED BUILDING. THE
COMMITTEE NOTED THAT THE DEVON GARDEN TRUST SUPPORTED REFUSAL

2. 19/02543/FUL Gary Crawford
BRADLEY - 1 Emblett Drive, Newton Abbot
Detached dwelling
THE COMMITTEE RECOMMENDED REFUSAL ON THE FOLLOWING GROUNDS: THE
ADVERSE AFFECT ON THE STREET SCENE; OVER DEVELOPMENT; ACCESS AND
DEPARTURE FROM THE SURROUNDING PROPERTIES.

THE CHAIRMAN NOTED THAT THE WARD MEMBER FOR BRADLEY WOULD CALL IN THE
APPLICATION.

3. 20/00070/LBC
BRADLEY - Bradley Manor, Totnes Road, Newton Abbot.
Repairs to the end beams in the pound barn cider shed
NO OBJECTION

4. 19/01637/FUL Kelly Grunnill
BRADLEY - 1 Forches Cross, Newton Abbot
Construction of a storage building (Class B1)
THE COMMITTEE RAISED NO OBJECTION BUT REQUESTED THAT THE APPLICANT
GIVE CONSIDERATION TO THE INSTALLATION OF SOLAR PANELS

5. 20/00139/MOD Kelly Grunnill
BRADLEY - Land at NGR 285451 72391 Whitehill, Exeter Road, Newton Abbot
Modification to Section 106 on 16/01968/MAJ
THE COMMITTEE NOTED THE MODIFICATION AND RAISED NO OBJECTION

6. 20/00128/TPO Mark Waddams
BRADLEY - Land at NGR 285390 72235 Whitehill, Exeter Road, Newton Abbot
Works to trees along drive itemised in submitted report
IN NOTING THAT NONE OF THE TREES WERE TO BE FELLED, THE COMMITTEE RAISED
NO OBJECTION IN PRINCIPLE SUBJECT TO ENSURING THE PROTECTION OF THE
LOCAL ECOLOGY AND IT FURTHER RECOMMENDED THAT THE DISTRICT AUTHORITY
SEEK THE VIEWS OF NATURAL ENGLAND

BUCKLAND & MILBER

7. 20/00027/FUL Eve Somerville
BUCKLAND & MILBER - 26 Laburnum Road, Newton Abbot
Demolition of attached garage and construction of granny annexe incorporating Juliet balcony
THE COMMITTEE RAISED NO OBJECTION SUBJECT TO ANCILLARY USE ONLY AND IT
FURTHER RECOMMENDED THE APPLICANT CONSIDER THE INSTALLATION OF SOLAR
PANELS

8. 19/02481/FUL
BUCKLAND & MILBER - 19 St. Luke's Road, Newton Abbot
Loft conversion including rear dormer, single storey side extension and extension to parking
area
NO OBJECTION

9. 20/00064/FUL
BUCKLAND & MILBER - 68 Aller Brake Road, Newton Abbot
Rear extension and front porch
NO OBJECTION

10. 20/00131/TPO Mark Waddams
BUCKLAND & MILBER - 8 Alder Close, Newton Abbot

Fell six silver birch trees identified as T54-T59 on the submitted plan
THOUGH IT WAS NOTED THAT REPLACEMENT TREES WOULD HAVE BEEN PLANTED,
THE COMMITTEE RECOMMENDED REFUSAL ON THE GROUNDS THAT THERE WAS NO
EVIDENCE THAT FURTHER TREES REQUIRED REMOVAL

BUSHELL

11.19/02474/FUL Central Team
BUSHELL - 54 Knowles Hill Road, Newton Abbot
Detached garage and retention of gate piers and gates
NO OBJECTION

Appeal Received
12.19/00053/ENFA
BUSHELL - 32 Devon Square, Newton Abbot
Appeal against grounds e and g of Listed Building Enforcement Notice against the unauthorised conversion of the basement into 2 bedrooms with en-suite bathrooms and associated works and the unauthorised installation of windows in the basement.
NOTED

Appeal Received
13.19/00054/ENFA
BUSHELL - 32 Devon Square, Newton Abbot
Appeal against grounds a and b of Enforcement Notice against the unauthorised construction of a raised seating area and the unauthorised construction of a raised flower bed
NOTED

14.20/00065/CLDE
BUSHELL - Rear of 39 East Street, Newton Abbot
Certificate of Lawfulness for existing use of building as a dwelling house
NO OBJECTION

15.20/00144/FUL Central Team
BUSHELL - 63 Barton Drive, Newton Abbot
New porch and replacement windows to front elevation
THE COMMITTEE RAISED NO OBJECTION SUBJECT TO USING MATERIALS IN KEEPING
WITH THE EXISTING STREET SCENE

COLLEGE

Application withdrawn
16.19/02530/TPO Mark Waddams
COLLEGE - Former Wolborough Hospital Development site, Old Totnes Road,
Newton Abbot
Removal of 13 trees of various species as detailed in tree report supplied
NOTED

17.20/00110/CAN Mark Waddams
COLLEGE - Charlecote, 18A Keyberry Park, Newton Abbot
Remove leaning stem of one confer
NO OBJECTION

MILBER

Nil

OTHERS NOT ON LIST

20/00162/CAN

Mark Waddams

COLLEGE

- Blackridge House, 17 South Road, Newton Abbot

Fell one leylandii

THE COMMITTEE RAISED NO OBJECTION AND NOTED THE APPLICANT'S INTENTION TO REPLACE WITH A SUITABLE TREE OR WITH BEECH HEDGING

401. **NAMING OF STREETS AND NUMBERING OF HOUSES**

None.

402. **TEIGNBRIDGE DISTRICT COUNCIL**

None.

403. **DEVON COUNTY COUNCIL**

None

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

19/02110/FUL – 14 Jubilee Road, Newton Abbot

Single Detached House

The Planning Committee recommended refusal on the grounds of overdevelopment and adverse effect on the street scene, however Teignbridge District Council have approved the application.

NOTED.

405. **TREE PRESERVATION ORDER**

Referred to under Minute 400 (6) and (10) above.

406. **LATE CORRESPONDENCE**

None.

407. **DATE OF NEXT MEETING**

The next meeting of the Planning Committee would be held at 2.00 p.m. on Tuesday 25th February 2020.

CHAIRMAN