

MINUTES OF THE MEETING OF THE **PLANNING COMMITTEE** HELD ON **TUESDAY 2nd NOVEMBER 2021 AT 2.00 P.M** AT NEWTON'S PLACE, 43 WOLBOROUGH STREET, NEWTON ABBOT.

PRESENT: Councillors M Ryan (Chairman) Presiding

Councillors Mrs C Bunday (Dep Mayor) M Joyce (Mayor)
Mrs K Crout C Parker
A Hall M Pilkington
M Hocking Mrs L Sheffield
D Howe

Tree Warden Mr Eric Collar

Officers in attendance: Phil Rowe - Town Clerk
Alex Robinson - Principal Administrator

205. **APOLOGIES**

Apologies for absence were received on behalf of Councillor Mrs Ann Jones and Sally Henley, Town Development Manager.

206. **INTERESTS**

Councillor Mike Joyce gave notice of his intention to declare an interest in Minute 210 (15) below.

207. **MINUTES**

The minutes of the meeting of the Planning Committee held on 12th October 2021 were received and signed as a correct record.

208. **PUBLIC PARTICIPATION**

None.

209. **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.

210. **PLANNING APPLICATIONS**

BRADLEY

Tree
1. 21/02324/TPO Mark Waddams
BRADLEY - 2 Horseshoe Drive, Newton Abbot
Installation of a drainage diversion through the root protection area of an oak tree

NO OBJECTION

2. 21/02341/ADV
BRADLEY - Co-Op Hele Park, Newton Abbot
None Stated
External signage for new Co-Op Store, internally illuminated logo, non-illuminated letters, internally illuminated totem, banner frame and wall sign

THE COMMITTEE QUESTIONED THE NECESSITY FOR THE PROPOSED SIZE AND HEIGHT OF THE TOTEM SIGN ADJACENT TO THE ROAD JUNCTION BUT RAISED NO OBJECTION SUBJECT TO THEIR BEING NO DISTRACTION TO ROAD USERS

3. 21/02356/HOU
BRADLEY - 36 Chercombe Valley Road, Newton Abbot
None Stated
Replace existing conservatory to rear

NO OBJECTION

Application Withdrawn

4. 20/02338/FUL
BRADLEY - 1 Emblett Drive, Newton Abbot
Detached Dwelling

NOTED

BRUNEL

Nil

BUCKLAND & MILBER

5. 21/01781/HOU
BUCKLAND & MILBER - 17 Oakland Road, Newton Abbot
Central Team
Single storey extension to side and rear

NO OBJECTION

6. 21/02253/HOU
BUCKLAND & MILBER - 2 Heath Park, Newton Abbot
None Stated
Single storey extensions to front and rear

NO OBJECTION

7. 21/02298/HOU
BUCKLAND & MILBER - 60 Twickenham Road, Newton Abbot
None Stated
Demolish part garage, ground floor and first floor extension and decking to rear

THE COMMITTEE RECOMMENDED REFUSAL ON THE GROUNDS OF OVERLOOKING

Application Withdrawn

8. 20/00590/LBC
BUCKLAND & MILBER - Camborne House, 17 Courtenay Park
Internal alterations and refurbishment, replacement windows to second floor dormers and replacement doors and side screens

NOTED

Application Withdrawn

9. 20/00609/FUL

BUCKLAND & MILBER - Camborne House, 17 Courtenay Park
Replacement windows to second floor dormers and replacement front door

NOTED

BUSHELL

10. 21/02236/HOU

Central Team

BUSHELL - 5 Lea Vale Road, Newton Abbot

Rear Conservatory

THE COMMITTEE NOTED THAT THE PRINCIPAL AUTHORITY HAD ISSUED A
DECISION NOTICE THAT DAY LEAVING THE COMMITTEE WITHOUT THE
OPPORTUNITY TO CONSIDER THE APPLICATION

11. 21/01636/HOU

None Stated

BUSHELL - 5 Devon Square, Newton Abbot

Repair and replace roof, works to render to front and rear and tenement, repair and
restoration of windows and insert draft proofing, creation of double doors between living
room and dining room, removal of internal walls and alteration to bathroom ceiling

NO OBJECTION

12. 21/01637/LBC

None Stated

BUSHELL - 5 Devon Square, Newton Abbot

Repair roof, works to render to front and rear, repairs and restoration of windows and
insert draft proofing, and internal works

NO OBJECTION

13. 21/02338/NPA

None Stated

BUSHELL - Barclays Bank Plc 40 Courtenay Street Newton Abbot

Application for prior approval under Part 3 Class MA and Paragraph W of the GDPO for
change of use of bank to sixteen dwellings

THE COMMITTEE WOULD HAVE PREFERRED TO RETAIN THE BANK FOR THE
COMMUNITY BUT IN NOTING THE SCHEDULED CLOSURE IT RAISED NO
OBJECTION SUBJECT TO THERE BEING NO REFUSE BINS STORED ON EITHER
UNION STREET OR COURTENAY STREET

14. 21/02378/FUL

None Stated

BUSHELL - West Golds Park, Unit 1A Jetty Marsh Road

Single storey extension to existing industrial unit

NO OBJECTION

COLLEGE

Tree

15. 21/02256/CAN

Mark Waddams

COLLEGE - 102 Torquay Road, Newton Abbot

Works to trees as itemised in submitted schedule

THE COMMITTEE NOTED THE VERBAL REPORT GIVEN BY THE TREE WARDEN AND RAISED NO OBJECTION SUBJECT TO THE VIEW OF THE ARBORICULTURAL OFFICER

Councillor Mike Joyce having previously declared a personal interest took part in the discussion but not the voting thereon.

16. 21/02353/HOU Central Team
COLLEGE - 1 Culver Mews, Mount Pleasant Road, Newton Abbot
Single storey rear extension.

NO OBJECTION SUBJECT TO ISSUES OF OVERLOOKING

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

None.

212. **TEIGNBRIDGE DISTRICT COUNCIL**

None

213. **DEVON COUNTY COUNCIL**

None

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

None.

215. **TREE PRESERVATION ORDER**

See Minute 210 (1) above.

216. **LATE CORRESPONDENCE**

None.

217. **DATE OF NEXT MEETING**

The next meeting would be held on 23rd November 2021 at 2.00pm.

CHAIRMAN