

MINUTES OF THE MEETING OF THE **PLANNING COMMITTEE** HELD ON **TUESDAY 15<sup>th</sup> MARCH 2022 AT 2.00 P.M** AT NEWTON'S PLACE, 43 WOLBOROUGH STREET, NEWTON ABBOT.

**PRESENT:**

Councillors A Jones (Chairman) Presiding  
M Ryan (Vice-Chairman)

Councillors C Bunday (Dep Mayor)  
A Hall  
M Hocking  
M Joyce (Mayor)  
C Parker  
L Sheffield

By Invitation Mr Eric Collar, Tree Advisor

Officers in attendance:  
Phil Rowe - Town Clerk  
Linda McGuirk - Principal Administrator

380. **APOLOGIES**

Apologies for absence were received on behalf of Councillors K Crout, D Howe, M Pilkington, and Sally Henley - Town Development Manager.

381. **INTERESTS**

None

382. **MINUTES**

The minutes of the meeting of the Planning Committee held on 9<sup>th</sup> March 2022 were received and signed as a correct record.

*Cllrs M Hocking, C Parker and A Hall abstained from voting.*

383. **PUBLIC PARTICIPATION**

None.

384. **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.

385. **PLANNING APPLICATIONS**

**BRADLEY**

1. 22/00237/OUT  
BRADLEY  
Daracombe Park, Mile End Road, Newton Abbot, TQ12 1RW  
Outline – three dwellings (approval sought for access layout)

**Recommendation: No Objection**

2. 22/00283/FUL None Stated  
BRADLEY  
Land adjacent 77 Exeter Road, Newton Abbot, TQ12 2SD  
Two dwellings with garages and parking

**Recommendation: Object, the poor design and overdevelopment of the site will have an adverse effect on the street scene. In addition, it was noted that access to the site is restricted.**

3. 22/00197/VAR  
BRADLEY  
43 Ashburton Road, Newton Abbot, TQ12 1RE  
Variation of condition 3 on planning permission 21/00011/FUL (Retrospective single storey rear extension and raised platform) to change glass balustrade and privacy screen to timber

**Recommendation: Object. The balustrade and privacy screen should be glass as per the original planning permission.**

**BRUNEL**

Nil.

**BUCKLAND & MILBER**

4. 22/00171/HOU None Stated  
BUCKLAND & MILBER  
48 Ridgeway Road, Newton Abbot, TQ12 4LS  
Loft conversion with rear dormer

**Recommendation: No Objection**

5. 22/00351/HOU None Stated  
BUCKLAND & MILBER  
7 Fallowfield Close, Newton Abbot, TQ12 4EG  
Single storey side extension and replacement of the rear deck/patio

**Recommendation: No Objection**

**BUSHELL**

6. 22/00257/ADV None Stated  
BUSHELL  
90 Queen Street, Newton Abbot, TQ12 2ET  
One externally illuminated fascia sign and one externally illuminated hanging sign

**Recommendation: No Objection**

7. 22/00490/TPO  
BUSHELL  
43 Seymour Road, Newton Abbot, TQ12 2PT  
Crown reduce one oak (T109) by 30% and crown thin by 20%

**Recommendation: No Objection to the proposal but request the crown is reduced by 25% and not 30%. This will ensure the tree is reduced slightly above the previous tree works. It is suggested these works are carried out during the winter to avoid further damage to the tree.**

**COLLEGE**

Nil.

386. **NAMING OF STREETS**

None.

387. **TEIGNBRIDGE DISTRICT COUNCIL**

(a) Planning Committee

Cllr M Hocking gave members an update on a recent site visit to Bradley Park Farm. He reported the developers had made a good start including an access road.

(b) Applications

Cllr M Hocking advised several important planning applications are expected including Bradley Lane, the Pannier Market and the Queen Street consultation.

388. **DEVON COUNTY COUNCIL**

None

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

**21/02713/HOU 92 Torquay Road, Newton Abbot**

Erection of a new fence. This is a retrospective application for a fence currently in place on the site. It has been the subject of an enforcement enquiry (21/00003/ENF). There was previously a hedgerow behind the retained wall, which has been removed. The fence has been erected in association with works to alter the vehicular access.

Refusal noted.

390. **APPLICATIONS IN NEIGHBOURING PARISHES**

None.

391. **LATE CORRESPONDENCE**

None.

392. **DATE OF NEXT MEETING**

The next meeting would be held on 5<sup>th</sup> April 2022 at 2.00pm.

Meeting closed at 14:25pm

Chairman.....Date.....