

MINUTES OF THE MEETING OF THE **PLANNING COMMITTEE** HELD ON **TUESDAY 21st NOVEMBER 2023 AT 2.00 P.M.** AT NEWTON'S PLACE, WOLBOROUGH STREET, NEWTON ABBOT.

PRESENT: Councillors: M Joyce (Chairperson) Presiding
N Yabsley (Vice Chairperson)

Councillors: J Bradford
A Gibbs
A Hall
G Jennings
C Parker
M Ryan

Officer in attendance: Phil Rowe – Town Clerk
Linda McGuirk - Principal Administrator
Sally Henley – Town Development Manager

Present: One member of the public.

308. **APOLOGIES**

None.

309. **INTEREST**

None declared.

310. **MINUTES**

The minutes of the meeting of the Planning Committee held on 31st October 2023 were received and signed as a correct record.

Cllr J Bradford abstained from voting.

311. **PUBLIC PARTICIPATION**

None.

312. **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.

Chair initials.....

313. PLANNING APPLICATIONS

Members considered the planning applications contained in a report, circulated prior to the meeting, and agreed to submit the following recommendations to the Local Planning Authority:

23/01406/HOU

Daracombe Hall Daracombe Park Mile End Road Newton Abbot Devon TQ12 1RW

Hip to gable extension and insertion of glazing to new gable wall

RECOMMENDATION: Members were concerned about the changes in architectural design. No objection subject to retention of the historic fabric of the building.

23/01949/TPO

Oak House Daracombe Park Mile End Road Newton Abbot Devon TQ12 1RW
x1 Large Mature London Plane - Prune back secondary & tertiary branch growth over the roof & chimney flue.

RECOMMENDATION: No objection.

Cllr A Hall abstained from voting.

23/01963/HOU

17 Greenaway Road Newton Abbot Devon TQ12 1NL
Erection of a sunroom

RECOMMENDATION: No objection.

23/01854/TPO

1 Templers Road, Newton Abbot, TQ12 2AX
Norway Maple (T1) – coppice the tree to encourage new growth. Crown reduction by up to a maximum of 2 meters back to suitable growth points.

RECOMMENDATION: Members noted the decision had been made by the Local Planning Authority prior to the Town Council considering the application.

23/02018/TPO

Midl House , Penshurst Road.
Oak (T1) & (T2) - 3-metre crown reduction and a 3-metre crown lift

RECOMMENDATION: No objection.

23/01950/FUL

The Pinnacle Newton Abbot Devon TQ12 6GG
Two dwellings and access.

RECOMMENDATION: Recommend Refusal, on the grounds of overdevelopment of site and concerns about vehicular access onto Old Totnes Road.

Chair initials.....

22/00579/MAJ

Development Site 22 - 26 Wolborough Street Newton Abbot Devon.

Erection of a part four, part five storey building to provide 38 residential units (Class C3) and associated facilities with retail accommodation at ground floor levels (Class E/Sui Generis).

RECOMMENDATION: No objection.

Cllrs J Bradford and G Jennings abstained from voting.

314. **NAMING OF STREETS**

None.

315. **DISTRICT COUNCIL**

None

316. **DEVON COUNTY COUNCIL APPLICATIONS**

None.

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

None.

318. **APPLICATIONS IN NEIGHBOURING PARISHES**

None.

319. **LATE CORRESPONDENCE**

None.

320. **DATE OF NEXT MEETING**

The next meeting is scheduled for Tuesday 12th December 2023 at 2pm.

Meeting closed at: 14:35 hours.

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

Chair initials.....