

MINUTES OF THE MEETING OF THE **PLANNING COMMITTEE** HELD ON **TUESDAY 5th NOVEMBER 2019** 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 Mrs C Bunday M Hocking
Mrs K Crout M Pilkington
R Hayes Mrs L Sheffield

By Invitation: Mr Eric Collar, Tree Warden

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

265. **APOLOGIES**

Apologies for absence were received on behalf of Councillors Richard Jenks (Mayor), Mrs Ann Jones, Colin Parker and Mike Ryan.

266. **INTERESTS**

Councillor Mrs Karen Crout gave notice of her intension to declare an interest in Minute 270 (5) below.

267. **MINUTES**

The minutes of the meeting of the Planning Committee held on 15th October 2019 were received and signed as a correct record.

268. **PUBLIC PARTICIPATION**

None.

269. **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 contributed 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.

270. **PLANNING APPLICATIONS**

BRADLEY

1. 19/01865/FUL Anna Mooney
BRADLEY - 20 Neville Road, Newton Abbot
Attached dwelling and associated parking
NO OBJECTION SUBJECT TO NO ISSUES OF OVERLOOKING

2. 19/01807/FUL Gary Crawford
BRADLEY - Littlejoy Farm, Littlejoy Road, Newton Abbot

Agricultural Building

NO OBJECTION IN PRINCIPLE BUT RECOMMEND INCLUSION OF SOLAR PANELS (NANDP 1) AS REFERRED TO IN MINUTE 269 ABOVE.

3. 19/01862/FUL Gary Crawford
BRADLEY - 21 Coombeshead Road, Newton Abbot
Raised deck and summerhouse
NO OBJECTION.

4. 19/02066/OUT
BRADLEY - Land off Whitehill Road, Highweek, Newton Abbot
Outline application for proposed residential development for 9 dwellings (approval sought for access, landscaping and layout)
THE COMMITTEE RAISED NO OBJECTION IN PRINCIPLE BUT EXPRESSED CONCERN THAT THE DESIGN MIGHT IMPACT ON THE GRADE I LISTED CHURCH TOGETHER WITH ISSUES OF ACCESS.

BRUNEL

5. 19/01942/FUL Gary Crawford
BRUNEL - 122 Torquay Road, Newton Abbot
Removal of existing double garage, erection of single storey chiropractic clinic and a single storey rear extension to dwelling
NO OBJECTION IN PRINCIPLE THE COMMITTEE RAISED CONCERN REGARDING ACCESS.

Councillor Mrs Karen Crout having declared an interest did not take part in the discussion or voting thereon.

BUCKLAND/MILBER

6. 19/01893/FUL Eve Somerville
MILBER - 10 Ash Way, Newton Abbot
Hip to gable roof extension, incorporating Juliet balconies and rear dormer and replacement of single garage with double garage
THE COMMITTEE RAISED NO OBJECTION IN PRINCIPLE PROVIDING THERE WERE NO OVERLOOKING ISSUES AND SUBJECT TO ANCILLARY USE ONLY. THE COMMITTEE RECOMMENDED THE INCLUSION OF AN ELECTRICAL CAR CHARGING POINT (NANDP 2) AS REFERRED TO IN MINUTE 269 ABOVE.

7. 19/02011/FUL Claire Boobier
BUCKLAND - 5 Fallowfield Close, Newton Abbot
Two storey side and single storey rear extensions and porch to front
NO OBJECTION SUBJECT TO ANCILLARY USE ONLY.

BUSHELL

8. 19/01754/FUL Claire Boobier
BUSHELL - 1 Devon Square, Newton Abbot
Part change of use of the dwelling to a mixed-use as a dwelling (lower ground floor) and office (ground floor and first floor) and associated works
NO OBJECTION IN PRINCIPLE BUT THE COMMITTEE EXPRESSED CONCERN AT THE NARROW ACCESS TO THE REAR FOR SERVICE VEHICLES.

9. 19/01755/LBC Claire Boobier
BUSHELL - 1 Devon Square, Newton Abbot

Part change of use of the dwelling to a mixed-use as a dwelling (lower ground floor) and office (ground floor and first floor) and associated works
NO OBJECTION IN PRINCIPLE BUT THE COMMITTEE EXPRESSED CONCERN AT THE NARROW ACCESS TO THE REAR FOR SERVICE VEHICLES

10.19/01776/FUL

Gary Crawford

BUSHELL - 25 Seymour Road, Newton Abbot

Enlargement of garage with studio over

NO OBJECTION IN PRINCIPLE SUBJECT TO ANCILLARY USE ONLY AND NO VISUAL IMPACT ON THE STREET SCENE. REFER TO MINUTE 269 ABOVE.

11.19/02028/ADV

Eve Somerville

BUSHELL - The Avenue Methodist Church, The Avenue, Newton Abbot

Replacement of existing external signs including 6 replacement signs and 4 new signs

THE COMMITTEE RAISED NO OBJECTION IN PRINCIPLE (BY 3 IN FAVOUR; 1 AGAINST AND 4 ABSTENTIONS) SUBJECT TO THE VISUAL IMPACT OF THE VIEW ON THE STREET SCENE FROM THE NEWLY REFURBISHED WAR MEMORIAL. THE COMMITTEE SUGGESTED THE REDUCTION IN NUMBER OF SIGNS, SOME OF WHICH WERE DUPLICATED FROM A SPECIFIC VIEWPOINT.

THE COMMITTEE REQUESTED THAT THE APPLICANT BE GUIDED ON DESIGN AND QUALITY OF THE SIGNS TO ACHIEVE A MORE SYMPATHETIC AFFECT ON THE STREET SCENE.

COLLEGE

12.19/01641/FUL

Claire Boobier

COLLEGE - Elis Laundry, Kingskerswell Road, Newton Abbot

Erection of two additional warehouse buildings to provide improved storage and loading facilities, extension to the car parking arrangements to provide additional delivery fleet parking and removal and installation of new process water tank

THE COMMITTEE NOTED THAT ADDITION OF THE NEW WATER TANK AND RAISED NO OBJECTION

271. NAMING OF STREETS AND NUMBERING OF HOUSES

The Chairman advised the Committee to review ideas for the proposed development off Whitehill Road, Application reference 19/02066/OUT, for consideration at a future meeting.

272. SCHEME OF DELEGATION: PLANNING CALL IN

Further to Minute 19/09(204)C the Chairman reported that Teignbridge District Council had extended the scheme of delegation to allow the Committee to make referrals to the Principal Planning Authority Planning Committee. The Committee would make the decision to refer the application and it would be put forward by an Officer of the Council.

Members of the Planning Committee welcomed the proposed scheme of delegation and recorded their appreciation to Teignbridge District Council.

273. TEIGNBRIDGE DISTRICT COUNCIL

Councillor Hocking advised that the District Planning Committee had arranged for a site visit for planning application **19/01439/FUL** - Former Wolborough Hospital Development Site, Old Totnes Road, Newton Abbot and had approved the planning application **19/01180/FUL** in relation to the redevelopment of Baker's Park.

274. DEVON COUNTY COUNCIL

None

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

None.

276. **TREE PRESERVATION ORDER**

None.

277. **LATE CORRESPONDENCE**

None.

278. **DATE OF NEXT MEETING**

The next meeting of the Planning Committee would be held at 2.00 p.m. on Tuesday 26th November 2019.

CHAIRMAN