



Tavistock Town Council

Working for the local community

Town Council Offices
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23rd July 2018

Dear Councillor

A **Meeting** of the **DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE** will be held in the **Council Chamber** at **Drake Road, Tavistock** on **MONDAY 30th JULY, 2018** at **6.15pm.** (Please note change of day)

Yours sincerely

Carl Hearn
Town Clerk

MEMBERS OF COMMITTEE

Cllr A Hutton	Chairman	
Cllr Mrs M Ewings	Vice Chairman	
Cllr P Ward	(Mayor - ex officio)	
Cllr Mrs A Johnson	(Deputy Mayor - ex officio)	
Cllr Ms L Crawford	Cllr A Lewis	Cllr P Squire
Cllr A Venning	Cllr Mrs J Whitcomb	

AGENDA

- APOLOGIES**
To receive apologies for absence
- MINUTES**
To confirm the Minutes of the Meeting of the Development Management & Licensing Committee held on Tuesday 10th July, 2018 (enclosed)

3. DECLARATIONS OF INTEREST

To receive disclosures of unregistered other interests from Councillors on matters to be considered at the meeting. The disclosure shall include the nature of the interest. If a Member becomes aware, during the course of a meeting, of an interest that has not been disclosed under this item they must immediately disclose it.

Under the Code of Conduct Councillors with an interest – whether or not it is a disclosable pecuniary interest, or other interest, must leave the room for the duration of consideration of the item to which the interest relates.

4. DARTMOOR NATIONAL PARK

No items received

5. TOWN PLANNING ISSUES

No items received

6. GENERAL CORRESPONDENCE

No items received

7. URGENT BUSINESS BROUGHT FORWARD AT THE DISCRETION OF THE CHAIRMAN

8. PLANNING APPLICATIONS

a. Decisions by West Devon Borough Council or Devon County Council

Attached at Appendix A.

b. New Applications to West Devon Borough Council.

Attached at Appendix B.

All documentation pertaining to decisions and new applications for this meeting can be directly accessed anytime via www.wdbc.gov.uk/planning.

Hard copies are also available for viewing during office hours via the Assistant to the Town Clerk (tel. 01822 613529 or e-mail janet.smallacombe@tavistock.gov.uk).

Next Development Management & Licensing Committee Meeting:

Tuesday 21st August, 2018 at 6.15pm

TAVISTOCK TOWN COUNCIL

DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE – LIST OF PLANNING DECISIONS (Appendix A)
FOR MEETING 30.07.2018

<u>Applicant's Name, Site Location, P/App No.</u>	<u>Development Type</u>	<u>Town Council's Comments</u>	<u>Decision by Local Planning Authority</u>	<u>Date of Decision</u>
Mr K Bryant 76 West Street Tavistock Devon PL19 8AJ P/A No. 0532/18/FUL	Application for sub-division of part first floor retail premises to form new A4 use of western side in conjunction with approved ground floor scheme, change of use of extra second floor to domestic apartment	Support	Conditional Approval	27 th June 2018
Mr K Bryant 76 West Street Tavistock Devon PL19 8AJ P/A No. 0533/18/LBC	Listed Building Consent for sub-division of part first floor retail premises to form new A4 use of western side in conjunction with approved ground floor scheme, change of use of extra second floor to domestic apartment	Neutral view – refer to Conservation Officer	Conditional Approval	27 th June 2018
Mrs L Hesketh 8c West Street Tavistock Devon PL19 8AD P/A No. 1094/18/FUL	Change of Use from A1 to residential (C3)	Support	Conditional Approval	26 th June 2018

<p>Miss E Jones 87 Redmoor Close Tavistock Devon PL19 0ER</p> <p>P/A No. 1371/18/HHO</p>	<p>Householder Application for construction of raised timber decked area to the rear of the dwelling</p>	<p>Support</p>	<p>Conditional Approval</p>	<p>27th June 2018</p>
<p>Mr K Coulston West View Warran Lane Tavistock Devon PL19 9DB</p> <p>P/A No. 1727/18/NMM</p>	<p>Non-material amendment to approval 0179/18/HHO (relocation of entrance door)</p>	<p>Not placed before TTC for consideration</p>	<p>Conditional Approval</p>	<p>27th June 2018</p>
<p>David Wilson Homes Land at Butcher Park Hill Tavistock Devon PL19 0EH</p> <p>P/A No. 4371/17/ARM</p>	<p>Application for approval of reserved matters following outline approval 00610/2015 for construction of 110 no. dwellings, public open space, landscape planting, pedestrian, cycle and vehicular links and associated infrastructure</p>	<p>Neutral View – However, wish to be reassured that the conditions specified by the Planning Inspectorate Appeal Decision are met, including with particular regard to</p> <ul style="list-style-type: none"> • Surface water drainage • Current trees and hedgerows being maintained • Vehicle and pedestrian safety for all, including disabled • Minimising disruption and noise pollution to 	<p>Conditional Approval</p>	<p>27th June 2018</p>

		<p>adjacent residents and allotment holders during the construction phase</p> <ul style="list-style-type: none"> • Routing of services 		
<p>Mrs I Rencken Land adjacent to 24 Glanville Road Tavistock Devon PL19 0EB</p> <p>P/A No. 4426/17/FUL</p>	<p>Application for demolition of western boundary wall(s) and erection of 4 dwellings (two pairs of semi-detached dwellings)</p>	<p>Support –</p> <p>However concerns were raised regarding;</p> <ul style="list-style-type: none"> • Drainage issues and potential effect on Bannawell Street • Appearance of elevation facing Glanville Road which is potentially unsympathetic to surrounding properties 	<p>Conditional Approval</p>	<p>29th June 2018</p>
<p>SEB Properties 32 Brook Street Tavistock Devon PL19 0HE</p> <p>P/A No. 1198/18/FUL</p>	<p>New shop front and internal alterations to provide 2x shops</p>	<p>Support</p>	<p>Conditional Approval</p>	<p>4th July 2018</p>
<p>SEB Properties 32 Brook Street Tavistock Devon</p>	<p>Change of Use and subdivision of existing shop to form 2 office units and new shop front</p>	<p>Support</p>	<p>Conditional Approval</p>	<p>4th July 2018</p>

PL19 OHE P/A No. 1425/18/FUL				
Mrs J Davies 43 Parkwood Road Tavistock Devon PL19 0HH P/A No. 1870/18/HHO	Householder Application for a replacement greenhouse	Support	Conditional Approval	5 th July 2018
Mr & Mrs Kitcher 9 Chaucer Road Tavistock Devon PL19 9AJ P/A No. 1922/18/NMM	Non material amendment to Householder Consent 0362/18/HHO for new external walls to be rendered masonry to match existing	Not placed before TTC for consideration	Conditional Approval	6 th July 2018
Ms I Chambers The Round House and Annexe Old Launceston Road Tavistock Devon PL19 8NA P/A No. 1503/18/FUL	Swap the residential use of the Round House to the holiday let and the holiday use to the Round House and extend the current holiday let	Neutral View	Refusal	9 th July 2018
Dr & Mrs P Rowe Ashbrook Middlemoor Tavistock Devon PL19 9DY	Householder Application for replacement single storey extension	Support	Conditional Approval	10 th July 2018

P/A No. 1625/18/HHO				
<p>Mrs L Critchley Grey Wethers Down Road Tavistock Devon PL19 9AG</p> <p>P/A No. 1714/18/TPO</p>	<p>G1: Yew x 3 – crown reduction to finished height of approx. 2.5m from ground level, to return to hedge/topiary management</p> <p>T1 & T2: Horse Chestnut – crown raise to approx. 4m from ground level, maximum cuts to not exceed 150mm</p> <p>T3: Varigated Yew – complete crown reduction to finished height of 2.5m from ground level to return to hedge/topiary management</p> <p>T4: Holly – formative prune crown, lateral and vertical reduction by up to approx. 1.5m, remove trailing branches to approx. 1.5m from ground level</p> <p>T5: Yew – prune and reduce lateral lower branches to attain clearance of approx. 2m from garage, prune over-extended branches overhanging garage by approx. 1m</p>	Neutral View refer to Landscape Officer	Tree Works Allowed	13 th July 2018
<p>Mr M White Pixon Lane Trading Centre Pixon Lane Tavistock Devon</p>	<p>Application for prior notification of proposed demolition of Units 1-5 and 12-13</p>	Noted	Prior Approval not Required	11 th July 2018

PL19 8DH P/A No. 1998/18/PAD	(For information only)			
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TAVISTOCK TOWN COUNCIL
DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE - NEW PLANNING
APPLICATIONS (Appendix B)
FOR MEETING 30.07.2018

<u>Applicant's Name & Location</u>	<u>P/App No.</u>	<u>Application Type</u>	<u>Proposal</u>	
<u>Devon County Council</u> Civic Amenities Site Crowndale Road Tavistock Devon PL19 8JR	DCC/40 72/2018	-	Erection of a portacabin on top of existing cabin to create a two storey structure	Comments to DCC by 8th August 2018
Mr & Mrs Ellett Manor Cottage 14 Launceston Road Tavistock Devon PL19 8LZ	P/A No. 1826/18 /HHO	Householder Application	Householder Application for removal of existing conservatory to be replaced with new ground floor rear extension	Comments to WDBC by 3rd August 2018
Mr S Foster 1 Crowndale Cottages Crowndale Road Tavistock Devon PL19 8JP	P/A No. 1390/18 /HHO	Householder Application	Householder Application for two storey extension to dwelling including replacement garage	Comments to WDBC by 2nd August 2018
Mr G Newby 24 Boughthayes Tavistock Devon	P/A No. 1664/18 /FUL	Full	Construction of two detached dwellings	Comments to WDBC by 9th August 2018

PL19 8EF				
Miss J Solman 4 Meadow Brook Tavistock Devon PL19 8BH	P/A No. 2318/18 /TPO	Work to Tree Preservation Order Trees	T1: Ash – fell T2: Ash – fell Trees within property boundary, branches falling following winter weather, damaged conservatory framework and fascia, create excess branch and litter fall, trees serve no purpose in terms of privacy	Comments to WDBC by 10th August 2018