

MINUTES of the Meeting of the **DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE** held at the Council Chamber, Drake Road, Tavistock on **TUESDAY** the **11th SEPTEMBER, 2018** at **6.15pm**

PRESENT Councillor Mrs M Ewings (Vice Chairman)

Councillor P Ward (Mayor ex officio)
Councillor Mrs A Johnson (Deputy Mayor ex officio)

Councillors Ms L Crawford, A Fey, P Squire
and Mrs J Whitcomb

IN ATTENDANCE Assistant to the Town Clerk

118. APOLOGIES FOR ABSENCE

Apologies for absence had been received from Councillors A Hutton (Chairman), A Lewis and A Venning.

119. CONFIRMATION OF MINUTES

RESOLVED THAT the Minutes of the Meeting of the Development Management & Licensing Committee held on Tuesday 21st August, 2018 be confirmed as a correct record, and signed by the Vice Chairman in the absence of the Chairman (Appendix 1).

120. DECLARATIONS OF INTEREST

There were no Declarations of Interest made.

121. DARTMOOR NATIONAL PARK

No items had been received.

122. TOWN PLANNING ISSUES

- a) Members considered the Waiting Restrictions Amendment Orders which had been received in respect of 'Access to Crelake Industrial Estate and Crelake Park' (Appendix 2)

There followed a discussion regarding the merits, or otherwise, of each proposed Amendment Order.

Concerns were raised regarding;

- the loss of a fairly substantial number of parking spaces in each area;
- where alternative parking would be available, close by, for those vehicles displaced by the loss of these parking spaces;
- the current practice of vehicles being partially parked on pavements, and the problems this caused the disabled/ those using pushchairs who were forced into the road to pass these incorrectly parked vehicles (particularly in Crelake Park);
- the problems delivery and refuse collection lorries, and emergency vehicles, faced when trying to access both locations;
- the loss of visibility on the first corner when accessing Crelake Industrial Estate, following the erection of a new building, and the safety issues this caused.

In view of the above safety concerns, it was decided to **support** both proposed Waiting Restrictions Amendment Orders.

- b) Members considered the Licensing Application which had been received in respect of Eversfield Retail Ltd, 2 West Street, Tavistock – for;
- i. The sale of alcohol for consumption on and off the premises between the hours of 08.00-20.00hrs Monday-Sunday, inclusive;
 - ii. Recorded music between the hours of 08.00-22.00 Monday-Sunday, inclusive (Appendix 3)

A discussion ensued where it was felt there had been insufficient information provided to make an informed decision.

Queries were raised regarding;

- what the Alcohol Licence would cover i.e. would it be for 'tasters' prior to purchase, or was there the intention to have a bar/café on the premises?;
- why the Recorded Music Licence extended for 2 hours after the Alcohol Licence ended?;
- what the opening hours of the shop were intended to be, in view of the end times of both the Alcohol and Music Licences?;
- whether a Change of Use application would be required from A1 to either A3/A4 if the consumption of alcohol was planned to take place on the premises?

As the Committee members felt they were expected to make a decision based on a series of assumptions, it was decided to request an extension to the deadline, in order that further

information could be provided by the Licensing Authority. It would be requested that a decision be forwarded after the next Development Management & Licensing Committee, scheduled for 2nd October 2018.

- c) Following a request for an extension to the deadline previously given being granted, Members again considered road names for the development at Butcher Park Hill, following the rejection of the names previously put forward by the developer (Minute No. 100 from the DM&L Meeting held on the 21st August 2018 referred).

Various suggestions had been put forward, which included, but were not limited to;

- Vicars of Tavistock;
- Teachers in Tavistock;
- Local authors;
- Areas local to Butcher Park Hill;
- Former Chairman of Council;
- MPs of Tavistock

As Tavistock is the Eastern Gateway to the UNESCO Cornwall and West Devon Mining Landscape World Heritage Site, it was decided that the mining heritage of the town should be acknowledged in the road names for this development. Therefore the following names were put forward;

- | | |
|------------------------|---------------|
| ❖ Crebor; | Wheal Betsy; |
| ❖ Anna Maria; | Wheal Jewell; |
| ❖ Joshua; | Fremontor; |
| ❖ Emma; | Garbarrow; |
| ❖ Wheal Grace; | Josiah; |
| ❖ Devon Great Consuls; | Capunda; |
| ❖ Luscombe; | Carpenter; |
| ❖ Gawton; | |

123. GENERAL CORRESPONDENCE

No items had been received.

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

No items brought forward.

125. PLANNING DECISIONS and APPLICATIONS

a) Planning Decisions by West Devon Borough Council

Attached at Appendix A.

b) New Planning Applications to West Devon Borough Council

The views of the Committee are attached at Appendix B.

RECOMMENDED THAT the views of the Town Council, as listed in Appendix B, be passed to the Local Planning Authority for consideration.

126. NEXT DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE MEETING:

The next Meeting of the Development Management & Licensing Committee to be held on Tuesday 2nd October, 2018 at 6.15pm.

The Meeting closed at 7.13pm

Signed.....

Dated.....

CHAIRMAN

TAVISTOCK TOWN COUNCIL
DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE - LIST OF
PLANNING DECISIONS (Appendix A)
FOR MEETING 11.09.2018

Applicant's Name, Site Location, P/App No.	Development Type	Town Council's Comments	Decision by Local Planning Authority	Date of Decision
Mr N Folley Tavistock Conservative Club Drake Road Tavistock Devon PL19 0AU	Listed Building Consent for alterations to accommodate improved parapet valley rainwater dispersal	Support	Conditional Approval	8 th August 2018

P/A No. 1876/18/LBC				
Blue Cedar Homes Ltd Mount Kelly Parkwood Road Tavistock Devon PL19 0HZ P/A No. 1956/18/DCA	Demolition in Conservation Area for works to lower existing wall to north, east and south of Plot 13 to achieve height of 2.5m and ensure stability of wall	Support	Conditional Approval	6 th August 2018
Tavistock Town Council Tavistock Guildhall and Police Station Guildhall Square Tavistock Devon PL19 0AE P/A No. 1976/18/LBC	Listed Building Consent for new door opening and lowered floor level	Support	Conditional Approval	8 th August 2018
Mr D Fletcher 8 Bannawell Street Tavistock Devon PL19 0DJ P/A No. 2034/18/TCA	T1: Hornbeam – fell T2: Rowan – fell T3: Ash – lateral reduction by 3m on north-east side, overhanging boundary T4: Sloe – lateral reduction by 3m on west side, overhanging boundary T5: Beech – lateral reduction by 3m on west side, overhanging boundary T6: Cherry – crown height reduction by	Neutral View – refer to Landscape Officer	Tree Works Allowed	8 th August 2018

	3m			
Mr A Cattermole Land at Butcher Park Hill P/A No. 4448/17/ARC	Application for approval of details reserved by conditions 3, 5, 6, 7, 8, 9, 12, 13, 14 and 15 following grant of Planning Consent 00610/2015 (APP/Q1153/W/15/3 138936	Not placed before TTC for consideration	Discharge of Condition Approved	8 th August 2018
Mr C Mason 143 Whitchurch Road Tavistock Devon PL19 9DF P/A No. 2702/18/TPO	T1: Oak – deadwood removal (exempt)	Not placed before TTC for consideration	Grant of Exemption	17 th August 2018
<u>Devon County Council</u> Civic Amenities Site Crowndale Road Tavistock Devon PL19 8JR DCC/4072/2018	Erection of a portacabin on top of existing cabin to create a two storey structure	Support	Grant of Conditional Planning Permission	20 th August 2018
Mr & Mrs Ellett Manor Cottage 14 Launceston Road Tavistock Devon PL19 8LZ P/A No. 1826/18/HHO	Householder Application for removal of existing conservatory to be replaced with new ground floor rear extension	Support	Conditional Approval	13 th August 2018

Mrs G M Easton 6 Fitzford Cottages Tavistock Devon PL19 8DB P/A No. 2666/18/TCA	T1: Weeping Willow – fell, remove, overhanging electric wires and neighbouring garden	Neutral view – refer to the Landscape Officer	Grant of Conditional Consent	30 th August 2018
Mrs S Noordewier Down Lodge Down Road Tavistock Devon PL19 9AG P/A No. 2790/18/TPO	T1: Red Oak – dead, fell, remove	Not placed before TTC for consideration	Grant of Exemption	3 rd September 2018
Tavistock Town Council Pannier Market Tavistock Devon PL19 0AL P/A No. 1601/18/FUL	New public realm hard landscaping, exterior lighting, SWS drainage and replacement street furniture	Support	Conditional Approval	21 st August 2018

TAVISTOCK TOWN COUNCIL

DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE - NEW PLANNING
APPLICATIONS (Appendix B)
FOR MEETING 11.09.2018

Applicant's Name & Location	P/App No.	Application Type	Proposal	
Mountain Warehouse Pearl Assurance House Elbow Lane Tavistock Devon PL19 0BA	P/A No. 2700/18 /ADV	Advertisement Consent	Advertisement Consent application for one set of letters for fascia and one	Support

			projection sign	
Mr T Faircloth Higher Wilminstone Farm Road past Wilminstone Farm Wilminstone Tavistock Devon PL19 0JT	P/A No. 2205/18 /FUL	Full	Change of Use of an agricultural field to the storage of cars and caravans	Object – support the Highways Department’s access decision
Mr M Starr 58 Plymouth Road Tavistock Devon PL19 8BU	P/A No. 2688/18 /TCA	Works to Trees in a Conservation Area	T1: Cedar – deadwood removal (exempt), ivy removal, crown list to 6m from ground level on south west side by removal of lowest sub- lateral branches over garden and footpath, lateral reduction on west sides by up to 3m to provide buildings clearance	Neutral view – refer to Landscape Officer
Mrs E Miller 20 Westbridge Cottages Plymouth Road Tavistock Devon PL19 8DQ	P/A No. 2758/18 /TCA	Works to Trees in a Conservation Area	T1: Sycamore – fell, remove	Neutral view – refer to Landscape Officer
Mr & Mrs Laye-Sion The Barn 5 Market Road	P/A No. 2768/18 /FUL	Full	Replacement of current gates	Support

Tavistock Devon PL19 0BW				
The Priory Group Chelfham Senior School Kilworthy House Kilworthy Road Tavistock Devon PL19 0JN	P/A No. 1805/18 /FUL	Full	Demolition of existing redundant ancillary building and construction of a single storey classroom structure	Support
The Priory Group Chelfham Senior School Kilworthy House Kilworthy Road Tavistock Devon PL19 0JN	P/A No. 1806/18 /LBC	Listed Building Consent	Listed Building Consent for the demolition of existing redundant ancillary building and construction of a single storey classroom structure	Support
Mr A Mansell Specsavers 3 West Street Tavistock Devon PL19 8AD	P/A No. 2732/18 /ADV	Advertisement Consent	Advertisement Consent for 1 x fascia sign internally illuminated and 1 x internally illuminated projecting sign	Support
Dr R Handy 9 Maple Close Tavistock Devon PL19 9LL	P/A No. 2734/18 /HHO	Householder Application	Householder Application for single storey extension and provision of decking area to rear and a front porch	Support

Mr R Cook 3 Callington Road Tavistock Devon PL19 8EG	P/A No. 2546/18 /HHO	Householder Application	Householder Application for infill extension to create additional room	Support
Mr R Moule Land to north of Buddle Close Tavistock Devon PL19 0EG	P/A No. 2851/18 /FUL	Full	Construction of single dwelling on un-used former agricultural land	Decision deferred until DM&L Committee Meeting scheduled for 2nd October 2018
Mr M James Glendevon Bolt House Close Tavistock Devon PL19 8LN	P/A No. 2493/18 /HHO	Householder Application	Householder Application for first floor dormer and ground floor kitchen extension	Support