

4 January 2018



DAWLISH TOWN COUNCIL

AGENDA

Dear Councillor

You are hereby summoned to attend a Meeting of the

Planning Committee

To be held at **The Manor House, Dawlish** on
Thursday 11 January 2018 at 7.00pm

Yours sincerely

A handwritten signature in black ink, appearing to read 'Yola Mitchell', is written over a light blue horizontal line.

Yola Mitchell
Finance Officer

Cllr Pauline Bloomfield - Chairman
Cllr Greg Fenne
Cllr Rosalind Prowse
Cllr Carole Tamlyn
Cllr Martin Wrigley (ex officio)

Cllr Gary Taylor – Vice Chairman
Cllr Alison Foden
Cllr Judith Robins

Cllr Lisa Mayne (ex officio)

- 1** **Declarations of Interest** – *Members are reminded that they should declare any interest in the items to be considered and are also advised that the timescale to alter their stated interests with the District Council's Monitoring Officer is 28 days.*

- 2** **Urgent Items**
To receive urgent items (if any).
Items are brought to the attention of Committee Members by the Chairman as a matter of urgency. Members are reminded that they have not received the statutory notice of this business to be transacted and should therefore recognise that any decision made may be taken to be unlawful if challenged in the future.

- 3** **Councillor's Reading File:**
Councillors are reminded that items in this Agenda marked 'contained in Reading File' are available for inspection in the office. Councillors should familiarise themselves with all relevant paperwork prior to the relevant meeting

- 4** **The Freedom of Information Act 2000** *deems that all information held by this Council should be freely available to the public unless it falls under one of 23 exemptions.*

- 5** **The Data Protection Act 1998** *precludes this Authority from publishing the names, addresses or other private information of individuals unless written permission is given by the individual for such details to be made public. Therefore, where necessary, personal details have been removed from the papers attached to ensure that information held is available but individuals are protected.*

- 6** **County & District Council Members**
It is formally noted that the participation of those Councillors who are also Members of Devon County Council and Teignbridge District Council, in both the debate and subsequent vote, is on the basis that the views expressed are preliminary views taking account of the information currently made available to the Town Council. The County and District Councillors reserve their final views on the application until they are in full possession of all the relevant arguments for and against.

- 7** **Categorisation of Applications**
Teignbridge District Council place applications in two categories: Teignbridge District Council initially lists most applications as DEL (Delegated - Officer) unless it has some interest in either the land or the application. Applications listed as DEL may be dealt with under delegated approval; i.e. the Head of Planning Services may be authorised to make a decision under powers specifically given to him. Where an application concerns land or development in which the District Council has an interest, it will be listed as COMM (Committee) so that it must be considered by the Development Control Committee and cannot be decided under delegated

powers. A ward Member may request that an application is listed as COMM so that it must be considered by the Development Control Committee and cannot be decided under delegated powers. The Head of Planning Services may also list an application as COMM. On receipt, applications are numbered according to application type: ADV - application to display adverts; AGR - agricultural notification; CAN - Conservation Area notifications (Trees); CIR - Circular 18/84; CON - Conservation Area Consent; COU - Change of Use; CPE - Certificate of Existing Lawful use/dev; CPL - Certificate of proposed lawful use/dev; DCC- Devon County Council consultation; DCR3 - Devon County Council Regulation 3; DCR4 - Devon County Council Regulation 4; DEM - demolition; ES - Environmental Statement; EXMPT - Exempt works trees; EXEMPTC - Except works Conservation Area trees; FOLIO - folio; FUL - Full application; HAZ - Hazardous notification; HEDGE - Hedgerow notification; LBC - Listed Building Consent; LBD - Listed Building Consent/demolition; MAJ - Major application; MOD - Modification to Section 106 Order; OUT - Outline application; PE - Preliminary enquiry; REM - removal of reserved matters; SWE - overhead lines; TDC - Teignbridge District Council Regulation 3 or 4; TEL - Tele- Page 2 communication notification; TELM - Telecommunication mast notification; TPO - Tree Preservation Order; VAR - Vary condition; WC - without compliance.

- 8** **Mobile telephones** Councillors and members of the public are requested to ensure that mobile phones are switched to 'silent' during the meeting to avoid disruption.
- 9** **Recording** this meeting may be filmed or audio taped.

AGENDA

1. Apologies for absence

2. To receive and consider requests for dispensation

3. Minutes

To receive, approve and sign the Minutes of the Planning meeting held on the 14 December 2017.

4. Correspondence

To receive correspondence on planning matters.

5. Deferment of business for comment by the public

Business of the Planning Committee will be suspended, at the discretion of the Chairman, to allow members of the public present at the meeting to make representations to the Committee for a period of time to be determined by the Chairman on matters listed on this agenda.

6. Street naming request for new development on West Cliff Road

To provide 3 street naming suggestions with 2 – 3 extra suggestions in case of duplications (documents attached)

7. Locally listed building consultation

To provide feedback on document provided by Teignbridge District Council (report attached)

8. New Applications for Consideration

PARISH:	DAWLISH	WARD: Dawlish South West
APPLICATION REF:	17/02834/FUL	OFFICER: Nicola Turner
DECISION LEVEL:	DEL	
LOCATION:	Yaffords, Holcombe Drive	
PROPOSAL:	Single storey rear extension including infill under existing suspended extension and parking alteration	
APPLICANT	Mr D Hoey Yaffords Holcombe Drive Holcombe Dawlish Devon EX7 0JW	
AGENT:	Mr J Halldron James Halldron Associates Bank Chambers 1 Vaughan Parade Torquay Devon TQ2 5EG	

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=17/02834/FUL&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish South West
APPLICATION REF: 17/02845/FUL **OFFICER:** Estelle Smith
DECISION LEVEL: DEL
LOCATION: Hurlstone House, 77 Teignmouth Road
PROPOSAL: Repositioning of hedgerows, re-alignment of gabion walls and retention of garage, retaining wall, steps and driveway
APPLICANT Mr P Tidman Hurlstone House 77 Teignmouth Road Teignmouth Devon TQ14 8UN

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=17/02845/FUL&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish South West
APPLICATION REF: 17/02993/FUL **OFFICER:** Eve Somerville
DECISION LEVEL: DEL
LOCATION: 61 Old Town Street
PROPOSAL: Demolition of existing single storey extension and construction of new single storey rear extension
APPLICANT Mr W Tooley 61 Old Town Street Dawlish Devon EX7 9AR
AGENT: Mr P A Sheldon J & P Sheldon Commerce House Dawlish Business Park Exeter Road Dawlish Devon EX7 0NH

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=17/02993/FUL&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish Central And North East
APPLICATION REF: 17/02853/FUL **OFFICER:** Eve Somerville
DECISION LEVEL: DEL
LOCATION: 57 Newlands
PROPOSAL: Erection of a detached disabled annexe
APPLICANT Mr P Wilton 12 Morlaix Close Dawlish Devon EX7 0FG

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=17/02853/FUL&MN=Y>

9. Planning re-consultation request

Reference: 17/02327/FUL
Location: DAWLISH - 25 Badlake Hill, Dawlish
Proposal: Demolition Of Existing Dwelling And Redevelopment To Provide Three Detached Dwellings With Integral Garages And Parking
Applicant: Hannon Homes Ltd

10. Applications withdrawn

PARISH: DAWLISH **WARD:** Dawlish South West
APPLICATION REF: 17/02571/FUL **OFFICER:** Anna Mooney
DECISION LEVEL: DEL
LOCATION: 29 Woodland Avenue, Teignmouth
PROPOSAL: Demolition of existing dwelling and erection of three dwellings
APPLICANT: Mr K Piggott 2 Digswell Hill Welwyn AL6 9AL
AGENT: Mr D Simpson 33 Lemsford Village Welwyn Garden City Herts.
AL8 7TR

Web Link: <https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=17/02571/FUL&MN=Y>