

14 June 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 21 June 2018 at 7.00pm

Yours sincerely

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

Yola Mitchell
Finance Officer

Cllr Pauline Bloomfield - Chairman
Cllr Greg Fenne
Cllr Rosalind Prowse
Cllr Carole Tamlyn
Cllr Lisa Mayne (ex officio)

Cllr Gary Taylor – Vice Chairman
Cllr Linda Goodman-Bradbury
Cllr Judith Robins
Cllr Martin Wrigley
Cllr Alison Foden (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 2018** *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 31 May 2018.

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. Local Plan 2013-2033 first stage review

The Teignbridge Local Plan 2013-2033 was adopted in May 2014 and is now undergoing its first stage review, the Local Plan Review: Issues Consultation.

In addition, the following supporting documents are also subject to consultation:

- The SA/SEA Scoping Report on the Local Plan Review Issues Paper
- The HRA Screening determination on the Local Plan Review Issues Paper
- The Draft Settlement Boundary Review
- The Draft Settlement Hierarchy Review
- The updated Statement of Community Involvement 2018

This public consultation will run between 21 May 2018 to 16 July 2018 with representations encouraged for any or all of the listed documents.

We are also undertaking a call for sites which is an invitation for landowners and land promoters to submit sites to be considered for development. If you wish to submit your site for assessment as part of the Local Plan Review, please fully complete the Call for Sites submission form at: www.teignbridge.gov.uk/callforsites

Any comments received through the consultation must be in writing which can be done through the completion of our online questionnaire at www.teignbridge.gov.uk/localplanreview

via email at: localplanreview@teignbridge.gov.uk

or

in the post to:

Local Plan Review

Spatial Planning and Delivery

Forde House

Brunel Road

Newton Abbot

TQ12 4XX

All of the above documents can be viewed at : www.teignbridge.gov.uk/localplanreview

Paper copies can also be viewed at Teignbridge District Council Office and local libraries.'

7. New Applications for Consideration

PARISH:	DAWLISH	WARD: Dawlish Central And North East
APPLICATION REF:	18/01021/FUL	OFFICER: Central Team
DECISION LEVEL:	DEL	
LOCATION:	25 Cofton Hill Cockwood Devon EX6 8RB	
PROPOSAL:	Extension to existing balcony and alterations to windows, doors and external finishes	

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=18/01021/FUL&MN=Y>

PARISH:	DAWLISH	WARD: Dawlish Central And North East
APPLICATION REF:	18/01058/FUL	OFFICER: Claire Boobier
DECISION LEVEL:	DEL	
LOCATION:	Mount Pleasant Inn Mount Pleasant Road Dawlish Warren Devon EX7 0NA	
PROPOSAL:	Ground floor extension to restaurant area	

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=18/01058/FUL&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish Central And North East
APPLICATION REF: 18/00811/FUL **OFFICER:** Angharad Williams
DECISION LEVEL: DEL
LOCATION: The Former Cafe Peppermint Park Warren Road Dawlish Warren Devon EX7 0PQ
PROPOSAL: Two dwellings

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=18/00811/FUL&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish South West
APPLICATION REF: 18/01061/FUL **OFFICER:** Claire Boobier
DECISION LEVEL: DEL
LOCATION: Dawlish Water Cottage Ashcombe Road Higher Dawlish Water Dawlish Devon EX7 0QW
PROPOSAL: Change of use of home office to holiday accommodation

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=18/01061/FUL&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish South West
APPLICATION REF: 18/01062/LBC **OFFICER:** Claire Boobier
DECISION LEVEL: DEL
LOCATION: Dawlish Water Cottage Ashcombe Road Higher Dawlish Water Dawlish Devon EX7 0QW
PROPOSAL: Change of use of home office to holiday accommodation

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=18/01062/LBC&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish Central And North East
APPLICATION REF: 18/01098/HEDGE **OFFICER:** Mark Waddams
DECISION LEVEL: DEL
LOCATION: Harvesters Farm Langdon Lane Dawlish Devon EX7 0QY
PROPOSAL: Remove 5 metres of hedgerow

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=18/01098/HEDGE&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish South West
APPLICATION REF: 18/01124/FUL **OFFICER:** Estelle Smith
DECISION LEVEL: DEL
LOCATION: 15 Barton Terrace Dawlish Devon EX7 9QH
PROPOSAL: Dwelling in garden

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=18/01124/FUL&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish South West
APPLICATION REF: 18/00345/FUL **OFFICER:** Claire Boobier
DECISION LEVEL: DEL
LOCATION: The Cottage Sunnylands Way Holcombe Devon EX7 0JA
PROPOSAL: First floor extension

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=18/00345/FUL&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish South West
APPLICATION REF: 18/00346/LBC **OFFICER:** Claire Boobier
DECISION LEVEL: DEL
LOCATION: The Cottage Sunnylands Way Holcombe Devon EX7 0JA
PROPOSAL: First floor extension

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=18/00346/LBC&MN=Y>

8. Applications withdrawn

PARISH: DAWLISH **WARD:** Dawlish South West
APPLICATION REF: 16/02720/FUL **OFFICER:** Claire Boobier
DECISION LEVEL: DEL
LOCATION: 66 Brook Street, Dawlish, Devon
PROPOSAL: Change of use of detached study to self catering holiday accommodation

Web Link: <https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=16/02720/FUL&MN=Y>