



PLANNING COMMITTEE

15 February 2019

Dear Councillor

NOTICE IS HEREBY GIVEN that a Meeting of the Planning Committee at which your attendance is summoned, will be held at the **The Manor House, Old Town Street, Dawlish, EX7 9AP** on **THURSDAY 21 FEBRUARY 2019** at **7pm** to transact the business specified in the Agenda as set out.

Yola Mitchell
Finance Officer

Distribution: The Mayor and Members Planning Committee as follows:

Cllr Bloomfield - Chairman
Cllr Fenne
Cllr Prowse
Cllr Tamlyn
Cllr Mayne (ex officio)

Cllr Taylor – Vice Chairman
Cllr Goodman-Bradbury
Cllr Robins
Cllr Wrigley
Cllr Foden (ex officio)



For information - to be taken as read:

- 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** ***Items requiring urgent attention** – to consider those items which, in the opinion of the Committee Chair, should be considered by the meeting as matter of urgency (if any). To be taken at the end of the meeting.*
- 3** ***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.*
- 4** ***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.*
- 5** ***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.

- 6** **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.*
- 7** **Recording** *this meeting may be filmed or audio taped.*
- 8** **Public Participation:** *Members of the public will be given an opportunity to address Councillors present at this meeting regarding agenda items, at the discretion of the Chairman. Members of the public will also be given an opportunity to discuss Town Council activities not on the current agenda after the close of the meeting. The comments of members of the public and electors of the parish who speak before the start of the meeting or following the close of the meeting will not form part of the Minutes of the meeting.*



AGENDA

PART I

(Open to the Public)

1. **Apologies for absence**
2. **Agreement of the Agenda between Parts I and II**
3. **Declarations of Interest** – to declare any disclosable interests relating to the forthcoming items of business (if any).
4. **Dispensations** – to receive and consider requests for dispensation (if any).
5. **Minutes** - to approve and sign the minutes of the Planning Committee held on 6 February 2019.
6. **Correspondence**
To receive correspondence on planning matters.
7. **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.
8. **New Applications for Consideration**

Major application:

PARISH:	DAWLISH	WARD: Dawlish South West
APPLICATION REF:	19/00043/MAJ	OFFICER: Central
DECISION LEVEL:	DEL	
LOCATION:	56 West Cliff Road Dawlish Devon EX7 9DY	
PROPOSAL:	Demolition of existing redundant residential home and replacement with 18 open market dwellings and 1 affordable dwelling	

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=19/00043/MAJ&MN=Y>



PARISH: **DAWLISH** **WARD:** Dawlish South West
APPLICATION REF: 19/00138/FUL **OFFICER:** Central Team
DECISION LEVEL: DEL
LOCATION: 3 Lea Mount Close Dawlish Devon EX7 9EP
PROPOSAL: Glazing to rear flat roof to form balcony

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=19/00138/FUL&MN=Y>

PARISH: **DAWLISH** **WARD:** Dawlish Central and North East
APPLICATION REF: 19/00060/FUL **OFFICER:** Central Team
DECISION LEVEL: DEL
LOCATION: 54 Lower Drive Dawlish Devon EX7 0AT
PROPOSAL: Single storey front extension

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=19/00060/FUL&MN=Y>

PARISH: **DAWLISH** **WARD:** Dawlish Central and North East
APPLICATION REF: 19/00155/FUL **OFFICER:** Central Team
DECISION LEVEL: DEL
LOCATION: Sefton Hall Nursing Home Plantation Terrace Dawlish Devon EX7 9DR
PROPOSAL: Replacement roof on conservatory

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=19/00155/FUL&MN=Y>

PARISH: **DAWLISH** **WARD:** Dawlish Central and North East
APPLICATION REF: 19/00185/TPO **OFFICER:** Mark Waddams
DECISION LEVEL: DEL
LOCATION: 41 Morlaix Close Dawlish Devon EX7 0FG
PROPOSAL: Prune trees where overhanging garden and fell any heavily leaning stems. Fell one chestnut tree identified as T1

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=19/00185/TPO&MN=Y>

PARISH: **DAWLISH** **WARD:** Dawlish South West
APPLICATION REF: 19/00201/TPO **OFFICER:** Mark Waddams
DECISION LEVEL: DEL
LOCATION: 39 Windward Lane Dawlish Devon EX7 0JQ
PROPOSAL: Crown reduce one oak tree (T15) on garden side reducing lower branches by approx. 2m

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=19/00201/TPO&MN=Y>



PARISH: DAWLISH **WARD:** Dawlish South West
APPLICATION REF: 19/00093/LBC **OFFICER:** Naomi Archer
DECISION LEVEL: DEL
LOCATION: Dawlish War Memorial Dawlish Devon
PROPOSAL: Mounting of additional cast bronze plate

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=19/00093/LBC&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish Central and North East
APPLICATION REF: 19/00187/FUL **OFFICER:** Estelle Smith
DECISION LEVEL: DEL
LOCATION: 19 Meadow Rise Dawlish Devon EX7 9AZ
PROPOSAL: Replacement and extension of existing balcony

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=19/00187/FUL&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish Central and North East
APPLICATION REF: 19/00212/VAR **OFFICER:** Estelle Smith
DECISION LEVEL: DEL
LOCATION: 2 Oak Park Villas Dawlish Devon EX7 0DE
PROPOSAL: Variation of condition 2 on planning permission 06/07506/FUL (kitchen extension, raising of roof by 650mm to create loft conversion and front and rear dormer windows) to add pitched roof to porch and hipped roof to extension

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=19/00212/VAR&MN=Y>

PARISH: DAWLISH **WARD:** Dawlish Central and North East
APPLICATION REF: 19/00237/NPA **OFFICER:** Rosalyn Eastman
DECISION LEVEL: DEL
LOCATION: Marine Parade Dawlish Devon
PROPOSAL: Application for prior approval of siting and appearance under Part 18 Class A of the Town and Country Planning (General Permitted Development Order) 2015 of a new taller sea wall and wider promenade between Boat Cove and the Breakwater as part of the south west rail coastal resilience programme.

Web Link:

<https://www.teignbridge.gov.uk/planning/forms/planning-application-details/?Type=Application&Refval=19/00237/NPA&MN=Y>



**Part II
(Private)**

Items which may be taken in the absence of the Public and Press on grounds that Exempt Information may be disclosed as defined in the Local Government Act 1972 and Public Bodies (Admission to meetings) Act 1960.

Nil.