

NORTH TAWTON TOWN COUNCIL

Town Clerk:
Mrs R Rice

14a The Square North Tawton
EX20 2EP
Tel 01837 880121

Minutes of the Planning and Estates Committee of North Tawton Town Council at the Council Offices on Wednesday 15th August 2012.

Present: Cllr Mrs C Burrow Cllrs Mrs G Hoggins(Chairman)
Cllr K Hodge Cllr N Morgan

There were five members of the public were present.

Open Forum

Mr Edwards from Shellsley spoke to the Council regarding planning application 02914/2012, Land Adjacent to Shellsley, Webbs Orchard, North Tawton. He wished to object to the application as the site is outside the development boundary on agricultural land. The house types are totally inappropriate, Webbs Orchard is made up of dormer bungalows, with the exception of Mistlemead, which is a house rebuilt following the demolition of the previous house on that plot. The Ecological survey refers to a "single oil tank" and "top soil". Mr Edwards requested that if the application is refused that the Town Council should pursue enforcement action by West Devon Borough Council for the removal of the building materials and oil tank on the agricultural land.

1. **Apologies for Absence** – Apologies were received Cllr Dr P Brickley (holiday).
2. **Declarations of Interest** – Cllr N Morgan declared in interest in planning application 029596/2012 33 Exeter Street, North Tawton, EX20 2HB - Works to trees in a Conservation Area application for the felling of 1 Ash Tree in the rear garden.
3. **To consider the planning application received from West Devon Borough Council and to make recommendations.**

At the Ordinary Meeting of the Town Council held on 7th August 2012 it was resolved that Site Inspections should be held with regard the following four planning applications. The site inspections were held on 14th August 2012.

3.1 02792/2012 – Report previously circulated

Cider Cottage, Yeo Farm, Yeo Lane, North Tawton, EX20 2DD
Change of use of first floor garage level to form bedrooms and bathroom to serve existing holiday let

After discussion it was resolved to object on the following grounds:
BE3 - unacceptable harm to listed building and setting of listed building

3.2 02862/2012 – Report previously circulated

Lower Yeo, Yeo Lane, North Tawton, EX20 2DD

Alterations to garage building to facilitate use of proposed mezzanine over garage as a studio

After discussion it was resolved to object on the following grounds: H40 - fundamental change in character of building.

3.3 02875/2012 – Report previously circulated

The Anchorage, 33 High Street, North Tawton, EX20 2HG
Retrospective householder application for addition of Upvc cladding to property.

After discussion it was resolved to object on the following grounds: BE3 setting of listed building, BE1 Conservation Area inappropriate materials.

3.4 02914/2012 – Report previously circulated

Land Adjacent to Shellsley, Webbs Orchard, North Tawton
Erection of 3 detached dwellings, access and external works

After discussion it was resolved to object on the following grounds: development outside the development boundary. If permission is refused the Town Council have asked if enforcement action could be taken to ensure that the site is cleared of all building materials and oil tank.

3.5 029596/2012 – Report attached.

33 Exeter Street, North Tawton, EX20 2HB
Works to trees in a Conservation Area application for the felling of 1 Ash Tree in the rear garden

After discussion it was resolved to Support the application.

4. To note decisions of West Devon Borough Council

4.1 02719/2012

Birchy House, North Tawton, EX20 2AA
Householder application for the erection of detached car port and garage and erection of extensions to dwelling.
Condition Consent – 2nd August 2012
Noted.

4.2 02727/2012

11 Taylors Field, North Tawton, EX20 2JD
Householder application for single storey rear conservatory
Condition Consent – 1st August 2012
Noted.

5. Urgent matters at the discretion of the Chairman – Cllr N Morgan updated the Council regarding the decisions of West Devon Borough Council's Planning and Licensing Committee. Land adjacent Barkers Way, 11 affordable units was given planning permission. The Section 106 agreement will now be drawn up and signed. The application for the extension to the Doctor's Surgery, Devonshire House was refused.

The Chairman raised an urgent matter. A letter had been received on 14th August from Devon County Council regarding street lighting. It is proposed that all the street lights in North Tawton will be turned off as 12.30 am for 5 hours. If the Town Council wishes to comment on the proposal comments have to be returned by 31st August 2012. Due to the time constraints and after discussion, the Clerk was requested to contact Devon County Council to request that the street lights in The Square, Barton Street/Memorial Park area, the Cemetery to Webbs Orchard, and the Bridge at the bottom of Fore Street (both sides) should be left on, with a review to take place after the winter months.

The meeting ended at 8.25 pm.