



Tavistock Town Council

Working for the local community

Town Council Offices
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5th December 2017

Dear Councillor

A **Meeting** of the **DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE** will be held in the **Council Chamber** at **Drake Road, Tavistock** on **TUESDAY 12th DECEMBER, 2017** at **6.15pm.**

Yours sincerely

Carl Hearn
Town Clerk

MEMBERS OF COMMITTEE

Cllr P Ward	Chairman (Deputy Mayor - ex officio)	
Cllr A Venning	Vice Chairman	
Cllr Mrs M Ewings	Cllr A Hutton	Cllr A Lewis
Cllr P Squire	Cllr Mrs J Whitcomb	
Cllr P Sanders	Mayor (ex officio)	

AGENDA

1. APOLOGIES

To receive apologies for absence

2. MINUTES

To confirm the Minutes of the Meeting of the Development Management & Licensing Committee held on Tuesday 21st November, 2017 (previously circulated)

3. DECLARATIONS OF INTEREST

To receive disclosures of unregistered other interests from Councillors on matters to be considered at the meeting. The disclosure shall include the nature of the interest. If a Member becomes aware,

during the course of a meeting, of an interest that has not been disclosed under this item they must immediately disclose it. Under the Code of Conduct Councillors with an interest – whether or not it is a disclosable pecuniary interest, or other interest, must leave the room for the duration of consideration of the item to which the interest relates.

4. DARTMOOR NATIONAL PARK

No items received

5. TOWN PLANNING ISSUES

No items received

6. GENERAL CORRESPONDENCE

No items received

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

8. PLANNING APPLICATIONS

a. Decisions by West Devon Borough Council or Devon County Council

Attached at Appendix A.

b. New Applications to West Devon Borough Council.

Attached at Appendix B.

All documentation pertaining to decisions and new applications for this meeting can be directly accessed anytime via www.wdbc.gov.uk/planning.

Hard copies are also available for viewing during office hours via the Assistant to the Town Clerk (tel. 01822 613529 or e-mail janet.smallacombe@tavistock.gov.uk).

Next Development Management & Licensing Committee Meeting:

Tuesday 3rd January 2018 at 6.15pm

TAVISTOCK TOWN COUNCIL

DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE – LIST OF PLANNING DECISIONS (Appendix A)
FOR MEETING 12.12.2017

<u>Applicant's Name, Site Location, P/App No.</u>	<u>Development Type</u>	<u>Town Council's Comments</u>	<u>Decision by Local Planning Authority</u>	<u>Date of Decision</u>

<p>Nat West Bank plc Bedford Square Tavistock Devon PL19 0AQ</p> <p>P/A No. 1540/17/LBC</p>	<p>Listed Building Consent for installation of a new wireless access point</p>	<p>Neutral View – refer to Heritage Specialist</p>	<p>Conditional Approval</p>	<p>6th November 2017</p>
<p>Mr T Gibbins The Leaze 7 Kilworthy Hill Tavistock Devon PL19 0EP</p> <p>P/A No. 2468/17/HHO</p>	<p>Householder Application for proposed parking space</p>	<p>Support</p> <p>However, at the Special Plans Meeting held on 22nd August 2017 this decision was changed to;-</p> <p>'Oppose Application subject to Highways Authority and/or Heritage Officer confirming that parking issue and partial demolition of the wall constitute material planning considerations indicating that the Application should be refused'</p>	<p>Refusal</p>	<p>10th November 2017</p>
<p>Mrs D Cunningham 42 Buctor Park Tavistock Devon PL19 8EP</p> <p>P/A No. 2959/17/HHO</p>	<p>Householder Application for finishes to single storey extension, replacement windows and door and re-rendering and removal of</p>	<p>Neutral View</p>	<p>Conditional Approval</p>	<p>6th November 2017</p>

	dividing hedge and replaced with fence panels, gravel boards and shrubs			
Mr A Deceico 25 Hawthorn Road Tavistock Devon PL19 9DL P/A No. 3234/17/TPO	T1: Oak – crown height reduction by approx. 2m close to 4 properties, overhangs buildings and gardens, large branches and debris fall unexpectedly into garden where children play, excessive shading to whole garden which affects other plants and shrubs	Neutral view – refer to Landscape Officer	Refusal of Consent	22 nd November 2017
Ms I Chambers Annexe Round House Old Launceston Road Tavistock Devon PL19 8NA P/A No. 2622/17/HHO	Householder Application for a single storey extension	Support	Refusal	16 th November 2017
Mr K Bryant 76 West Street Tavistock Devon PL19 8AJ P/A No. 3005/17/FUL	Application for sub-division of ground floor to form a new A4 use of western side and remain retail to eastern side. Retain front door and add new glazing bar to window and narrowing side	Neutral View – refer to Heritage Specialist	Conditional Approval	14 th November 2017

	window to west elevation			
Mr K Bryant 76 West Street Tavistock Devon PL19 8AJ P/A No. 3006/17/LBC	Listed Building Consent for sub-division of ground floor to form a new A4 use of western side and remain retail to eastern side. Retain front door and add new glazing bar to window and narrowing side window to west elevation	Neutral View – refer to Heritage Specialist	Conditional Approval	14 th November 2017
Ms J E Leyland 9 Dolvin Road Tavistock Devon PL19 9EA P/A No. 3037/17/HHO	Application for rear extension	Support	Conditional Approval	16 th November 2017
Ms J E Leyland 9 Dolvin Road Tavistock Devon PL19 9EA P/A No. 3038/17/LBC	Listed Building Consent for rear extension	Neutral View – refer to Heritage Specialist	Conditional Approval	16 th November 2017
Tavistock Town Council Town Hall Bedford Square Tavistock Devon PL19 0AE P/A No. 3122/17/LBC	Listed Building Consent for interior refurbishment of the Rundle Room, with installation of new air conditioning unit and secondary glazing	Neutral View – refer to Heritage Specialist	Conditional Approval	14 th November 2017

<p>Mr C Ray 16 Watts Road Tavistock Devon PL19 8LG</p> <p>P/A No. 3407/17/TCA</p>	<p>T1: Maple – crown reduction by 2m</p>	<p>Neutral view – refer to Landscape Officer</p>	<p>Tree Works Allowed</p>	<p>15th November 2017</p>
<p>Mr O Appleby Buddle Quarry Butcher Park Hill Tavistock Devon PL19</p> <p>P/A No. 3582/17/AGR</p>	<p>Application for prior notification of agricultural or forestry development – proposed building</p>	<p>Not placed before TTC for consideration</p>	<p>Agricultural Determination details not required</p>	<p>15th November 2017</p>
<p>Mrs M Cook 3 Marshall Close Whitchurch Tavistock Devon PL19 9RB</p> <p>P/A No. 2948/17/TPO</p>	<p>T1: Yew – crown height reduction by up to 1.5m, shaping of main canopy by removing horizontal lateral growth by up to a maximum of 2m diameter without altering main canopy of tree. Further works to T2 and T3 – Yew trees, again reducing and reshaping canopies</p>	<p>Neutral view – refer to Landscape Officer</p>	<p>Grant of Conditional Consent</p>	<p>24th November 2017</p>
<p>Mr W Egan 51 Milton Crescent Tavistock Devon PL19 9AL</p>	<p>Outline Planning Application with some matters reserved for erection of single detached dwelling</p>	<p>Objection – concerns noted due to the close proximity of surrounding properties and</p>	<p>Conditional Approval</p>	<p>22nd November 2017</p>

P/A No. 0089/17/OPA	to rear of house	the detrimental effect on current and future residents as per previous planning application		
Mrs F Hodgson 5 Watts Road Tavistock Devon PL19 8LF P/A No. 3970/17/TCA	T1: Ash – dismantle to low stump, extensive decay, less than 50% remaining, honey fungus infection	Neutral view – refer to Landscape Officer	Exempt Works	22 nd November 2017
Mr R White 2 Grove Park Tavistock Devon PL19 9HJ P/A No. 2342/17/TPO	T1: Sycamore – coppice to approx. 0.75m from base, extensive squirrel damage, poorly formed crown, situated in old hedge bank close to and encroaching crown of T2; T2: Turkey Oak – remove deadwood (exempt works), reduce by approx. 3m x2 lowest branches overhanging footpath on north aspect	Neutral view – refer to Landscape officer	Tree Works Allowed	11 th October 2017
Mr S Buckley 80 Priory Close Tavistock Devon PL19 9DG P/A No. 2531/17/HHO	Householder Application for proposed dormer extension	Support	Conditional Approval	10 th October 2017

<p>Mr J Coote Tanglewood 5 Deer Park Close Tavistock Devon PL19 9HE</p> <p>P/A No. 2680/17/HHO</p>	<p>Householder Application for new garage in lieu of existing car port</p>	<p>Support</p>	<p>Conditional Approval</p>	<p>10th October 2017</p>
<p>Mr & Mrs Lake 62 Oak Road Tavistock Devon PL19 9EZ</p> <p>P/A No. 2705/17/HHO</p>	<p>Householder Application for proposed single storey extension to front</p>	<p>Support N.B. Cllr Mrs M Ewings abstained</p>	<p>Conditional Approval</p>	<p>10th October 2017</p>
<p>Mr & Mrs B Pryde 4 Tiddy Brook Road Whitchurch Tavistock Devon PL19 9BZ</p> <p>P/A No. 2763/17/HHO</p>	<p>Householder Application for porch extension to front of house</p>	<p>Support</p>	<p>Conditional Approval</p>	<p>10th October 2017</p>

TAVISTOCK TOWN COUNCIL
DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE - NEW PLANNING
APPLICATIONS (Appendix B)
FOR MEETING 12.12.2017

<u>Applicant's Name & Location</u>	<u>P/App No.</u>	<u>Application Type</u>	<u>Proposal</u>	
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Mrs M Steevenson 23 Watts Road Tavistock Devon PL19 8LG	P/A No. 3971/17 /TCA	Works to Trees in a Conservation Area	T1: Beech – complete crown reduction by up to 3m to allow more light and space to surrounding trees, reduce dominance in garden, improve visual aspects, avoid conflict with overhead cables	Comments to WDBC by 15th January 2018
Mr C Ray 16 Watts Road Tavistock Devon PL19 8LG	P/A No. 3857/17 /HHO	Householder Application	Householder Application to widen front gates and widen drop kerbs of existing property	Comments to WDBC by 21st December 2017
Mrs L Dower 13 Churchill Road Tavistock Devon PL19 9BU	P/A No. 3781/17 /FUL	Full	Change of Use from spare room, cloakroom and utility to playroom for the purpose of running a business for personal and residential use	Comments to WDBC by 21st December 2017
Mr Faircloth 5 Deacons Green Tavistock Devon PL19 8BN	P/A No. 3830/17 /HHO	Householder Application	Householder Application for proposed side extension single garage (resubmission of previously approved scheme)	Comments to WDBC by 21st December 2017
Mr & Mrs J McGowan Land adjacent to Raheen Down Road Tavistock Devon PL19 9AD	P/A No. 3937/17 /FUL	Full	Erection of single detached 3 bed dwelling with detached double garage	Comments to WDBC by 22nd December 2017