

**MINUTES**

Minutes of the Meeting of the **Development Management & Licensing Committee** held at **Tavistock Town Hall** on Wednesday 2<sup>nd</sup> June, 2021 at 5.30pm.

**PRESENT**

Councillor P Ward            **Chairman**  
Councillor J Ellis           **Vice Chairman**

Councillor A Hutton        (Mayor – ex officio)

Councillors Ms L Crawford, Mrs G Parker, G Parker and B Smith

**IN ATTENDANCE**

Assistant to the Town Clerk  
Councillor P Squire (Ward Member)

**54. APOLOGIES FOR ABSENCE**

Apologies for absence had been received from Councillors A Fey and Mrs U Mann (Deputy Mayor).

**55. CONFIRMATION OF MINUTES**

RESOLVED THAT The Minutes of the Meeting of the Development Management & Licensing Committee held on Monday 10<sup>th</sup> May, 2021 be confirmed as a correct record and signed by the Chairman (Appendix 1).

**56. DECLARATIONS OF INTEREST**

There were no Declarations of Interest made.

**57. DARTMOOR NATIONAL PARK AUTHORITY (DNPA)**

a) Dartmoor Local Plan Examination – it was reported that the Inspector’s Report had identified some minor changes to be made to the emerging Plan, none of which affected Tavistock. A Consultation would be undertaken in respect of these changes.

**58. TOWN PLANNING ISSUES**

No items received.

**59. GENERAL CORRESPONDANCE**

No items received.

**60. URGENT BUSINESS BROUGHT FORWARD AT THE DISCRETION OF THE CHAIRMAN**

No items brought forward.

**61. PLANNING DECISIONS and APPLICATIONS**

**a) Planning Decisions**

Planning Decisions by West Devon Borough Council were attached at Appendix A. (Appendix 2).

**b) NEW Planning Applications**

New Planning Applications to West Devon Borough Council.  
The views of the Committee were attached at Appendix B.

RECOMMENDED THAT the views of the Town Council, as listed in Appendix B, be passed to the Local Planning Authority for consideration. (Appendix 3).

**62. NEXT MEETING**

The next Meeting of the Development Management & Licensing Committee to be held on Tuesday 22<sup>nd</sup> June, 2021 at 5.30pm in the Town Hall.

The Meeting closed at 5.58pm

Signed:

Dated:  
CHAIRMAN

TAVISTOCK TOWN COUNCIL  
DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE – LIST OF PLANNING  
DECISIONS (Appendix A) FOR MEETING 02.06.2021

Applicant's Name, Site Location, P/App No.	Development Type	Town Council's Comments	Decision by Local Planning Authority	Date of Decision
<p>Mrs W Batten 21 Glanville Road Tavistock PL19 0EB</p> <p>P/A No. 0305/21/HHO</p>	<p>Householder application for replacement of former garage door with window</p>	<p><b>Support the application to replace the door with a window –</b></p> <p><b>However, it was noted that the application also contained the addition of a canopy, not referred to elsewhere in the application, and significant concerns were raised that it will be an incongruous intrusion to the property</b></p>	<p>Conditional Approval</p>	<p>29<sup>th</sup> April 2021</p>
<p>Mr &amp; Mrs Lyall 13 Mohuns Park Tavistock Devon PL19 9BL</p> <p>P/A No. 4086/20/HHO</p>	<p>Householder application for rear extension</p>	<p><b>Support</b></p>	<p>Conditional Approval</p>	<p>27<sup>th</sup> April 2021</p>
<p>Mrs L Donnelly 11 Oak Road Tavistock PL19 9EZ</p> <p>P/A No. 1033/21/TPO</p>	<p>G1: Mixed Hedging (Hazel &amp; Hawthorn)- Crown height reduction by 1-1.5 metres; T1: Conifer - Crown height reduction by 1.5 metres</p>	<p><b>Neutral View refer to Tree Specialist</b></p>	<p>Grant of Conditional Consent</p>	<p>14<sup>th</sup> May 2021</p>
<p>Mr A Hunt Briarfield Chollacott Lane Tavistock PL19 9DD</p> <p>P/A No. 1175/21/TPO</p>	<p>T1: Oak - removal of 3 lowest limbs on the west side, lateral reduction by 3-4 metres on east side, crown height reduction by 1.5-2 metres, reshape</p>	<p><b>Neutral View refer to Tree Specialist</b></p>	<p>Refusal of Consent</p>	<p>14<sup>th</sup> May 2021</p>

Applicant's Name, Site Location, P/App No.	Development Type	Town Council's Comments	Decision by Local Planning Authority	Date of Decision
	reducing lateral growth on all cardinal points by 1.5 -2 metres, deadwood removal (exempt)			
Mr D Buck 30 Ordulf Road Tavistock PL19 8NE  P/A No. 0195/21/TPO	T1: Ash - Fell and remove due to ash dieback. T2: Sweet Chestnut - Crown height reduction by 2m, tree growing too large in close proximity to buildings. T3: Oak - Crown height reduction by 2m, reduction of large lower extending branch on North side by 3m, tree growing too large in close proximity to buildings	<b>Neutral View refer to Tree Specialist</b>	Tree Works Allowed	28 <sup>th</sup> April 2021
Mr & Mrs S Kumar Beechwood Down Road Tavistock PL19 9AQ  P/A No. 0306/21/HHO	Householder application for proposed extension and alterations to existing dwelling for new family room and conversion of existing loft space for new en-suite master bedroom	<b>Support</b>	Conditional Approval	4 <sup>th</sup> May 2021
Mr G Newby 24 Boughthayes Tavistock PL19 8EF  P/A No. 2065/20/ARC	Application for Approval of Details reserved by Condition 5 of Planning Consent 1664/18/FUL	<b>Not placed before TTC for consideration</b>	Discharge of Condition Approved	5 <sup>th</sup> May 2021

Applicant's Name, Site Location, P/App No.	Development Type	Town Council's Comments	Decision by Local Planning Authority	Date of Decision
<p>Mr J Hough The Old Vicarage Church Hill Whitchurch Tavistock PL19 9ED</p> <p>P/A No. 1220/21/TCA</p>	<p>T1: Beech - Lateral reduction by 3m on North side - tree causing excessive shading over neighbouring garden. T2: Hawthorn - Crown height reduction by 3m and lateral reduction by 2m on all sides to form part of Devon hedge - tree starting to damage wall</p>	<p><b>Neutral View – refer to Tree Specialist</b></p>	<p>No Objections Raised</p>	<p>17<sup>th</sup> May 2021</p>
<p>Mr N Singleton 25 Frobisher Way Tavistock PL19 8RE</p> <p>P/A No. 1073/21/TCA</p>	<p>T1: Ash - Crown height reduction by 4.5 metres, lateral reduction by 3-4 metres on North side, to reduce overshadow of gardens</p>	<p><b>Neutral View – refer to Tree Specialist</b></p>	<p>No Objections Raised</p>	<p>17<sup>th</sup> May 2021</p>
<p>Mr G Moore 112 Whitchurch Road Tavistock PL19 9BQ</p> <p>P/A No. 0405/21/HHO</p>	<p>Householder application for extension to provide utility room and enlarged kitchen</p>	<p><b>Support</b></p>	<p>Conditional Approval</p>	<p>11<sup>th</sup> May 2021</p>
<p>Mr C Batt Halfpenny Green 1 Deer Park Close Tavistock PL19 9HE</p> <p>P/A No. 0874/21/HHO</p>	<p>Householder application for proposed extension to gable end and replacement of existing concrete roof tiles with natural slate</p>	<p><b>Support</b></p>	<p>Conditional Approval</p>	<p>11<sup>th</sup> May 2021</p>

Applicant's Name, Site Location, P/App No.	Development Type	Town Council's Comments	Decision by Local Planning Authority	Date of Decision
Mr R Moule Land adjacent to 41 Bannawell Street Tavistock PL19 0DN  P/A No. 1466/20/ARC	Application for approval of details reserved by conditions 3, 4, 5, 6, 7, 8, 9 & 10 of Planning Consent 0844/16/FUL	<b>Not placed before TTC for consideration</b>	Split Decision	12 <sup>th</sup> May 2021
Airband Community Internet Ltd Whitchurch Road Tavistock PL19 9BB  P/A No. 1597/21/COM	Notice of intention to install electronic communications apparatus comprising 1x cabinet 950mm wide x 650mm deep x 1500mm high, next to existing cabinet	<b>Not placed before TTC for consideration</b>	Permitted Development	10 <sup>th</sup> May 2021
Mr G Newby 24 Boughthayes Tavistock PL19 8EF  P/A No. 2118/20/ARC	Application for approval of details reserved by condition 9 of Planning Consent 1664/18/FUL	<b>Not placed before TTC for consideration</b>	Discharge of Condition Approved	10 <sup>th</sup> May 2021
Mr Gray Land adjacent to Breckland Down Road Tavistock PL19 9AG  P/A No. 3980/20/VAR	Application for variation of conditions 1 (plans) and 3 (vegetation border) of Planning Permission 2138/18/FUL (Erection of 2 dwellings) (Resubmission of 1919/19/VAR)	<b>Not placed before TTC for consideration</b>	Conditional Approval	10 <sup>th</sup> May 2021
Mr Duncan-White Garage Barley Market Street Tavistock Devon PL19 0JF	First floor extension and conversion of garage into a self- contained holiday let	<b>Object on the basis of;</b> • <b>That due to the absence of a Heritage Statement the applicant has failed</b>	Refusal	13 <sup>th</sup> May 2021

Applicant's Name, Site Location, P/App No.	Development Type	Town Council's Comments	Decision by Local Planning Authority	Date of Decision
P/A No. 4166/20/FUL		<p><b>to demonstrate that there will be no harm to the character and appearance of the Conservation Area contrary to DEV 21 of the Joint Local Plan and Section 16 of the NPPF;</b></p> <ul style="list-style-type: none"> <li>• <b>Lack of parking provision;</b></li> <li>• <b>The proposal will cause loss of light to neighbouring residential properties;</b></li> <li>• <b>Concerns were raised with regard the potential damage which might be caused to the back wall, and who would be responsible for the ongoing maintenance and repair of the wall</b></li> </ul>		
Mr & Mrs Lucas 5 Chaucer Road Tavistock PL19 9AJ  P/A No. 4189/20/HHO	Householder application for proposed single storey rear extension to bungalow (resubmission of 1461/20/HHO)	<b>Support</b>	Conditional Approval	10 <sup>th</sup> May 2021

TAVISTOCK TOWN COUNCIL  
DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE - NEW PLANNING APPLICATIONS (Appendix B) FOR MEETING 02.06.2021

Applicant's Name & Location	P/App Link	Proposal	Deadline to respond
J Tillyer and R West 46 Carpenter Way Tavistock	<a href="http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/211412">http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/211412</a>	Householder application for proposed garage (resubmission of 2218/20/HHO)	<b>Support</b>

Applicant's Name & Location	P/App Link	Proposal	Deadline to respond
PL19 0FL			
Dr R Rizk 27 Deer Park Crescent Tavistock PL19 9HQ	<a href="http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/211400">http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/211400</a>	Householder application to build a single storey, pitched roof, double garage on existing drive	<b>Object – on the basis that the application comprises development in the front garden and in front of an established building line, both of which are resisted by Policies in Appendix 1 of the Joint Local Plan Supplementary Planning Document</b>
Mr & Mrs R Brockington Tanglewood Brook Lane Tavistock PL19 9DP	<a href="http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/211768">http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/211768</a>	An application to determine if prior approval is required for a proposed rear extension 7.95m deep by 6.5m wide with pitched roof of maximum 3.95m and eaves of 2.4m	<b>Neutral View</b>
Mr & Mrs Thornton Ebford Courtenay Road Tavistock PL19 0EE	<a href="http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/211657">http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/211657</a>	T1: Ash - fell due to Ash dieback	<b>Neutral View - refer to Tree Specialist</b>
Mr L Flambard 27 King Street Tavistock PL19 0DT	<a href="http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/210869">http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/210869</a>	Listed Building consent to change front entrance door	<b>Support</b>
Mr T Green 46 Plymouth Road Tavistock PL19 8BU	<a href="http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/211696">http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/211696</a>	T1: Yew Tree - crown height reduction by 2 metres, lateral reduction by up to 1 metre on all sides, reducing the overall spread by a maximum of 2 metres	<b>Neutral View - refer to Tree Specialist</b>