



# Tavistock Town Council

Working for the local community

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2<sup>nd</sup> April 2019

Dear Councillor

A **Meeting** of the **DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE** will be held in the **Council Chamber** at **Drake Road, Tavistock** on **TUESDAY 9<sup>th</sup> APRIL, 2019** at **6.15pm**.

Yours sincerely

Carl Hearn  
Town Clerk

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## **MEMBERS OF COMMITTEE**

Cllr A Hutton	<b>Chairman</b>	
Cllr Mrs M Ewings	<b>Vice Chairman</b>	
Cllr P Ward	<b>(Mayor - ex officio)</b>	
Cllr Mrs A Johnson	<b>(Deputy Mayor - ex officio)</b>	
Cllr Ms L Crawford	Cllr A Fey	Cllr A Lewis
Cllr Mrs U Mann	Cllr P Squire	Cllr A Venning
Cllr Mrs J Whitcomb		

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### **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 19<sup>th</sup> March, 2019 (enclosed).

### **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**

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](http://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](mailto:janet.smallacombe@tavistock.gov.uk)).

**Next Development Management & Licensing Committee Meeting:  
Tuesday 30<sup>th</sup> April 2019 at 6.15pm**

*TAVISTOCK TOWN COUNCIL*  
DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE – LIST OF PLANNING  
DECISIONS (Appendix A)  
FOR MEETING 09.04.2019

<b><u>Applicant's Name, Site Location, P/App No.</u></b>	<b><u>Development Type</u></b>	<b><u>Town Council's Comments</u></b>	<b><u>Decision by Local Planning Authority</u></b>	<b><u>Date of Decision</u></b>
Drakesmead Management Ltd Drakesmead Russell Street Tavistock Devon PL19 8BD  P/A No. 0207/19/ TPO	T2: Yew – crown height and lateral reduction by 2-3m on all sides and deadwood removal (exempt), reduction of leading limb by 3m. To improve appearance and to avoid injury to pedestrians	<b>Neutral view – refer to Landscape Officer</b>	Tree Works Allowed	4 <sup>th</sup> March 2019
Mr B Ellis 87 Monksmead Tavistock Devon PL19 8PR  P/A No. 0286/19/CLP	Certificate of Lawfulness application for proposed extension	<b>No evidence available</b>	Certificate of Lawfulness (Proposed) Certified	4 <sup>th</sup> March 2019
Cavanna Homes (SW) Ltd Land at SX 4722 7457 adjacent to New Launceston Road Tavistock Devon  P/A No. 0346/19/ARC	Application for approval of details reserved by Condition 12 of Planning Consent 2022/16/OPA (Public Foul Sewage Requisition)	<b>Not placed before TTC for consideration</b>	Discharge of Condition Approved	8 <sup>th</sup> March 2019
Mr R Wraith 15 Deer Park Tavistock Devon PL19 9RD  P/A No. 0350/19/ TPO	T6: Oak – fell, suffering from severe dose of Honey Fungus and bad fungal rot similar to Ganoderma or Oak Wilt. To be felled in order to protect	<b>Neutral view – refer to Landscape Officer</b>	Tree Works Allowed	4 <sup>th</sup> March 2019

	spread and further damage to neighbouring trees			
Bovis Homes Ltd Land adjacent to Callington Road Tavistock  P/A No. 2780/18/ARM	READVERTISEMENT (Additional documents received) Application for approval of reserved matters for details of appearance, landscaping, layout and scale for residential development comprising 157 dwellings with associated landscaping and drainage infrastructure following Outline Approval 00554/2013	<b>Neutral View – would wish to see a properly drafted map, and details of the proposed changes, in order that a view can be reached.</b>  <b>It was felt a poor standard of paperwork had been submitted for consideration.</b>	Conditional Approval	5 <sup>th</sup> March 2019
Mr S Bray 21 Greensway Road Tavistock Devon PL19 8HB P/A No. 4228/18/HHO	Retrospective Householder Application for construction of timber decking in rear garden	<b>Neutral View</b>	Conditional Approval	5 <sup>th</sup> March 2019
Mrs M Hughes 18 Westbridge Cottages Tavistock Devon PL19 8DQ  P/A No. 0056/19/LBC	Listed Building Consent for replacement roof tiles	<b>Support</b>	Conditional Approval	13 <sup>th</sup> March 2019

<p>Mrs S McGowan 21 Market Street Tavistock Devon PL19 0DE</p> <p>P/A No. 0092/19/ LBC</p>	<p>Listed Building Consent for replacement of existing timber window to toilet area on the rear elevation with a new polyester powder coated aluminium window to match the appearance of the existing</p>	<p><b>Neutral View – refer to Conservation Officer</b></p>	<p>Conditional Approval</p>	<p>12<sup>th</sup> March 2019</p>
<p>Tavistock Town Council New Cemetery 119 Plymouth Road Tavistock Devon PL19 8BY</p> <p>P/A No. 0251/19/ TCA</p>	<p>T1: Yew – remove branches overhanging neighbouring property to increase light into garden. Branches are approx. 8cm-10cm diameter and 4m long and 2-4m above ground level (on Cemetery side i.e. hedge bank). Branch to be cut off back to main trunk</p>	<p><b>Neutral view – refer to Landscape Officer</b></p>	<p>Tree Works – No objection raised</p>	<p>20<sup>th</sup> March 2019</p>
<p>Mr &amp; Mrs P Hinckley 1 Bedford Villas Spring Hill Tavistock Devon PL19 8LA</p> <p>P/A No. 0552/19/ TCA</p>	<p>T1 &amp; T2: Norway Spruce – fell T3: - Cypress – fell</p>	<p><b>Neutral view – refer to Landscape Officer</b></p>	<p>Tree Works – No objection raised</p>	<p>20<sup>th</sup> March 2019</p>
<p>Mr C Sansom Beechwood Heights 32 Manor Road Tavistock Devon</p>	<p>T1: Beech – remove severely damaged and decayed limb overhanging property boundary by cutting said limb</p>	<p><b>Neutral view – refer to Landscape Officer</b></p>	<p>Grant of Conditional Consent</p>	<p>20<sup>th</sup> March 2019</p>

PL19 0PL P/A No. 0413/18/ TPO	to the point where it joins the main stem			
Mr T Godwin 48 Parkwood Road Tavistock Devon PL19 0HH  P/A No.0041/19 /HHO	Householder Application for erection of two gates with supporting fences	<b>Support</b>	Refusal	21 <sup>st</sup> March 2019
Taunton Land Ltd 51-55 Brook Street Tavistock Devon PL19 0BJ  P/A No. 1955/18/FUL	READVERTISEMENT – (Revised Plans Received) Demolition of existing retail premises with replacement new- build retail premises, including extension to the rear elevation and change of use of residential maisonettes to retail	<b>Tavistock Town Council’s view remains the same as the previous Application, which was to;</b>  <b>Object due to;</b> <ul style="list-style-type: none"> <li>• <b>Loss of residential properties in town centre</b></li> <li>• <b>Loss of part of footpath when shop fronts brought forward</b></li> <li>• <b>Lost opportunity of how street scape could have been enhanced if a more attractive option was proposed to replace the demolished unit</b></li> </ul> <b>The Council does not feel that the</b>	Conditional Approval	22 <sup>nd</sup> March 2019

		<b>revised Plans provide any improvement on the previous Application</b>		
Mr P Statton 10 Willow Road Tavistock Devon PL19 9JH  P/A No. 0603/19/ TPO	T1 – T7: Leylandii Trees – crown height reduction by approx. 3.5m to bring it down to a reasonably manageable level and lessen the impact on the surrounding properties	<b>Neutral view – refer to Landscape Officer</b>	Grant of Conditional Consent	1 <sup>st</sup> April 2019

*TAVISTOCK TOWN COUNCIL*  
DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE - NEW PLANNING  
APPLICATIONS (Appendix B)  
FOR MEETING 09.04.2019

<b><u>Applicant's Name &amp; Location</u></b>	<b><u>P/App No.</u></b>	<b><u>Application Type</u></b>	<b><u>Proposal</u></b>	
Mr Palmer Burnside Anderton Lane Whitchurch Tavistock Devon PL19 9DX	P/A No. 0508/19/ TPO	Work to Tree Preservation Order Trees	T1: Beech – crown riase to 5m from ground level, removal of 3 branches at 7m from ground level extending over road towards power lines, reduce length of lateral branches over driveway by 3m to reduce shading and limbs falling T2: Beech – remove due to low amenity value and reduce shading T3: Conifer – remove as too large	<b>Comments to WDBC by 26<sup>th</sup> April 2019</b>  <b>(paper copy available)</b>

			<p>for location and to reduce shading</p> <p>T4: Beech – remove overextended limb to north side at 5m from ground level to reduce risk of damage</p> <p>T5: Beech – crown raise to 5m from ground level</p> <p>G1: Beech – crown raise to 4m from ground level to enable use of garden and reduce shading</p> <p>T6: Oak – remove due to lean towards house</p>	
<p>Mrs F Harris Rockview 28 Glanville Road Tavistock Devon PL19 0EB</p>	<p>P/A No. 0845/18/ TCA</p>	<p>Works to Trees in a Conservation Area</p>	<p>T1: Lime – re-pollard to approx. 4.5m from ground level</p> <p>T2: Cedar – removal of limbs at approx. 3-5m from ground level on south side lower crown</p>	<p><b>Comments to WDBC by 18<sup>th</sup> April 2019</b></p> <p><b>(paper copy available)</b></p>
<p>Mr D Manning 19 Ordulf Road Tavistock Devon PL19 8NE</p>	<p>P/A No. 0960/19/ TPO</p>	<p>Work to Tree Preservation Order Trees</p>	<p>T3: Chestnut – deadwood removal (Exempt) and crown reduction up to 2.5m</p> <p>T4: Oak – deadwood removal (exempt) and crown reduction by up to 2.5m</p> <p>Reasons – prevent falling into garden and footpath and balance tree</p>	<p><b>Comments to WDBC by 25<sup>th</sup> April 2019</b></p> <p><b>(paper copy available)</b></p>



SEB Properties 38 Brook Street Tavistock Devon PL19 0HE	P/A No. 0621/19/ FUL	Full	Change of Use from part shop to residential flat	<b>Comments to WDBC by 18<sup>th</sup> April 2019</b>  <b>(paper copy available)</b>
West Devon Club 3 Abbey Place Tavistock Devon PL19 0AB	P/A No. 0832/19/ TCA	Works to Trees in a Conservation Area	T0247: Ash – coppice retaining 100mm high pruning cuts off main structure T0248: Sycamore – dismantle to ground level and treat stump with Eco- Plugs	<b>Comments to WDBC by 10<sup>th</sup> April 2019</b>  <b>(paper copy available)</b>
Mr & Mrs M Dee 31 Priory Close Tavistock Devon PL19 9DJ	P/A No. 0781/19/ HHO	Householder Application	Householder Application for construction of a single storey extension to the rear and in part in front of the existing garage (retrospective)	<b>Comments to WDBC by 19<sup>th</sup> April 2019</b>  <b>(paper copy available)</b>
Mrs A Pitt 34 Westbridge Cottages Plymouth Road Tavistock Devon PL19 8DQ	P/A No. 0819/19/ LBC	Listed Building Consent	Listed Building Consent for roof repairs	<b>Comments to WDBC by 18<sup>th</sup> April 2019</b>  <b>(paper copy available)</b>
Mrs I Chambers The Milking Parlour Higher Wilminstone Tavistock Devon PL19 0JT	P/A No. 0699/19/ HHO	Householder Application	Householder Application for proposed two storey extension to dwelling and conservatory (conservatory	<b>Comments to WDBC by 25<sup>th</sup> April 2019</b>  <b>(paper copy available)</b>

			previously approved)	
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