



Tavistock Town Council

Working for the local community

Town Council Offices
Drake Road Tavistock
Devon PL19 0AU
Tel 01822 613529
Fax 01822 618300
E-mail office@tavistock.gov.uk
Website www.tavistock.gov.uk

16th September 2019

Dear Councillor

A **Meeting** of the **DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE** will be held in the **Council Chamber** at **Drake Road, Tavistock** on **TUESDAY 24th SEPTEMBER, 2019** at **6.15pm.**

Yours sincerely

Carl Hearn
Town Clerk

MEMBERS OF COMMITTEE

Councillor P Ward
Councillor Mrs U Mann

Chairman
Vice Chairman

Councillor Mrs A Johnson
Councillor A Hutton

(Mayor - ex officio)
(Deputy Mayor – ex officio)

Councillors Ms L Crawford, J Ellis, A Fey, G Parker, P Squire, A Venning

1. APOLOGIES

To receive apologies for absence.

2. MINUTES

To confirm the Minutes of the Meeting of the Development Management & Licensing Committee held on Monday 2nd September, 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 (DNPA)

- a) Planning Application 0390/19 – Change of Use of part of quarry to B8 storage (Wholesale warehouses, distribution centres and repositories) at Longford Quarry, Moorshop, Tavistock received for consideration N.B. Response date extended to 25th September 2019 (correspondence enclosed);
- b) Dartmoor Local Plan Consultation - Notification has been received of the Consultation period of 16th September to 1st November 2019 of the draft Plan, together with details of drop-in events. Comments are invited – deferred from the DM&L Committee Meeting on 2nd September, 2019 (correspondence previously circulated – Draft Consultation document in Council Chamber)

5. TOWN PLANNING ISSUES

- a) Licensing Application – to consider an application for a variation to a premises licence in respect of Central Stores, 4 Abbey Place, Tavistock PL19 0AA (Bestway Retail Ltd) – correspondence enclosed

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.

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:
Monday 14th October 2019 at 6.15pm (please note change of day)

TAVISTOCK TOWN COUNCIL

DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE – LIST OF PLANNING DECISIONS (Appendix A)
 FOR MEETING 24.09.2019

<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>
Mr J Mulroy 68 Parkwood Road Tavistock Devon PL19 0HH P/A No. 0833/19/LBC	Listed Building Consent to replace two front street-facing windows with new wooden single glazed windows	Support	Conditional Approval	23 rd August 2019
Truro Diocesan Board of Finance 77 West Street Tavistock Devon PL19 8AQ P/A No. 1697/19/ARC	Application for approval of details reserved by conditions 3 and 4 (materials & specification of chimney works) of planning consent 1284/17/LBC	Support Subject to the Heritage Officer being satisfied with proposal	Discharge of Condition Approved	19 th August 2019
P/A No. 2012/19/ARC	Application for approval of details reserved by Conditions 3 and 4 (materials and specification of chimney works) of Planning Consent 1283/17/FUL	Not placed before TTC for consideration	Discharge of Condition Approved	19 th August 2019
TSB Bank plc Bedford Square Tavistock Devon PL19 0AG	Listed building consent for replacement of existing TSB logo, ATM header and	Object – on the basis of excessive illumination on a listed building within the heart of	Conditional Approval	19 th August 2019

P/A No. 1945/19/LBC	heritage projecting signs with new internally illuminated signage. Removal of marketing posters to windows and installation of 2no. new digital display screens behind glass and blue LED lights to perimeter windows Redecoration of stairwells and meeting rooms	the Conservation Area.		
P/A No. 1972/19/ADV	Advertisement consent for replacement of existing TSB logo, ATM header and heritage projecting signs with new internally illuminated signage. Removal of marketing posters to windows and installation of 2no. new digital display screens behind glass and blue LED lights to perimeter windows	Object – on the basis of excessive illumination on a listed building within the heart of the Conservation Area.	Advertisement Consent	19 th August 2019
Mrs Carpenter 69 Deacons Green Tavistock Devon PL19 8BN P/A No. 2143/19/HHO	Householder application for part single and two storey rear and side extension	Support	Conditional Approval	21 st August 2019
Stonehaven (Healthcare) Ltd Chollacott Nursing Home 61 Whitchurch Road Tavistock Devon PL19 9BD	Non-material amendment to Planning Consent 01276/2014	Not placed before TTC for consideration	Conditional Approval	20 th August 2019

P/A No. 2307/19/NMM				
Mr D Mudd The Retreat Down Park Drive Tavistock Devon PL19 9AH P/A No. 2110/19/TEX	Tree Exemption Application T1: Nothofagus – fell, remove, dead.	Neutral view – refer to Landscape Officer	Grant of Exemption	9 th September 2019
Mr & Mrs S Woods Highlights Down Road Tavistock Devon PL19 9AQ P/A No. 2033/19/TPO	T43: Beech - crown reduction by approx. 3 metres and removal of 5 branches overhanging driveway and property at approx. 4-6 metres from ground level on South Western side of property	Neutral view – refer to Landscape Officer	Refusal of Consent with Agreed Lesser Works	9 th September 2019
Tavistock Town Council Tavistock Community Sensory Garden The Meadows Tavistock Devon P/A No. 2138/19/TCA	Works to Trees in a Conservation Area: T1: Conifer - Remove - not in keeping with the area. T2: Holly - Remove - not in keeping with the area, growing into the boundary fence with tennis court. T3: Photinia - Crown lift to 2.5 to 3m from ground level to allow more light to roses. T4: Conifers x2 - Remove - to create a meandering woodland walk. T5: Willow - Crown lift to 4m from ground level to allow area to be	Neutral view – refer to Landscape Officer	No Objections Raised	9 th September 2019

	used for seating			
Mr & Mrs Greening Land adjacent to Gajon House Down Park Drive Tavistock Devon PL19 9AH P/A No. 1504/19/ARC	Application for approval of details reserved by conditions 4 and 5 of Planning Consent 0704/16/FUL	Not placed before TTC for consideration	Withdrawn	28 th August 2019
Mr R Moule Land at SX479750, North of Buddle Close Butcher Park Hill Tavistock Devon P/A No. 2199/19/FUL	Construction of single dwelling on disused former agricultural land (resubmission of 2851/18/FUL)	Object – <ul style="list-style-type: none"> • The Applicant has failed to demonstrate that Buddle Quarry is not of economic or heritage value through a Mineral Resource Assessment contrary to Policy M2 of the Devon Minerals Plan & Supplementary Planning Document; • The site is in an isolated position located outside the settlement boundary of Tavistock. The Applicant has not demonstrated any exceptional circumstances that would warrant approval, contrary to Policy TTV26 of 	Refusal	5 th September 2019

		<p>the Plymouth & South West Devon Joint Local Plan.</p> <ul style="list-style-type: none"> • Proposed development is in an isolated position, poorly integrated with existing developments contrary to Policy DEV10 and DEV20 of the Joint Local Plan; 		
<p>Mr & Mrs S Morris 57 Westmoor Park Tavistock Devon PL19 9AB</p> <p>P/A No. 2256/19/HHO</p>	<p>Householder application for proposed extension to existing kitchen</p>	<p>Support</p>	<p>Conditional Approval</p>	<p>3rd September 2019</p>
<p>Miss K James Daisy-Lily Aesthetic and Beauty Clinic 5 West Street Tavistock Devon PL19 8AD</p> <p>P/A No. 2373/19/FUL</p>	<p>Full Planning Application: Change of use from office (B1) to aesthetic, beauty, laser and therapy clinic</p>	<p>Support</p>	<p>Conditional Approval</p>	<p>2nd September 2019</p>
<p>Mr J McDowall 22 West Street Tavistock Devon PL19 8AN</p> <p>P/A No. 2518/18/FUL</p>	<p>Demolition of existing single storey garage/storage building and erection of 3x 2-bed dwellings and a 1-bed dwelling</p>	<p>Object;</p> <ul style="list-style-type: none"> • Over development of site; • Lack of parking provision for 4 houses; 	<p>Conditional Approval</p>	<p>5th September 2019</p>

		<ul style="list-style-type: none"> • Public safety concern for pedestrians using the lane 		
<p>Mrs I Rencken Land adjacent to 24 Glanville Road Tavistock Devon PL19 0EB</p> <p>P/A No. 3315/19/ARC</p>	<p>Application for approval of details reserved by conditions 12 and 13 following Grant of Planning Consent 4426/17/FUL</p>	<p>Not placed before TTC for consideration</p>	<p>Discharge of Condition Approved</p>	<p>6th September 2019</p>

TAVISTOCK TOWN COUNCIL
DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE - NEW PLANNING APPLICATIONS (Appendix B)
FOR MEETING 24.09.2019

<u>Applicant's Name & Location</u>	<u>P/App Link</u>	<u>Proposal</u>	
<p>Mr & Mrs M McManus Meldon Bolt House Close Tavistock PL19 8LN</p>	<p>http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/192669</p>	<p>Householder application for proposed new parking area</p>	<p>Comments to WDBC by 3rd October 2019</p>
<p>Stonehaven Care Homes 61 Whitchurch Road Tavistock Devon PL19 9BD</p>	<p>http://apps.westdevon.gov.uk/PlanningSearchMVC/Home/Details/192517</p>	<p>T1 & T2: Irish Yew - crown raise to 4m from ground level and crown reduction by 2m over Whitchurch road and grass verge on roadside to create clearance; T3: Maple - removal of lowest limb at 4m from ground level on South East side; T4 & T5: Irish Yew - dismantle and fell to ground level; T6 & T7: Beech - crown raise to 5m from ground level; T8: Cypress - dismantle and fell to ground level; Reasons - part of garden landscaping plan to create more open, lighter environment for nursing home</p>	<p>Comments to WDBC by 27th September 2019</p>

<p>Rev. and Mrs P Hinckley 2 Bedford Villas Spring Hill Tavistock Devon PL19 8LA</p>	<p>http://apps.westdevon.gov.uk/PlanningSearchMV/C/Home/Details/192094</p> <p>http://apps.westdevon.gov.uk/PlanningSearchMV/C/Home/Details/192095</p>	<p>Re-advertisement (Amended Description) Alterations to building to create a single dwelling unit with two holiday letting units for use in association with the primary dwelling including general refurbishment, repair and alterations throughout the building.</p> <p>Re-advertisement (Amended Description) Listed Building Consent for alterations to building to create a single dwelling unit with two holiday letting units for use in association with the primary dwelling including general refurbishment, repair and alterations throughout the building.</p>	<p>Comments to WDBC by 26th September 2019</p> <p>Comments to WDBC by 26th September 2019</p>
<p>Mr & Mrs Brocklesby 34A Glanville Road Tavistock PL19 0ED</p>	<p>http://apps.westdevon.gov.uk/PlanningSearchMV/C/Home/Details/192813</p>	<p>Householder application for extension (revisions to 0183/19/HHO)</p>	<p>Comments to WDBC by 10th October 2019</p>
<p>Mr & Mrs J Davies 50 Plym Crescent Tavistock PL19 9HX</p>	<p>http://apps.westdevon.gov.uk/PlanningSearchMV/C/Home/Details/192810</p>	<p>Householder application for construction of two storey side extension to replace the existing single storey structure and the addition of single storey lean-to extension to rear</p>	<p>Comments to WDBC by 10th October 2019</p>
<p>Tavistock Town Council New Cemetery 119 Plymouth Road Tavistock PL19 8BY</p>	<p>http://apps.westdevon.gov.uk/PlanningSearchMV/C/Home/Details/192548</p>	<p>T1: Yew - Crown lift to 4m from hedge bank on Northern side to allow light into garden of adjacent property. T2: Conifer - Crown lift to 4m from ground on Northern side (touching neighbouring property) T3: Lime- Deadwood removal (exempt). T4: Holly - Crown lift to 4m from ground level on Northern side only (touching neighbouring property)</p>	<p>Comments to WDBC by 4th October 2019</p>
<p>Mr R Pinney Torlands Down Road Tavistock PL19 9AQ</p>	<p>http://apps.westdevon.gov.uk/PlanningSearchMV/C/Home/Details/192649</p>	<p>T1: Tulip - crown height reduction by 3m, crown raise to 2.5m from ground level by removing branches extending over pavement; T2: Copper Beech - crown raise to 5m</p>	<p>Comments to WDBC by 3rd October 2019</p>

		from ground level and lateral reduction by 2m on West side extending towards house. Reasons - to clear the pavement and allow for access	
Tavistock Golf Club Down Road Tavistock Devon PL19 9AQ	http://apps.westdevon.gov.uk/PlanningSearchMV/C/Home/Details/191976	T1: Oak - Fell dead tree	Comments to WDBC by 8th October 2019
Mr & Mrs Draper 1 Birchwood Close Tavistock PL19 8DR	http://apps.westdevon.gov.uk/PlanningSearchMV/C/Home/Details/192781	Householder application for proposed new driveway for motorhome	Comments to WDBC by 10th October 2019
Mr S Baker 14 Crelake Park Tavistock PL19 9AY	http://apps.westdevon.gov.uk/PlanningSearchMV/C/Home/Details/192049	READVERTISEMENT (Revised Plans Received) Householder application for first floor extension over existing flat roof, internal alterations including conversion of roof space into bedroom	Comments to WDBC by 3rd October 2019
Mrs B Gillott 2 Cole Moore Meadow Tavistock PL19 0ES	http://apps.westdevon.gov.uk/PlanningSearchMV/C/Home/Details/192820	T1: Ash - Fell as grown too big for space and signs of ash die back	Comments to WDBC by 11th October 2019
Mount Kelly Foundation Governors Mount Kelly - Former Hazeldon Preparatory School Parkwood Road Tavistock PL19 0JS	http://apps.westdevon.gov.uk/PlanningSearchMV/C/Home/Details/192875	Lawful development certificate for existing use of Hazeldon House as a residential dwelling	Comments to WDBC by 6th October 2019 Evidence only to be submitted