

MINUTES of the Meeting of the **DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE** held at the **Council Chamber, Drake Road, Tavistock** on **TUESDAY 28th January, 2025** at **6.30pm**.

PRESENT

Councillor B Smith **Chairman**
Councillor G Parker **Vice Chairman**

Councillor P Ward **Mayor ex officio**
Councillors A Lewis, R Poppe and A Venning

IN ATTENDANCE

Ward Member – Councillor J Hughes
Administrative & Democratic Services Officer
1 member of the public

289. APOLOGIES FOR ABSENCE

An Apology for Absence had been received from Councillor S Hipsey.

290. CONFIRMATION OF MINUTES

RESOLVED THAT the Minutes of the Meeting of the Development Management & Licensing Committee held on Monday 6th January, 2025 be confirmed as a correct record and signed by the Chairman (Appendix 1).

291. DECLARATIONS OF INTEREST

There were no Declarations of Interest made.

292. DARTMOOR NATIONAL PARK AUTHORITY (DNPA)

No items received.

293. TOWN PLANNING ISSUES

No items received.

294. GENERAL CORRESPONDENCE

No items received.

295. TAVISTOCK NEIGHBOURHOOD DEVELOPMENT PLAN (NDP)

The Committee received a written update from the Chairman of the Neighbourhood Development Plan Steering Group (Appendix 2).

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

a) New application Premises License, Loungers UK Limited on 55 Brook Street, Tavistock, PL19 0BJ

The application was for:

- Supply of Alcohol On & Off the premises Monday to Sunday 10:00 - 00:00.
- Late Night Refreshment Indoor & Outdoor Monday to Sunday 23:00 – 00:30.
- Opening Hours Monday to Sunday 08:00 – 00:30.

This item had been received too late to be listed on the Agenda and was brought forward as a matter of Urgent Business as the deadline for responding was before the next Development Management and Licensing Committee Meeting. (Appendix 3)

The Committee’s decision was to **‘Support’** the Application.

297. PLANNING APPLICATIONS

a) **Planning Decisions**

Planning Decisions by West Devon Borough Council were attached at Appendix A. (Appendix 4).

b) **NEW Planning Applications**

New Planning Applications to West Devon Borough Council.

RECOMMENDED THAT the views of the Town Council, as listed in Appendix B, be passed to the Local Planning Authority for consideration. (Appendix 5).

298. NEXT MEETING

The next Meeting of the Development Management & Licensing Committee to be held on Tuesday 18th February, 2025 at 6.30pm in the Council Chamber, Drake Road, Tavistock.

The Meeting closed at 7.45pm.

Signed:
Dated:
CHAIRMAN

TAVISTOCK TOWN COUNCIL

DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE – LIST OF PLANNING DECISIONS (Appendix A) FOR MEETING 28.01.2025

Applicant's Name, Site Location, P/App No.	Development Type	Town Council's Comments	Decision by Local Planning Authority	Date of Decision
<p>Miss E Forrester 4 Westbridge Cottages Plymouth Road Tavistock PL19 8DQ</p> <p>P/A No. 2732/24/LBC</p>	<p>Listed building consent for modernisation & alterations to the layout</p>	<p>Split Decision</p> <p>Support – the relocation of the bathroom</p> <p>Object –</p> <ul style="list-style-type: none"> • the application for external works lacks details of the type and materials for the windows and doors. The Committee recommended that any replacement windows should reflect the original fenestration. • In addition, the existing curtilage buildings do not demonstrate that there is no harm to a Heritage asset 	<p>Approval</p>	<p>20th December 2024</p>
<p>Ms Harris 1 Crelake Villas Crelake Close Tavistock PL19 9AU</p> <p>P/A No. 3606/24/HHO</p>	<p>Householder Application for Erection of raised decking and glazed canopy to rear of property</p>	<p>Support</p>	<p>Conditional Approval</p>	<p>2nd January 2025</p>

Applicant's Name, Site Location, P/App No.	Development Type	Town Council's Comments	Decision by Local Planning Authority	Date of Decision
<p>Mr G Crocker 11 The Heights Tavistock PL19 8HQ</p> <p>P/A No. 3639/24/TPO</p>	<p>T1: Sycamore - reduce crown by 1- 2m from 16-18m to 14-16m in height and leave even lateral spread of 8- 9m on all cardinal points, for a natural balanced tree line</p>	<p>Neutral View - Refer to Tree Specialist</p>	<p>Refused</p>	<p>9th January 2025</p>
<p>Mr R Wagstaff 20 Tremayne Rise Tavistock PL19 8RD</p> <p>P/A No. 3765/24/TPO</p>	<p>T1 - Lateral Reduction by approx. 2m away from the house due to proximity to the house G2 - Crown Height reduction by approximately 2m metres due to blocking sunlight in garden G3 - Crown Height reduction by approximately 2m metres and Lateral Reduction by approximately 2m away from decking due to overhanging inside boundary fence and blocking out sunlight in garden</p>	<p>Neutral View - Refer to Tree Specialist</p>	<p>Split Decision</p>	<p>9th January 2025</p>
<p>Tavistock Town Council New Cemetery 119 Plymouth Road Tavistock PL19 8BY</p> <p>P/A No. 3884/24/TCA</p>	<p>T140 (referred to as T176 in attached Tree Inspection Report): Spruce - remove the tree to a stump and replant nearby with a Caucasian Wingnut Tree</p>	<p>Neutral View - Refer to Tree Specialist</p>	<p>Tree Works allowed</p>	<p>10th January 2025</p>

TAVISTOCK TOWN COUNCIL

DEVELOPMENT MANAGEMENT & LICENSING COMMITTEE - NEW PLANNING
APPLICATIONS (Appendix B) FOR MEETING 28.01.2025

Applicant's Name & Location	P/App Link	Proposal	Deadline to respond
Mr T Payne 2 Glanville Road Tavistock PL19 0EA	https://westdevon.planning-register.co.uk/Planning/Display/3871/24/HHO	Householder application for reconstruction of collapsed boundary wall	Support
Mr G Feltham Devon County Council 62 Plymouth Road Tavistock PL19 8BU	https://westdevon.planning-register.co.uk/Planning/Display/4007/24/FUL	Proposed canopy to rear, proposed air source heat pumps, replacement cladding panels & reconfiguration of car park	Support – <ul style="list-style-type: none"> • subject to there being no adverse noise nuisance to the neighbours from the heat pumps. Reference was made to; <ul style="list-style-type: none"> - the emerging Tavistock Neighbourhood Development Plan which specified that the facilities currently provided by this venue are to be protected; and - that the Committee was seeking assurances that the Registration Office and Adult Community Centre are being relocated within the town
Mr G Feltham Devon County Council 62 Plymouth Road Tavistock PL19 8BU	https://westdevon.planning-register.co.uk/Planning/Display/4008/24/LBC	Listed Building Consent for internal alterations, proposed canopy & replacement cladding	Please see the responses given to Planning Application 4007/24/FUL

Applicant's Name & Location	P/App Link	Proposal	Deadline to respond
Mr Cackett 30 Whitchurch Road Tavistock PL19 9BB	https://westdevon.planning-register.co.uk/Planning/Display/4094/24/VAR	Application for Variation of Condition 2 (approved plans) of planning consent 1096/24/HHO	Support
Mr M Ricketts 61 Old Exeter Road Tavistock PL19 0JE	https://westdevon.planning-register.co.uk/Planning/Display/2511/23/HHO	READVERTISEMENT (Plans & Ecology report received) Householder application to restore chimney stack on front elevation (part retrospective)	Support – • subject to the materials and construction meeting with the approval of the Heritage Officer
Dr D Sheridan Highfield Crease Lane Tavistock PL19 8EW	https://westdevon.planning-register.co.uk/Planning/Display/3830/24/HHO	Householder application for 14 black solar panels to the south facing roof	Support
Greenbelt Group Ltd Woodland North of Saxon Road Tavistock PL19 8JS	https://westdevon.planning-register.co.uk/Planning/Display/0005/25/TPO	T001: Beech - Fell - see Tree Report for resistograph results and reasons. Replace with 1 x 10-12cm Beech T004: Ash - Fell - ash die back at 50%+ defoliation – Residential Garden is primary target to the South. R001: Beech - Removal of leaning limb on East of tree, resting on fence - resident request. R002: Sycamore - Removal of 2 limbs to the South affecting garden wall, and remove lateral branches to the south to reduce garden overhang and to	Neutral View - Refer to Tree Specialist

Applicant's Name & Location	P/App Link	Proposal	Deadline to respond
		prevent weighting down of remaining limbs R003: Holly - Removal of 1 limb to the south, with significant garden overhang, and affecting street lamp illumination	
Mrs M Collins The Haven Old Launceston Road Tavistock PL19 8NA	https://westdevon.planning-register.co.uk/Planning/Display/0015/25/TPO	T1: Holly – Crown Height Reduction to 2.1m from the bank on all sides to allow light into the garden & create a dense hedgerow for easier maintenance and wildlife	Neutral View - Refer to Tree Specialist
Mr A Towl Towls of Tavistock 45 Brook Street Tavistock PL19 0HE	https://westdevon.planning-register.co.uk/Planning/Display/3854/24/FUL	Provision of private access to residence above business premises to provide a self-contained residential unit	Support – subject to the new door being approved by the Heritage Officer
P & S Whitehead 73B Bannawell Street Tavistock PL19 0DP	https://westdevon.planning-register.co.uk/Planning/Display/4129/24/LBC	Listed Building consent for replacement of three UPVC windows to rear elevation with single-glazed timber casement windows. Installation of slate sill to bathroom window & replacement timber lintel to bedroom window.	Support
Mr N Roberts 108 Deacons Green Tavistock PL19 8BN	https://westdevon.planning-register.co.uk/Planning/Display/3987/24/TPO	TPO S104. T1: Ash, T2: Hazel, B1: Holly bush - height reduction by 1.5-2m.	Neutral View - Refer to Tree Specialist

Applicant's Name & Location	P/App Link	Proposal	Deadline to respond
		To match height of other side, and enable more sunlight into garden.	