

Kingsbridge Town Council

MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD ON TUESDAY 21 JULY 2015 AT 6.00 P.M. IN QUAY HOUSE

Present: Cllr Robin Griffin (Chairman)
Cllr Barrie Fishman
Cllr Wayne Grills
Cllr Kate Lynn
Cllr Chris Povey

In Attendance: Cllr Anne Balkwill
Cllr Martina Edmonds
Cllr Irene Jeeninga
Cllr Ali Jennings
Cllr Steve Sidney
Martin Johnson (Secretary)

15/33 APOLOGIES FOR ABSENCE

There were no apologies for absence.

Public Open Forum

There were no members of public present.

15/34 DECLARATIONS OF INTEREST

There were no declarations of interest.

15/35 PLANNING DECISIONS AND CORRESPONDENCE

The following decisions regarding planning applications were received from South Hams District Council (SHDC):

35.1 28/0673/15/F
Decision: Conditional Approval
Case Officer: Matthew Jones
Decision date: 29 May 2015
Site: 15, Church Street, Kingsbridge TQ7 1BT
Proposal: Change of use from A1 (shop) to A3 (restaurant) and minor alterations.
KTC: Recommended Refusal on the following grounds:

- **loss of outlook for neighbouring residential properties at 15A & 15B Church Street**
- **noise & disturbance given proposed 7 days per week opening hours**
- **smells & fumes in a confined geological space close to residential property and Eastern Backway pedestrian footway**

It was noted that the case officer's report had recognised the Town Council's (KTC) decision and that permission was subject to conditions to protect the amenity and privacy of neighbouring properties which included: no external storage of materials or waste, obscure glass in a kitchen window and the premises not to be open for customers outside 0900-2200 Monday to Sundays. However, members retained their concerns.

35.2 **28/0916/15/F**
Decision: **Conditional Approval**
Case Officer: Ben Gilpin
Decision date: 5 June 2015
Site: The Laurels, 6 Derby Road, Kingsbridge TQ7 1JJ
Proposal: Householder application for first floor extension to side/rear of house.
KTC: **Recommended Approval**

35.3 **28/0928/15/F**
Decision: **Conditional Approval**
Case Officer: Charlie Bladon
Decision date: 15 June 2015
Site: Navicella, Veales Road, Kingsbridge TQ7 1EX
Proposal: Householder application for first floor extension, new porch and sun lounge to replace existing conservatory.
KTC: **Recommended Approval**

35.4 **28/0809/15/LB**
Decision: **Listed building consent granted**
Case Officer: Development management
Decision date: 26 June 2015
Site: Kings Market, Fore Street, Kingsbridge TQ7 1PR
Proposal: Listed building consent for change of use from retail to 2no. residential dwellings and alterations
KTC: **Recommended Approval**

35.5 **28/0808/15/F**
Decision: **Conditional Approval**
Case Officer: Development management
Decision date: 26 June 2015
Site: Kings Market, Fore Street, Kingsbridge TQ7 1PR
Proposal: Change of use from retail to 2no. residential dwellings and alterations
KTC: **Recommended Approval**

CORRESPONDENCE

35.6 There was no correspondence to consider.

It was **RESOLVED** to note the above decisions.

15/36 TREE DECISIONS, CORRESPONDENCE AND WORKS

There were no tree decisions, correspondence or works to be considered.

15/37 PLANNING APPLICATIONS

The following planning applications were received from Devon County Council (DCC) and SHDC for consideration:

37.1 DCC3790/2015

Provision of a new 2no classroom extension to the main school building to replace an existing 'Elliot' type temporary double classroom building which is to be demolished and removed from the site following completion of the extension Kingsbridge Primary School, Belle Cross Road, Kingsbridge, TQ7 1NL

DCC

(Case officer: Emily Harper)

Recommend APPROVAL

37.2 28/1460/15/F

Householder application for proposed alteration to existing dwelling
11 Manor Park, Kingsbridge TQ7 1BB

Mr C Doughty

(Case Officer: Wendy Ormsby)

Recommend APPROVAL

37.3 28/1457/15/F

Householder application for replacement conservatory and creation of vehicle turning area including removal of retaining wall.

Steep Ascent, Embankment Road, Kingsbridge, TQ7 1JN

Mr & Mrs Leach

(Case officer: Matthew Jones)

Recommend APPROVAL

It was **RESOLVED** to forward the findings of the above planning consultation to DCC Planning, Transportation & Environment and SHDC Development Management.

15/38 ANY FURTHER CURRENT PLANNING MATTERS

Members were informed that an outline planning application (28/1560/15/O) had been received for Allocated Site K4 off Derby Road. The application would be advertised from Friday 24 July and the deadline for KTC feedback was Friday 7 August. It was agreed to hold an extraordinary full council meeting at 7.00 p.m. on Tuesday 4 August to consider the proposals.

It was further reported that a Chillington resident had requested to make a representation to members, upon receipt of K4 planning application, regarding the Copperfield development which had built by the same applicant. It was agreed that it was likely that local residents were likely to make comments regarding K4, that matters arising from a development in another locale would not be a material

planning consideration, that the Public Open Forum was for Kingsbridge electors and therefore it was agreed to turn down the request.

15/39

DATE OF NEXT MEETING

Tuesday 1 September 2015 at 6.00 p.m.

The meeting closed at 6.32 p.m.