# **Kingsbridge Town Council (KTC)**

# MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD IN THE COUNCIL CHAMBER, QUAY HOUSE, AT 6.00 P.M. ON TUESDAY 17 OCTOBER 2023

Present: Cllr Martina Edmonds (Chairman)

Cllr Anne Balkwill
Cllr Philip Cole
Cllr Barrie Fishman
Cllr Chris Povey
Cllr Graham Price
Cllr Danielle Rawstron

**In Attendance:** District Cllr Denise O'Callaghan

One member of public Martin Johnson (Secretary)

23/66 APOLOGIES FOR ABSENCE

There were no apologies for absence.

# **Public Open Forum**

There were no comments from members of public present.

23/67 DECLARATIONS OF INTERESTS

There were no declarations of interest.

23/68 TREE WORK DECISIONS, CORRESPONDENCE &

**APPLICATIONS** 

The following tree works' applications were received from SHDC for consideration:

**68.1 3243/23/TPO** Case Officer: Lee Marshall

Applicant: Leadbetter – LJL Property Management

Proposal: T67: Horse Chestnut – Crown raise to 4m from ground level on

South, North and West sides to give clearance above pedestrian pavement and vehicle access; tertiary growth only with pruning

cuts to be no greater than 75mm

Site: Waterside, The Promenade, Kingsbridge, TQ7 1JH

**KTC:** Recommend Refusal. The Horse Chestnut T67 is a mature

tree in a very prominent location at the junction of Derby Road and Embankment Road. It has excellent amenity value and is in a healthy condition. Therefore, there does not appear to be any

reason to carry out tree management at the present time.

**68.2** 3155/23/TPO Case Officer: Lee Marshall

Applicant: Mr L Leadbetter – LJL Property Management

Proposal: T6: Copper Beech – crown reduction on NE side of up to 6m,

road side by 2-3m, crown height reduction by 1-2m, remove deadwood, to reduce risk of limb failure, improve balance and

reduce excessive shading

T2: Ash fell due to Ash Dieback present T3: Ash fell due to Ash Dieback present T7: Ash fell due to Ash Dieback evident 42 Scholars Walk, Kingsbridge, TQ7 1QL

Site: 42 Scholars Walk, Kingsbridge, TQ7 1QL **KTC:** Recommend Approval for T2, T3 and T7.

Recommend Refusal for T6. The proposed 6m crown

reduction is deemed to be excessive. Suggest lesser works to reduce the top of the crown by 1-2m and remaining crown by 3m

maximum plus removal of deadwood.

It was **RESOLVED** to forward the findings of the above tree works consultation to SHDC Development Management.

## 23/69 PLANNING APPLICATIONS

The following planning applications were received from SHDC for consideration:

69.1 3182/23/NMM
Case Officer: David Stewart
Applicant: Liam & Becky Wall

Proposal: Non-material minor amendment to planning consent

0327/23/HHO for minor modifications to window openings

Site: 15 Hurrell Road, Kingsbridge, TQ7 1ER

There is no statutory consultation requirement for the above application

KTC: Noted

**69.2 3263/23/ARC** Case Officer: Richard Nicholson

Applicant: Susan Minihan – GI Devon

Proposal: Application for approval of details reserved by condition 4

(Surface Water Drainage Scheme) of planning consent

2876/21/FUL)

Site: Development site, Tumbly Hill, Kingsbridge

There is no statutory consultation requirement for the above application

KTC: Noted

69.3 3174/23/HHO

Case Officer: Alexis Wilson

Applicant: Mr & Mrs D Boxwell

Proposal: Householder application for proposed two storey side extension

and garage conversion

Site: 58 Northville Park, Kingsbridge, TQ7 1AR

KTC: Recommend Approval

It was **RESOLVED** to forward the findings of the above planning consultation to SHDC Development Management.

The following agenda item was taken early out-of-turn:

#### 23/71 ANY FURTHER CURRENT PLANNING MATTERS

- 71.1 Members had Recommended Refusal of planning application 2465/23/COM, notice of intention to install a communication cabinet outside the Peacocks store at 2 Fore Street, at the Planning Committee held on 5 September 2023. SHDC had subsequently objected to the proposals. KTC had then liaised with Airband and the company had suggested alternatives locations for the cabinet. It was proposed that the large cabinet should be installed in Cookworthy Road close to the junction with Ilbert Road and to feedback to Airband with KTC's findings.
- **71.2** Members had received notification of an Appeal for planning application 1555/23/HHO, side extension at 4 Leigham Terrace, at the Planning Committee held on 5 September 2023. KTC had Recommended Refusal and SHDC had subsequently Refused the proposals. The Planning Inspectorate had now issued a 'start letter' dated 10 October 2023 and the case would be determined by the Householder Appeals Service.

## 23/70 PLANNING DECISIONS, CORRESPONDENCE & REPORTS

**70.1** It was **RESOLVED** that in view of the nature of the business about to be transacted at agenda items 70.2 and 70.3 it was advisable, in the public interest, that the public and press be temporarily excluded.

A member of public left the meeting

#### **CORRESPONDENCE & REPORTS**

The following correspondence was received from SHDC:

**70.2** A listing of outstanding planning enforcement cases dated 2 October 2023. The information was confidential and could not be disseminated to the public or outside bodies.

- **70.3** Evaluation sheets from the Head of Housing at SHDC for Expressions of Interest (EOI) in affordable-led housing developments at 2 sites off Ropewalk. Three in number Members had attended a recent presentation, were in agreement to make some minor amendments to the scoring and briefed fellow Members on progress to date. It was then **RESOLVED** to respond to SHDC that:
  - the amended EOI evaluation sheets for Ropewalk housing developments represented the individual returns for Cllrs Balkwill, Edmonds and Cole, and
  - KTC as a corporate body had chosen a preferred partner to progress the project.

### 23/72 DATE OF NEXT MEETING

6.30 p.m. on Tuesday 7 November 2023.

The meeting closed at 7.30 p.m.