

Kingsbridge Town Council (KTC)

MINUTES OF A MEETING OF THE PLANNING COMMITTEE HELD IN THE COUNCIL CHAMBER, QUAY HOUSE, AT 6.30 P.M. ON TUESDAY 17 JUNE 2025

Present: Cllr Martina Edmonds (Chairman)
Cllr Philip Cole
Cllr Mike Jennings
Cllr Graham Price
Cllr Julie Taylor

In Attendance: Katherine Harrod (Town Clerk designate)
Martin Johnson (Secretary)

25/17 APOLOGIES FOR ABSENCE

Apologies were received from Cllr Anne Balkwill.

Public Open Forum

There were no members of public present.

25/18 DECLARATIONS OF INTEREST

None.

25/19 PLANNING DECISIONS, CORRESPONDENCE & REPORTS

DECISIONS

The following planning decision was received from South Hams District Council (SHDC):

19.1	0648/25/LBC
Decision:	Listed Building Consent Granted
Decision date:	2 May 2025
Case Officer:	Richard Gage
Applicant:	Mr T Head
Proposal:	Listed building consent for reinstatement of upper floors of building to residential (Class C3) use, including creation of new internal ground floor lobby
Site:	27 Fore Street, Kingsbridge, TQ7 1PG
KTC:	Recommended Approval

CORRESPONDENCE AND REPORTS

None.

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

25/20

TREE WORKS, DECISIONS, CORRESPONDENCE & APPLICATIONS

DECISIONS

The following tree works' decision was received from South Hams District Council (SHDC):

20.1

1651/25/TEX

Case Officer:

Lee Marshall

Applicant:

Mr B Tancock

Proposal:

T1: Eucalyptus – Removal

The tree is showing signs of kretzschmaria deusta and has failed at the base and is currently being held up by a neighbouring leylandii hedge, the tree is also in danger of falling onto a home office and therefore needs to be removed as soon as possible.

Site:

144 Church Street, Kingsbridge, TQ7 1DB

APPLICATIONS

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

20.2

1584/25/TCA

Case Officer:

Lee Marshall

Applicant:

Mr H Bodger

Proposal:

Works to a tree in a Conservation Area

Site:

131 Fore Street, Kingsbridge, TQ7 1AL

KTC:

Recommend Approval

20.3

1603/25/TCA

Case Officer:

Lee Marshall

Applicant:

Mr Lorimer

Proposal:

T1: Beech – canopy reduction on south side by 3m to reduce canopy's heavy dominance over the garden

T2: Yew – canopy reduction on south side by 2m back to property boundary

Site:

126 Fore Street, Kingsbridge, TQ7 1AW

KTC:

The application form and sketch plan reports that the applicant owns the trees however, they are both growing in neighbouring gardens.

KTC supports the proposed canopy reduction for T1 and T2 however, said reduction should be balanced and actioned on all sides of the trees rather than the south side only.

20.4

1626/25/TPO

Case Officer:

Lee Marshall

Applicant:

Mrs C Tillot

Proposal:

T2: Turkey Oak – Reduce crown spread of tree by 2m on South, West and East of tree, crown height reduction by 2m and North

side by 1m and 20% crown thin due to adverse effects of raising crown have invigorated a dense crown, due to trees location and height with no dominant stems and to allow more light to back garden.

Site: 52 Northville Park, Kingsbridge, TQ7 1AR

KTC: Recommend Approval

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

25/21 PLANNING APPLICATIONS

The following planning applications were received from SHDC for consideration:

21.1 1587/25/HHO

Case Officer: Elliot James

Applicant: Mrs J Murray

Proposal: Householder application for renovation, extension of existing dwelling including raising roof, replacing tiles with natural slate and incorporating pv panels

Site: Galleons Reach, Embankment Road, Kingsbridge, TQ7 1JZ

KTC: Recommend Approval subject to the potential for external lighting to be considered in accordance with Kingsbridge, West Alvington & Churchstow Neighbourhood Plan policy KWAC Env5 Prevention of Light Pollution given the site's waterfront location

21.2 1644/25/FUL

Case Officer: Charlotte Howrihane

Applicant: Mr K Mahon

Proposal: General refurbishment of commercial building including replacement roof

Site: The Old Forge, Wallingford Road, Kingsbridge, TQ7 1NF

KTC: Recommend Approval

21.3 1657/25/ADV

Case Officer: Amy Hallett

Applicant: Blaze Signs

Proposal: Advertisement Consent for 1 x non illuminated fascia sign & 1 x non illuminated projecting sign

Site: 36-38 Fore Street, Kingsbridge, TQ7 1NY

KTC: Recommend Approval

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

25/22 ANY FURTHER CURRENT PLANNING MATTERS

None.

25/23 EXCLUSION OF PUBLIC AND PRESS

There were no members of public or the press present.

25/24 PLANNING ENFORCEMENT

Members received SHDC's listing of outstanding planning enforcement cases dated 2 June 2025. The information was confidential and could not be disseminated to the public. It was **RESOLVED** to note the current enforcement cases in Kingsbridge.

25/25 DATE OF THE NEXT MEETING

6.30 p.m. on Tuesday 1 July 2025.

The meeting closed at 7.25 p.m.