

Honiton Town Council

Minutes of the meeting of the Planning Committee held at The Beehive, Dowell Street, Honiton on Tuesday, 8th August 2017 at 7.00pm.

Members present St Michael's Ward

Cllr J Zarczynski

St Paul's Ward

Cllr R Coombs (Chairman)

Cllr T Darrant

Cllr V Howard

In Attendance

Wendy Randle (Acting Deputy Clerk)

1 member of the public

17/95 To note the temporary resignation of Cllr Jill McNally as Deputy Chairman and to appoint a temporary replacement

Cllr McNally's temporary resignation as Deputy Chair was noted: she will still be looking at tree applications. Cllr Zarczynski was proposed by Cllr Darrant, seconded by Cllr Howard and it was unanimously agreed that he would be temporary Deputy Chair.

17/96 To accept apologies for absence

Cllr J McNally (P) Cllr K Hopkins (P)

17/97 To receive declarations of interest in items on the agenda and receipt of requests for new DPI dispensations

Cllr Coombs – 17/1298/FUL, 17/1299/LBC, 17/1319/ADV, 17/1320/LBC – Specsavers, 121 High Street, Honiton – customer – personal

Cllr Darrant – 17/1298/FUL, 17/1299/LBC, 17/1319/ADV, 17/1320/LBC – Specsavers, 121 High Street – customer – personal & 17/1527/LBC – Star Inn – customer - personal

Cllr Zarczynski - 17/1298/FUL, 17/1299/LBC, 17/1319/ADV, 17/1320/LBC – Specsavers, 121 High Street, Honiton – customer – personal & 17/1527/LBC Star Inn – customer – personal

Cllr Howard – 17/1486/FUL The Old Court, Dowell Street, Honiton - personal

Honiton Town Council – 17/1486/FUL The Old Court, Dowell Street, Honiton – neighbouring property

17/98 To confirm the minutes of the Planning Committee meeting held on 18th July 2017

The minutes of the meeting had been circulated in advance and were unanimously agreed and signed as a correct record of the meeting. Proposed Cllr Coombs, seconded Cllr Zarczynski.

17/99 To consider the following applications, based on the information available:

The following applications were considered, based on the information available. Any District Councillors participating reserve their final views on the application until they are in full possession of all the relevant arguments for and against.

Mr Paul Layzell had previously contacted the Planning Chair and indicated that he wished to speak on the Old Court application, it was agreed that this item would be considered first. **The meeting went out of session at 7.09pm** for Mr Layzell to speak. Mr Layzell questioned why his application would be affected by a Council contract with a third party, as discussed in Part B of the previous meeting. The Chair explained that this issue does not directly have an impact on the application but needed to be discussed confidentially in Part B.

The meeting went back into session at 7.23pm.

<p>17/1486/FUL The Town Council has reconsidered its decision of 08/08/2017 and has added that it was noted that the land at the back of the proposed development site will be retained under the control of the applicants and that planning at EDDC will be notified. It was also noted that since the last meeting Japanese Knotweed has been found close to the site.</p>	<p>Mr Paul and Mr Greg Layzell</p>	<p>The Old Court, Dowell Street, Honiton, EX14 1LZ Erection of 2 no. dwellings</p>
<p>17/0817/FUL The Town Council has reconsidered its decision of 20/04/17 and no longer unanimously supports this application. Since new information has come from English Heritage, the Town Council is awaiting the report of the Conservation Officer.</p>	<p>Mr Andy Mansell (Specsavers)</p>	<p>Specsavers, 121 High Street, Honiton, EX14 1LS Remedial work including the demolition of the existing front façade and replacement with new construction to match existing.</p>
<p>17/0818/LBC The Town Council has reconsidered its decision of 20/04/17 and no longer unanimously supports this application. Since new information has come from English Heritage, the Town Council is awaiting the report of the Conservation Officer.</p>	<p>Mr Andy Mansell (Specsavers)</p>	<p>Specsavers, 121 High Street, Honiton, EX14 1LS Remedial work including the demolition of the existing front façade and replacement with new construction to match existing</p>
<p>17/1298/FUL This application was deferred until the next planning committee meeting pending a report from the Conservation Officer</p>	<p>Mr Andy Mansell (Specsavers)</p>	<p>Specsavers, 121 High Street, Honiton, EX14 1LS Proposed new external AC Units to rear service yard</p>
<p>17/1299/LBC This application was deferred until the next planning committee meeting pending a report from the Conservation Officer</p>	<p>Mr Andy Mansell (Specsavers)</p>	<p>Specsavers, 121 High Street, Honiton, EX14 1LS Proposed new external AC Units to rear service yard and proposed internal refurbishment works</p>
<p>17/1319/ADV This application was deferred until the next planning committee meeting pending a report from the Conservation Officer</p>	<p>Mr Andy Mansell (Specsavers)</p>	<p>121 High Street, Honiton, EX14 1LS 1 no. non illuminated fascia sign and 1 no. non illuminated hanging sign</p>
<p>17/1320/LBC This application was deferred until the next planning committee meeting pending a report from the Conservation Officer</p>	<p>Mr Andy Mansell (Specsavers)</p>	<p>121 High Street, Honiton, EX14 1LS Proposed new shopfront fascia sign and hanging sign (non illuminated)</p>
<p>17/1505/ADV Following a site visit on 12/07/17 and a report by the Administration Officer, the Town Council unanimously supports this application</p>	<p>Wolseley UK</p>	<p>Unit 1-2 Heath Trade Park, Gloucester Crescent, Heathpark Industrial Estate, Honiton, EX14 1DS 4 no. non illuminated fascia signs to south elevation & 2 no. non illuminated fascia signs to north elevation</p>

17/1715/FUL The Town Council supports this application. It also asks why planning application 17/1472/CPL was not issued for comment by this Council	Mr Steve Harrison	Broadacres Farm, Stoney Lane, Honiton, EX14 9TU Construction of single storey rear extension
17/1527/LBC The Town Council unanimously supports this application	J D Wetherspoon PLC	The Star Inn, New Street, Honiton, EX14 1BS Reduce 2 no. planter lengths; install 1 no. fixed glazed window and 1 no. glazed door (south elevation overlooking beer garden); re-configure the ground floor layout and install steps leading from new glazed door into beer garden (amendments to previous approval 16/2125/LBC)
17/1684/FUL The Town Council unanimously supports this application	EE Ltd	Roodloft Reservoir, Springfield Road, Honiton Installation of a back-up generator within the existing compound and development works ancillary thereto
17/1527/LBC The Town Council unanimously supports this application as the applicant has made it clear that this is a temporary measure	Mrs Janet Fordham	Land South of Combehayes Farm, Honiton, EX14 9TS Retrospective consent sought for the change of use of land for the temporary siting of caravan (for residential purposes) and siting of 2 no. shipping containers (for storage of horse related equipment)
17/1396/LBC The Town Council unanimously supports this application	Mr Karl Upchurch	Congregational Chapel, High Street, Honiton Relocate central heating flue to rear first floor east elevation

17/100 To discuss the Tree Wardens involvement with the Tree Charter

Honiton Town Council now has 4 tree wardens: Cllrs Coombs, Darrant, Hopkins and McNally. This item was deferred to the next meeting when Cllr Hopkins has returned from his holiday and Cllr Darrant has looked again at the relevant documents. The possibility of local schools being involved was mentioned in order to enthuse young people about tree planting.

17/101 To receive a report following the site meeting regarding the missing River Gissage footbridge

Cllrs Coombs, Howard, McNally and Zarczynski had attended a very constructive meeting with Mr Dave Turner, Engineering Projects Manager at EDDC. A strong case was given for the replacement of the bridge and we are now waiting for the engineers' costings. There is a possibility that some funding might be available from EDDC or Sec.106 money.

17/102 To note planning decisions, copy letters and correspondence received and to resolve any matters arising (late correspondence to be tabled at the meeting)

Decision Notices

None

Other

17/0109/TPO– advice of a tree preservation order (holly tree) on land at Meadow View Chapel, King Street, Honiton and related email

Cllr Coombs read out the correspondence relating to this issue which has now gone out to public consultation until September. This will be looked at again during the consultation period.

Late Correspondence

Decision Notices

- a. 17/1564/FUL – 6 Isis Close, Honiton EX14 1NX – single storey rear extension – granted
 - b. 17/1458/FUL - 34 Pine Grove, Honiton EX14 2HT – decking to rear of property - granted
- These items were noted

17/103 To close the meeting

The Chairman closed the meeting at 20.46pm

COPIES OF THIS DOCUMENT ARE AVAILABLE IN LARGE PRINT ON REQUEST