

Honiton Town Council

Minutes of the meeting of the Planning Committee held at The Beehive, Dowell Street, Honiton on Tuesday 3rd September 2019 at 7pm.

Members present

St Michael's Ward

Cllr N Macve
Cllr J McNally

St Paul's Ward

Cllr R Coombs (Chairman)
Cllr T Darrant
Cllr V Howard
Cllr C Hattle-Spence

In Attendance

Heloise Marlow (Deputy Town Clerk)

19/89 To accept apologies for absence

Cllr D Sheridan-Shaw (personal reasons)
Cllr J Zarczynski (personal reasons)
Cllr J Taylor (personal reasons)

19/90 To receive declarations of interest in items on the agenda and receipt of requests for new DPI dispensations

Cllr J McNally - 19/1701/TRE – 21 Linhay Close, Honiton, EX14 2BJ. T1, T2, T7, T8 and T9 to be felled. T3, T4, T5, T6, T11 to be reduced to original hedging height. T12 to be kept as bat sonar, but we would like it crowned by 30%. Then felled from 2021 onwards. Personal – Acquainted with both applicant and applicant's neighbour.

19/91 To confirm the minutes of the Planning Committee meeting held on 6th August 2019.

The minutes of the meeting had been circulated in advance and were agreed and signed as a correct record of the meeting.

19/92 To consider the following applications, 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.

19/1576/TCA	Mr. Brice	<p>21 Silver Street, Honiton, EX14 1QJ.</p> <p>T1 – to prune to where previously cut to approximately 18ft. above ground level, 1 x multi-stemmed Hazel shrub, reducing back and removing one of the stems which overhang the shed roof and reducing back all side growth in line with the property</p>
-------------	-----------	--

		boundaries.
Members unanimously support the application subject to the agreement of the Arboricultural Officer.		
19/1701/TRE	Miss I Nash	21 Linhay Close Honiton EX14 2BJ T1, T2, T7, T8 and T9 to be felled. T3, T4, T5, T6, T11 to be reduced to original hedging height. T12 to be kept as bat sonar, but we would like it crowned by 30%. Then felled from 2021 onwards.
<p>Members support works which are necessary to make trees safe, but were of the view that the works proposed were excessive and as such request that the Arboricultural Officer take note of the impact the proposed works would have on wildlife to include birds and bats and the impact the works would have on the East Devon Area of Outstanding Natural Beauty in which the property is sited, especially as the trees in question are mostly not within the property boundary of the applicant. As such Members would request that all works are kept to a minimum.</p> <p>(5 for with one abstention)</p>		
19/1712/FUL	Sally Hutter	33 Hazelwood Close, Honiton, EX14 2XA. Single storey front porch and w.c.
The application had been determined by the local Planning Authority prior to the meeting. Had members been in a position to make a recommendation in respect of this item they would have supported the application.		
19/1720/TCA	Mr. Julian Ohlsen	67 High Street, Honiton, EX14 1PW. T1- Nordman fir 9cm DBH and 4m ht – Fell. T2 – Rowan 8cm DBH and 5m ht -Fell. T3 – Magnolia x soulageant multi-stem circa 25cm DBH, 7m ht and a crown spread of

		8-9m. This tree has grown within a walled garden of 71 High Street. It is proposed to reduce the crown spread by 2.5 to 3m cutting back to natural branch breaks and thinning to provide balance to the crown.
--	--	--

SPLIT DECISION:

Members unanimously support the works proposed to T1 and T3.

Members unanimously object to the proposed felling of T2. Members would support the reduction of T2 once it had reached the overhead cables affected.

19/93 To note planning decisions, copy letters and correspondence received as per the list below and to resolve any matters arising.

Decision Notices

- a) 19/0578/MRES – Land at Ottery Moor Lane, Bramble Hill Industrial Estate, Honiton. Reserved matters application for a residential development of 150 dwellings with appearance, landscaping, layout and scale to be assessed (pursuant to outline consent 14/0557/MOUT). Approved.
- b) 19/1108/CPE – Units 2 -4 Gloucester Crescent, Heathpark Industrial Estate, Honiton, EX14 1DB. The building is used as a plumber's merchants trade and showroom outlet. Refused.
- c) 19/1142/VAR – Land rear of 4 Chapel Street, Honiton, EX14 1EU. Variation of condition 2 of planning permission 17/1742/FUL (Erection of 2no dwellings) to vary the approved plans to alter windows and doors, alteration of internal layout and raising of roof level. Approved.
- d) 19/1215/FUL – 157 High Street, Honiton, EX14 1LJ. Erection of 1no. detached dwelling. Approved.
- e) 19/1280/FUL – Custance House, Queen Street, Honiton, EX14 2JA. Construction of bin store. Approved
- f) 19/1306/TRE – Rookwood House, Rookwood Close, Honiton, EX14 1BP. T1 Cherry: Reduce branches extending from main canopy by 3-4m to leave with uniform canopy shape. Also reduce length of branches overhanging garden of no 13 and lift where necessary to allow sufficient access beneath canopy for pedestrians and vehicles. Crown raise to 4m over drive and 2.5m over path pruning back to edge of garden wall. Reason: Tree dominating front of building with scruffy appearance. Tree is causing excessive shading to occupiers of adjacent flats who are complaining about lack of light. Livewest, the Housing Association, are requesting pruning of the tree to reduce conflict with residents. This is a repetition of previous pruning works. Approved.
- g) 19/1360/FUL – Gardeners Barn, Honiton Bottom, Higher Brand Lane, Honiton. Change of use and alteration of agricultural building to form dwelling. Refused.
- h) 19/1397/FUL – 4 The Orchard, Honiton, EX14 1BN. Construction of car port. Refused.
- i) 19/1471/FUL – 22 Mount Close, Honiton, EX14 1QZ. Construction of single storey rear extension and outbuilding to the rear. Approved.

Item a) Members agreed that the Deputy Town Clerk should contact the local Planning Authority to obtain further clarification in respect of the landscaping aspect of the application and in particular the statement that there was no requirement for further details to be provided. The planning officer appeared to suggest that any queries should have been raised at the outline planning stage and referred to plans approved under a discharge of condition. Members noted that they were not consulted in respect of the application to discharge conditions and therefore were unable to comment at that time.

Item d) Members agreed that the Deputy Town Clerk should contact the local Planning Authority to obtain confirmation as to whether the trees on the site had been considered for a Tree Protection Order and if so, how the decision not to make such an order had been reached.

The other items were noted.

19/94 To close the meeting

The Chairman closed the meeting at 8.35 pm

COPIES OF THIS DOCUMENT ARE AVAILABLE IN LARGE PRINT ON REQUEST