

Honiton Town Council

Minutes of the meeting of the Planning Committee held at The Beehive, Dowell Street, Honiton on Tuesday 10th March 2020 at 7.00 pm.

Members present

St Michael's Ward

Cllr N Macve
Cllr J McNally
Cllr J Taylor
Cllr J Zarczynski
Cllr D Sheridan-Shaw

St Paul's Ward

Cllr R Coombs (Chairman)
Cllr T Darrant
Cllr C Gilson

In Attendance

Heloise Marlow (Deputy Town Clerk)
2 members of the public

20/19 To accept apologies for absence

Cllr V Howard (personal reasons)
Cllr T Darrant (persona reasons)

20/20 To receive declarations of interest in items on the agenda and receipt of requests for new DPI dispensations

All Members of the Planning Committee – 20/0003/FUL. Land north-west of Littletown Villas, Manor Crescent, Honiton. Construction of timber shed. Honiton Town Council are the statutory Allotment Authority.

20/21 To confirm the minutes of the Planning Committee meeting held on 25th February 2020.

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

20/22 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.

19/2363/COU	Mr. Richard Burton	96 High Street, Honiton, EX14 1JW Change of use from A1 (retail) to A5 (hot food takeaway) and installation of extraction system
Members unanimously OBJECT to the proposed development for the following reason: <ul style="list-style-type: none"> The applicant has provided insufficient information to enable the application to be considered. 		

20/0003/FUL	Mr. Julian Gigg	<p>Land North-West of Littletown Villas, Manor Crescent, Honiton. Construction of timber shed. <i>Amended plans received relating to revised location plan, revised ownership certificate and revised site description</i></p>
<p>Members unanimously continue to OBJECT to the proposed development for the following reasons:</p> <ul style="list-style-type: none"> • The proposal was for a change of use of the land which was not justified. As evidenced by photographs provided as part of a previous application, the land was previously used as a playpark. The applicant has described the land as currently being used as an allotment. • As the Allotment Authority for Honiton, the proposal to develop allotment land was contrary to planning policy RC3 of the East Devon Local Plan 2013 -2031. • The proposal was overdevelopment of the site. • The size of the proposed building was inappropriate for the site. • Members queried the need for and the future purpose of the proposed building and were of the view that insufficient information regarding this had been provided by the applicant. <p>Members queried the information provided by the applicant in relation to the ownership of the land in question as this did not tally with the details provided as part of previous planning applications. Members reiterated their objection to the proposal as being contrary to policy RC3 of the East Devon Local Plan 2013-2031. Members have previously been advised by EDDC that policy RC3 does not only apply to allotments which are highlighted on the Local Plan or any inset map. Policy RC3 applies to any allotment.</p> <p>Members RESOLVED unanimously that the Chair of the Planning Committee would in addition provide a report in respect of the land ownership for the application site to the planning authority. This report is attached.</p> <p>3 letters of objection were received. 1 members of the public spoke objecting to the application.</p>		
20/0282/ADV	Mr. Andy Horwood	<p>Tesco Honiton Store, Battishorne Way, Honiton, EX14 2XD 3 no. non illuminated flagpole signs and 1 no. illuminated media screen/pod</p>
<p>Members unanimously RESOLVED to request further information from the applicant as the information provided was insufficient for Members to make a decision.</p>		

20/0374/FUL	Mr. A Carpenter	37 Hill Crescent, Honiton, EX14 2HY Addition of external porch, addition of gable over existing integral garage and conversion of attic with rear facing dormer
Unanimous SUPPORT		
20/0390/FUL	Mr. Russell Taylor	16 Hornbeam Close, Honiton, EX14 2UB Construction of single storey side extension
Unanimous SUPPORT		

20/23 To note planning decisions, copy letters and correspondence received as per the list below and to resolve any matters arising.

Decision Notices

- a) 19/1145/FUL – 1 Summerland, Honiton, EX14 1HF – Proposed conversion of existing building (previously converted from single dwelling house) containing three flats into five flats. Addition of rear dormer and alterations to rear stair access and internal alterations for the conversion works - Approved
- b) 19/1146/LBC – 1 Summerland, Honiton, EX14 1HF - Proposed conversion of existing building (previously converted from single dwelling house) containing three flats into five flats. Addition of rear dormer and alterations to rear stair access and internal alterations for the conversion works - Approved
- c) 19/2449/FUL – Santander, 108 High Street, Honiton, EX14 1JW – Installation of replacement shopfront including proposed new window frames - Approved
- d) 19/2466/COU – Former Tourist Information Centre, Lace Walk Short Stay Car Park, Honiton, EX14 1LT – Change of use from business B1 (a) use to restaurants and cafes (A3) and hot food takeaways (A5) use – Approved
- e) 19/2722/FUL – The Barn at the Dairy Barn, Combehayes Farm, Honiton, EX14 9TS – Erection of general purpose agricultural building – Refused
- f) 20/0080/FUL – Northcote Hill Bungalow, Northcote Hill, Honiton, EX14 9UU – Construction of 2 storey extension to rear; raise roof to provide additional first floor accommodation - Refused

Other correspondence

- a) East Devon District Council – Notification that an appeal has been lodged in respect of 19/0439/FUL – 20 New Street, Honiton, EX14 1EY.
- b) East Devon District Council – Notification that an appeal has been lodged in respect of 19/1788/FUL – Land rear of St Johns Close, High Street, Honiton

These items were noted.

20/24 To close the meeting

The Chairman closed the meeting at 8.25 pm

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DRAFT