



Ottery St Mary Town Council

Minutes of the **Planning Committee Meeting** of **Ottery St Mary Town Council** held in the Council Chamber, the Old Convent, 8 Broad Street, Ottery St Mary on **Monday, 9th September 2019** at 7pm

PRESENT:- Councillor Copus (**Chairman**), Councillor Giles (**Mayor**), Dobson and Harding, together with Sue Ginman, Assistant Town Clerk

OTHER PERSONS PRESENT:- Two members of the public

P/19/09/01

TO RECEIVE APOLOGIES FOR ABSENCE

Apologies were received from Cllr Grainger, Cllr Johns, Cllr Lucas, Cllr Pratt and Cllr Faithfull.

P/19/09/02

DECLARATIONS OF INTEREST AND REQUESTS FOR NEW DPI DISPENSATIONS FOR ITEMS ON THE AGENDA

Cllr Harding	<i>Item 8</i> - Barton Orchard Issues, as these affect a resident of Tipton St John, which is Cllr Harding's Ward. Cllr Harding has also been in discussion with the resident involved. As no application had been received for this meeting, Cllr Harding's declaration was unnecessary.
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P/19/08/03

IN CONSIDERATION OF THE PUBLIC BODIES (ADMISSION TO MEETINGS) ACT 1960 (PUBLICITY WOULD BE PREJUDICIAL TO THE PUBLIC INTEREST BY REASON OF THE CONFIDENTIAL NATURE OF THE BUSINESS TO BE TRANSACTED): TO AGREE ANY ITEMS TO BE DEALT WITH AFTER THE PUBLIC AND PRESS HAVE BEEN EXCLUDED

There were none

P/19/09/04

REPORTS, CORRESPONDENCE AND ITEMS REFERRED TO THE COMMITTEE

East Devon CIL (Community Infrastructure level) Draft Charging Schedule Consultation - this has been disseminated to all Councillors

P/19/09/05

TO CONFIRM THE MINUTES OF THE PLANNING MEETING 12th AUGUST 2019

The minutes of the Planning Meeting on Monday 12th August 2019 were confirmed and signed by the Chairman as an accurate copy.

P/19/09/06

PLANNING DECISIONS RECEIVED

19/1020/FUL	Woods Farm, Bowd, Sidmouth	Granted
19/1675/FUL	14 Chineway Gardens, Ottery St Mary, EX11 1JJ	Granted
19/1627/FUL	Khadine, Slade Road, Ottery St Mary, EX11 1JE	Granted
19/1518/FUL	36 Longdogs Lane, Ottery St Mary, EX11 1HU	Granted
19/1840/AGR	Woodland North of Beatlands Farm, Higher Metcombe	AGR- planning permission required

P/19/09/07

TO CONSIDER AND DETERMINE OBSERVATIONS ON THE FOLLOWING PLANNING APPLICATIONS

<u>Reference</u>	<u>Applicant</u>	<u>Details</u>
i.) 19/1746/TCA	Lord Coleridge	T1: Sycamore - Crown reduce by 4m T2: Ash ADB fell Land Opposite Cadhay Bridge Farm, OSM

Town Council Comments: The Council has no objection to the reduction of the sycamore tree and hopes that, after the felling of the Ash tree another of our native trees will be planted in its place. The Town Council supports this application.

ii.) 19/1778/FUL	Messrs D & J Hemmings	Installation of two replacement first floor windows, blocking up of one first floor window and removal of an external door at ground floor level to create a lobby 9 Broad Street, OSM, EX11 1BT
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Town Council Comments: The Town Council supports this application as it will be an improvement to the premises, all materials are in keeping with the conservation area and the blocking up of the door will not prejudice the building in any way.

iii.) 19/1831/FUL	Mr & Mrs P Tomkins	Construction of single storey rear extension and dormers to front and rear elevations 27 Franklea Close, OSM EX11 1BQ
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Town Council Comments: The Town Council approves this application as other houses in Franklea Close already have similar extensions and dormers.

iv.) 19/1811/COU Mrs Emily Knight

Change of Use of existing barn used for storage to a larger farm shop, farm office and cutting room
Lower Cotley Farm, Fluxton, OSM EX11 1RJ

Town Council Comments: The Town Council supports this application and comments that parking will be improved as motorists will be able to drive on to the yard.

v.) 19/1812/ADV Mrs Emily Knight

Display of 2no. fascia signs showing shop name (one to be externally illuminated) and 1no. hanging sign
Lower Cotley Farm, Fluxton, OSM EX11 1RJ

Town Council Comments: Cllr Giles made a proposal that using external light in the countryside is wholly inappropriate, visually obtrusive, and there is no justification for it. There being no support for this proposal, a counter proposal was passed, that Councillors support the application on condition that the external light is shielded and uses no more than 900 lumens.

The Town Council supports this application on condition that no more than 900 lumens are used for the lighting and the external light is turned off after trading hours.

vi.) 19/0892/FUL Mr & Mrs Adrian Pitts

Conversion of barn to residential unit including double garage and store room
Barns At Fluxton Farm, Fluxton, OSM

Town Council Comments: The Town Council listened to detailed information from the applicant and, on the basis of what they heard consider that all concerns raised by the letter of complaint have been properly addressed. The Town Council supports this application.

vii.) 19/0894/LBC Mr & Mrs Adrian Pitts

Proposed conversion of barn to a residential unit
Barns At Fluxton Farm, Fluxton, OSM

Town Council Comments: The Town Council supports this application.

ix.) 19/1601/COU Mr Erando Sinanas
(Bella Pizza SW Ltd)

Change of use on ground floor from café (use class A3) to a mixed use as Restaurant (use class A3) and takeaway (use class A5) (retrospective application)
1 Broad Street, Ottery St Mary EX11 1BR

Town Council Comments: The Town Council supports this application as the building is believed to have been a takeaway before and has also been used as a café.

x.) 19/1605/FUL Mr Andy White

Partial change of use of ground floor level of former bank to A4 (Drinking Establishment) including partial demolition of party wall to create access to neighbouring listed building, The London Inn, and retention of remaining space as A2 (Professional Services).

Partial change of use of first floor level and existing residential flat to create 3 no. residential flats (C3 Dwelling houses) including associated internal and external alterations

Lloyds Tsb Bank Plc, 6 Silver Street,
Ottery St Mary EX11 1DD

Town Council Comments: The Town Council supports the application subject to certain criteria: a) that it meets with approval by the Conservation Officer
b) that a high level of sound proofing be provided for the flat above the public area
c) EDDC acknowledges our concerns about the lack of parking provision in Ottery and the poor bus service in the town.

P/19/09/08

BARTON ORCHARD ISSUES

This will be discussed at the next Planning meeting

P/19/09/09

TO RECEIVE COUNCILLORS' QUESTIONS RELATING TO PLANNING MATTERS

There were none.

P/19/09/10

NEXT MEETING – TO BE CONFIRMED (SUBJECT TO SUFFICIENT APPLICATIONS RECEIVED)

The meeting ended at 20.35pm

SIGNATURE OF CHAIRMAN	
DATE OF SIGNATURE	
DATE/VENUE OF NEXT MEETING	TBC - subject to sufficient applications being received