



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 **Tuesday 10th December 2019 at 10am**

PRESENT:- Councillor Copus (**Chairman**), Councillor Giles (**Mayor**), Pratt, Dobson and Grainger, together with Liz Graveney, Deputy CEO

OTHER PERSONS PRESENT:- 2 members of the public

P/19/12/01

TO RECEIVE APOLOGIES FOR ABSENCE

Apologies were received from Councillors Johns, Harding and Faithfull

P/19/12/02

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

Cllr Pratt	Declared being a member of the EDDC Development Management Committee and would abstain from voting on any decisions but would observe the discussions.
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P/19/12/03

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/19/12/04

REPORTS, CORRESPONDENCE AND ITEMS REFERRED TO THE COMMITTEE

Tree Preservation Order has been made for:

19/0050/TPO

Arboricultural Team

Land to the rear of 84-85 Slade Close, Slade Road, Ottery St Mary Devon

P/19/12/05

TO CONFIRM THE MINUTES OF THE PLANNING MEETING 18th NOVEMBER 2019

The minutes of the Planning Meeting on Monday 18th November 2019 were confirmed and signed by the Chairman as an accurate copy

P/19/12/06

PLANNING DECISIONS RECEIVED

19/2269/FUL	Gnome Cottage, Fluxton, OSM EX11 1RL	Granted
19/2308/FUL	Little Beaumont, Ridgeway, OSM EX11 1DX	Granted
19/1834/FUL	OSM Childrens Centre, Tip Hill, OSM EX11 1BE	Granted
19/2156/FUL	Gosford Pines Farm, Gosford, OSM EX11 1LX	Granted
19/0585/LBC	Site of Former Mill Buildings	Grant of Listed Building Consent
19/2227/TCA	St Marys Church, North Street, OSM EX11 1DR	Granted
19/1747/AGR	Land at Cadhay Lane, OSM	Granted
18/2824/FUL	The Salvation Army, Hind Street, OSM EX11 1BW	Granted

P/19/12/07

TO CONSIDER AND DETERMINE OBSERVATIONS ON THE FOLLOWING PLANNING APPLICATIONS

<u>Reference</u>	<u>Applicant</u>	<u>Details</u>
i.) 19/2046/FUL	Mr S Philips	Conversion of existing garage/store to B1 use and change of use of first floor to provide 2 no. apartments 8 Mill Street, Ottery St Mary EX11 1AD

Two owners of neighbouring properties explained their on-going concerns for this application which included:

- It is not clear whether the building is being converted, modified or partially rebuilt
- Suggests that the building's existing roof is slate when it is corrugated asbestos sheet so there is a concern when removed
- There is a narrow courtyard and the proposed windows running along a passageway facing the East elevation are now unobscured and facing into their homes so there is a light pollution issue with no privacy for either home, having a harmful effect on the living conditions
- Noise intrusion which would have a negative impact and is overbearing on the three neighbouring homes

Town Council Comments:

The Town Council does not support this application on the grounds of contrary to the Neighbourhood Plan, page 26, Policy NP2 paragraph 6 (protects the amenity of neighbouring properties) and the East Devon Local Plan, page 161, D1 and particularly the impact of the two non-fixed and non-opaque windows on the east elevation which would have a significant detrimental effect on the three neighbouring properties, Hind Cottage, Hideaway and The Retreat which are very close to the application site.

ii.) 19/2233/FUL	Mrs A Broadhurst	Change of use of barn to dwelling Coldharbour Farm, East Hill, OSM EX11 1QL
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Town Council Comments:

The Town Council does not support this application because it is building in the open countryside and does not serve as a barn worthy of conversion to a dwelling.

iii.) 19/2564/FUL Mr A Nichol **Construction of first floor rear extension**
Gosford Barn, Gosford, OSM EX11 1LX

Town Council Comments:

The Town Council recommends approval of this application

iv.) 19/2607/FUL Mr Neil Rutter **Proposed single and two storey extension to rear, raised patio and porch**
10 Hayne Close, Tipton St John, Sidmouth
EX10 0BA

Town Council Comments:

The Town Council supports this application and recommends approval

v.) 19/2631/FUL Mr S Vincent **Construction of general purpose agricultural building**
Holcombe Park, Holcombe Lane, Ottery St Mary
EX11 1PG

Town Council Comments:

The Town Council supports this application and recommends approval

P/19/12/08

TO RECEIVE COUNCILLORS' QUESTIONS RELATING TO PLANNING MATTERS

Cllr Dobson enquired about Salston Manor and whether anyone had any news on the development as no-one seems to be working on it. It was agreed that the Town Council would write to East Devon District Council (EDDC) to request an update on the situation.

P/19/12/09

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

The meeting ended at 10.41am

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