

WEST DEVON DEVELOPMENT MANAGEMENT AND LICENSING COMMITTEE



Minutes of a meeting of the **West Devon Development Management and Licensing Committee** held on **Tuesday, 18th September, 2018** at **10.00 am** at the **Chamber - Kilworthy Park**

Present: **Councillors:**

Chairman Cllr Sanders
Vice Chairman Cllr Roberts

Cllr Baldwin
Cllr Hockridge
Cllr Moyse
Cllr Pearce

Cllr Cann OBE
Cllr Mott
Cllr Parker
Cllr Yelland

In attendance:

Councillors:

Officers:
CoP Lead – Development Management
Planning Specialists
Senior Specialist – Housing
Solicitor

12. **Declarations of Interest** ***DM&L 12**

Members were invited to declare any interests in the items of business to be considered and the following were made:

Cllr J Yelland declared a Personal Interest in application **1771/17/FUL**: New dwelling – Land adjacent to 10 Upper Crooked Meadow, Okehampton, by virtue of being the Ward Member and a member of Okehampton Town Council. Cllr Yelland confirmed that she had abstained from the vote on the application when it was discussed at the Town Council, and she took part in the debate and vote on the application at this meeting;

Cllr T G Pearce declared a personal interest in all applications by virtue of being a Member of the Devon Building Control Partnership. He remained in the meeting and took part in the debate and vote on the item.

13. **Confirmation of Minutes**

***DM&L 13**

The Minutes of the Development Management and Licensing Committee Meeting held on 14 August 2018 were confirmed and signed by the Chairman as a correct record.

14. **Planning Applications**

***DM&L 14**

The Committee considered the applications prepared by the Development Management Specialists and considered also the comments of Town and Parish Councils together with other representations received, which were listed within the presented agenda reports and summarised below, and **RESOLVED**:

(a) Application No: 0989/17/FUL Ward: Hatherleigh

Site Address: Hele View, Meeth, Devon, EX20 3QN
Erection of 6no. supported living units of accommodation

Case Officer Update: None

Speakers included: Objector: Mr Jon Smallwood: Supporter – Mr Rob Constance: Parish Council representative – Cllr William Knapman; local Ward Members – Cllrs Kimber and McInnes

RECOMMENDATION: Refusal

COMMITTEE DECISION: Refusal

(b) Application No: 1771/17/FUL Ward: Okehampton South

Site Address: 10 Upper Crooked Meadow, Okehampton, EX20 1WW
New dwelling

Case Officer Update: Following questions raised at the site inspection, the Case Officer confirmed that the land was shown on the estate approval from 2002 as potential future access to neighbouring land and a condition required its retention. File correspondence refers to possible future use as access to a car park for leisure use on the land to the south. 16 years have passed and no development had been proposed on that site to the south, nor was it included in the JLP for future development. There were no planning policy grounds that gave justification for retention of the site under those circumstances. The

second update related to a question regarding PD rights, and it was confirmed that it would be possible for boundary fencing to be erected between the site and neighbouring properties up to 2m high, as PD rights had not been withdrawn.

RECOMMENDATION: Conditional Approval

COMMITTEE DECISION: Conditional Approval

Conditions:

1. Time Limit
2. In accordance with Approved Plans
3. Drainage (Grampian Condition)
4. Parking and Garaging provided and retained
5. Samples of materials including walls roof and hard surfacing
6. PD rights removed (open plan estate)
7. PD rights removed extensions (gardens of limited size/neighbour impacts/drainage impacts)
8. Boundary details and landscaping details required
9. Side windows obscure glazed/non-openable unless the method of opening is agreed in advance
10. CEMP including photo survey

NB: Cllr Cann OBE asked that it be noted that he had been prevented from voting on this application as he had left the room during the discussion and had missed part of the debate.

15. **Planning Appeals Update**

***DM&L 15**

The Committee received and noted the updated list of Planning Appeals including Enforcement Appeals.

16. **Adoption of procedures and fees in relation to the Animal Welfare (Licensing of Activities Involving Animals) (England) Regulations 2018**

DM&L 16

The Committee was presented with a report that sought to recommend that Council approve new procedures and fees in relation to the Animal Welfare (Licensing of Activities Involving Animals) (England) Regulations 2018.

The Senior Specialist Environmental Health presented the report and responded to questions.

It was then:

RESOLVED that Council be **RECOMMENDED**:

1. That the adoption of the discretionary powers contained within the Animal Welfare Act 2006, and the Animal Welfare (Licensing of Activities Involving Animals) (England) Regulations 2018, be

adopted, and decisions in relation to the determination of licences and enforcement action be delegated to the Community of Practice Lead for Environmental Health and Licensing by 1 October 2018;

2. That the Council's Constitution be amended to reflect a new sub-committee structure to consider objections to conditions on an Animal Licence; and
3. That having reviewed the proposed fees table, the fees and charges in relation to animal licensing as of 1 October 2018 be adopted.

The Meeting concluded at 12.10 pm

Signed by:

Chairman
