



BISHOPSTEIGNTON PARISH COUNCIL

MINUTES PLANNING COMMITTEE MEETING HELD 7.00PM 26 JUNE 2023 AT COMMUNITY CENTRE, SHUTE HILL

2954 MEETING GOVERNANCE

ATTENDANCE: Committee Cllrs. Merritt (Chair), Edwards, Gateshill, Gill, Grumble, Hanafin, Head & Vooght. (8/8). Clerk: Mrs. K. Ford, plus 5 members of the public.

APOLOGIES: None

DOI: None

ORDER OF BUSINESS: No change to the agenda.

RATIFICATION OF MINUTES: It was proposed, seconded and unanimously agreed to resolve the draft minutes as a true and correct record of the proceeding of the Planning Committee meeting held 17.04.23. **RESOLVED.**

2955 COMMITTEE GOVERNANCE

.01 **Election of a Committee Chair:** Cllr. Head nominated Cllr. Merritt to continue in the role of Chair of this committee. This was seconded by Cllr. Edwards. There were no further nominations. Agreed unanimously therefore **RESOLVED.**

.02 **Committee Terms of Reference:** Members considered the draft TOR which had been circulated prior to the meeting. It was proposed by Cllr. Hanafin and seconded by Cllr. Vooght, to adopt this document with immediate effect. Agreed unanimously therefore **RESOLVED.**

2956 LPA DECISION NOTIFICATIONS

Recent notifications received from the Local Planning Authority had been reported to members prior to the meeting, these were noted with nothing further added. Full list to be uploaded to the BPC website for public information.

2957 NEW APPLICATIONS

The following applications were considered, and it was **RESOLVED** for the comments below to be sent to Teignbridge District Council as the Local Planning Authority:

- .01 **APP REF:** 23/00868/REM - Bishopsteignton Scout and Guide Headquarters, Radway Hill
PROPOSAL: Reserved matters application (specifying all matters) for a dwelling pursuant to outline planning permission 20/01321/OUT (Outline - demolition of existing scout meeting hall and erection of up to two dwellings (all matters reserved for future consideration))

Following discussion, and hearing from both the applicant and an objecting neighbour, it was proposed and seconded that the following comment be submitted.

FOR: 4, AGAINST: 2, ABSTAINED: 2. Therefore **RESOLVED.**

BPC COMMENT: No objection provided the officer is satisfied with the height of the boundary fence, particularly to the north of the proposed building.

Please ensure due diligence is carried out for the safe removal of asbestos and other materials during the demolition and that the applicant strictly adhere to a demolition plan in accordance with building control monitoring and guidance.

- .02 **APP REF:** 23/00934/TPO - Land Opposite 20-21 Lawns End Bishopsteignton Devon TQ14 9PJ
PROPOSAL: BSHP025, Holm Oak: Fell

Following discussion, during which the clerk reported the opinion of the parish tree warden, Mr. Peter Hepworth, had been sought. Mr. Hepworth agreed with the proposed felling as the tree is diseased and

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rotting. He suggested a replacement is not planted in the same position, allowing the canopy from neighbouring trees to thrive and fill the gaps.

It was proposed and seconded that the following comment be submitted.

Agreed unanimously therefore **RESOLVED**.

BPC COMMENT: No objection. Bishopsteignton Parish Council would ideally like for a replacement tree to be planted, however not in the same location. It is hoped the applicant might find a suitable place within its curtilage.

.03 **APP REF:** 23/01034/HOU - 8 Stockmeadow Gardens Bishopsteignton Devon TQ14 9QJ

PROPOSAL: First floor garage extension to form an office

Following discussion, where a similar application for the same property was considered, acknowledging the applicant has address the concerns raised previously including the overlooking of properties in St Johns Close, it was proposed and seconded that the following comment be submitted.

FOR: 6, AGAINST: 1, ABSTAINED: 1, therefore **RESOLVED**.

BPC COMMENT: No objection.

2958 TEIGNBRIDGE TOWNS & PARISHES PLANNING FORUM

On behalf of Bishopsteignton Parish Council Cllr. Gateshill attended, and chaired, the most recent forum, held 21.06.23. He gave a brief verbal report of progress and the information provided in a slideshow by Ros Eastman, Business Manager – Strategic Place. The overall feeling of forum members is to re-establish the Teignbridge Association of Local Councils (TALC). As before, these meeting would take place in the chambers at TDC, a more suitable location for all attending. The clerk of the forum meeting has written to TDC Councillor Linda Goodman-Bradbury requesting this action, awaiting response.

2959 BAKERS YARD DEVELOPMENT

Cllr. Grimble reported intense activity at the site. Cllr. Hanafin, as a neighbour to the site confirmed this and stressed the problems raised including the creation of excessive dust and damage to personal property. The clerk reminded them to report all concerns to Teignbridge as the Local Authority responsible for Environmental Health, Building Control, and Planning Enforcement.

The clerk advised a revised application was expected imminently, and this will be circulated to members as soon as details are received.

2960 PUBLIC PARTICIPATION

.01 Mrs. Cawthraw, Chair of 1st Bishopsteignton Scouts, wished to note her appreciation to the clerk for prompting Mr. Goodhead - TDC solicitor, to recent correspondence regarding the covenant on The Lawns to which no response has been received.

.02 Cllr. Merritt gave a brief update on the latest plans for a meeting of the Teign Estuary Trail Liaison Group with relevant project officers and elected members from Devon County and Teignbridge District Councils and the Teign Estuary Trail Campaign Group. Currently the BPC representative on the liaison group are Cllrs. Merritt, Benham and Edwards. He wished for another members, to see this project through and asked all councillors to consider joining.

MEETING CLOSED BY THE CHAIR AT 8.05PM

CHAIR:

DATE: