

**Northam Town Council – Minutes of the Planning Meeting held on Wednesday 8<sup>th</sup> November 2017 in the Council Chamber, Town Hall, Windmill Lane, Northam at 6.00 pm**

**Present:** Cllrs Hames (Chairman), Berryman, Davis, Eastman, Hancock, Leather, Sherborne and Tisdale.

**In attendance:** Miss A Kendall, Administration Officer  
Member of the public

**1711/653 Apologies**

Apologies were recorded on behalf of Cllrs Brading and Edwards.

**1711/654 Chairman's announcements**

- The Chairman informed the meeting that a member of the public was carrying out audio recording.
- The Chairman reminded Members that the Committee had written to Torridge District Council about the SHLAA process last year. It was **agreed** to write asking for an update if the letter was sent more than one year ago. The Admin Officer will check the date of the letter and add an item to the next agenda.
- Cllr Davis reported that an outline application for 550 homes in Bideford was approved at the Torridge Plans Committee.

**1711/655 Declarations of interest**

Members were reminded that all interests should be declared prior to the item being discussed.

**1711/656 To agree the agenda as published**

It was **resolved** to agree the agenda as published

Proposed: Cllr Leather, Seconded: Cllr Tisdale (all in favour)

**1711/657 To confirm and sign the minutes of the Planning meeting held 25<sup>th</sup> October 2017**

It was **resolved** to confirm and sign the minutes as a correct record.

Proposed: Cllr Eastman, Seconded: Cllr Berryman (majority in favour with 2 abstentions as Members not present)

**1711/658 Public Participation**

*It was noted that Members of the public are permitted to make representations, answer questions and give evidence in respect of any item of business included in the agenda. Each member of the public is entitled to speak once only in respect of business itemised on the agenda and shall not speak for more than 3 minutes. The period of time which is designated for public participation in accordance with standing orders shall not exceed 15 minutes.*

Member of the public did not wish to speak.

**1711/659 Torridge District Council Planning Applications:**

**Torridge District Council, the determining Authority, has asked for comments from this Town Council on the following planning applications: -**

*It was formally noted that participation of the Councillors who are also members of Torridge District Council in both the debate and subsequent vote (in respect of any of the applications below, were preliminary) was on the basis that the views expressed were based on information made available at the time to the Town Council. The District Councillors were reserving their final views on the applications until they were in full possession of all the relevant arguments for and against.*

1/1009/2017/FUL

Location: Braddicks Holiday Centre, Merley Road, Westward Ho!  
 Applicant: Mr R Braddick  
 Proposal: Demolition of 19 holiday chalets and replacement with 21 static holiday caravans  
 It was **resolved** to recommend that this application be approved.  
 Proposed: Cllr Davis, Seconded; Cllr Tisdale (all in favour)

1/1013/2017/FUL

Location: Brooklands, Laundry Lane, Northam  
 Applicant: Mr & Mrs Munday  
 Proposal: Erection of new dwelling  
 It was **resolved** to recommend that this application be approved.  
 Proposed: Cllr Leather, Seconded; Cllr Tisdale (majority in favour with 1 abstention)

1/1020/2017/FUL

Location: Land Opposite 15 New Quay Street, Appledore  
 Applicant: Mr & Mrs Hudson  
 Proposal: Variation of condition 2 of permission 1/0650/2015/FUL (amended garage door details and retention of small section of wall)  
 It was **resolved** to recommend that this application be refused as per the comments made previously. The garage would be in a dangerous position for access and would impact on the street scene and on the Conservation Area. In addition, Members agreed with the comments made by County Council Highways stating that the door should be a vertical roller design for safety reasons.  
 Proposed: Cllr Tisdale, Seconded; Cllr Davis (all in favour)

1/1022/2017/FUL

Location: Brockwood, 90A Bay View Road, Northam  
 Applicant: Mr & Mrs Ralph  
 Proposal: Erection of conservatory  
 It was **resolved** to recommend that this application be approved.  
 Proposed: Cllr Tisdale, Seconded; Cllr Davis (all in favour)

1/1034/2017/FUL

Location: 3 Pebble Close, Westward Ho!  
 Applicant: Mr & Mrs Shapland  
 Proposal: Rear single storey bedroom extension  
 It was **resolved** to recommend that this application be approved.  
 Proposed: Cllr Leather, Seconded; Cllr Tisdale (all in favour)

1/1038/2017/FUL

Location: Beach Kitchen, Westbourne Terrace, Westward Ho!  
 Applicant: Mr Birch  
 Proposal: Demolition of existing cafe and erection of new cafe with seasonal staff accommodation  
 It was **resolved** to recommend that this application be approved.  
 Proposed: Cllr Tisdale, Seconded; Cllr Leather (all in favour)

1/1041/2017/FULM

Location: Land at Golf Links Road, Westward Ho!  
 Applicant: Mr Smith  
 Proposal: Removal of Condition 5 of 1/0465/2017/FULM (construction of roof garden)

It was proposed by Cllr Tisdale and seconded by Cllr Davis to recommend that this application be approved subject to there being appropriate screening on the South, West and East sides to reduce overlooking of the neighbouring apartments. There were two votes in favour and six against.

It was **resolved** that Committee cannot make any comment at this time as the plans available via the online documents were unreadable. The Admin Officer will send a screen shot to the Planning Officer at Torridge and place the application on the next agenda.

Proposed: Cllr Leather, Seconded; Cllr Hancock (majority in favour with 2 abstentions)

1/1091/2017/FUL

Location: 6A Staddon Road, Appledore

Applicant: Mr R Jenkins

Proposal: Removal of Condition 5 of Planning Approval 1/0687/1978/OUT - Relating to parking provision for two car parking spaces  
It was **resolved** to recommend that this application be approved.  
Proposed: Cllr Leather, Seconded; Cllr Davis (all in favour)

1/1092/2017/FUL

Location: 9 Greenacre Close, Northam

Applicant: Mr Daniel

Proposal: Rear single raised platform incorporating first floor balcony  
It was **resolved** to recommend that this application be approved.  
Proposed: Cllr Davis, Seconded; Cllr Tisdale (majority in favour with 1 abstention)

1/1097/2017/FUL

Location: North Devon Surf School, Pebbleridge Road, Westward Ho!

Applicant: Mr & Mrs J Hillyer

Proposal: Variation of Condition 2 of Planning Approval 1/0693/2016/FUL (Re-positioning of external access stairs)  
It was **resolved** to recommend that this application be approved.  
Proposed: Cllr Tisdale, Seconded; Cllr Davis (all in favour)

1711/660

Torridge District Council, the determining Authority, has asked for comments from the Town Council on the following application for a Certificate of Lawful Development:

**Please note that the submissions are not planning applications.** Only comments relating to the accuracy or otherwise of the statements made are required, **not** comments relating to the planning merit of the developments.

1/1010/2017/CPL

Location: 35 Taylor Crescent, Westward Ho!

Applicant: Mr & Mrs Taylor

Proposal: Proposed conservatory

It was **agreed** to comment that Members believe that the statements are correct.

1/1033/2017/CPE

Location: Land at Commodore Close, Westward Ho!

Applicant: N/A

Proposal: Certificate of existing lawful development for use of land as development land (Housing)

It was **resolved** to comment that the land has always been and should remain public open space.

Proposed: Cllr Leather, Seconded; Cllr Eastman (all in favour)

1711/661

Torrige District Council – Planning Decisions

It was **agreed** to note that Torrige District Council, the determining Authority, has APPROVED the following applications with conditions as filed:

1/0826/2017/FUL

Location: Surf Bay Leisure, Beachside Holiday Park, Merley Road, Westward Ho!

Proposal: Variation of Condition 2 of permission 1/0615/2013/FUL in respect of 2 new holiday apartments building (amendments to elevational treatments, timber cladding, new lean-to store, extended terrace and balustrading)  
(*Northam recommended approval*)

1/0839/2017/FUL

Location: Furzebank, Limers Lane, Northam

Proposal: Proposed extensions and alterations including replacement garage  
(*Northam recommended approval*)

1/0842/2017/FUL

Location: Two Rivers, Torrige Road, Appledore

Proposal: Demolition of dwelling and erection of two new dwellings along with new retaining wall to accommodate parking provision and bin storage (Amended elevations and plans)  
(*Northam recommended refusal*)

1/0849/2017/FUL

Location: Dane House, Churchill Way, Northam

Proposal: Rear single storey extension incorporating first floor balcony  
(*Northam recommended approval*)

1/0850/2017/FUL

Location: 27 Staddon Road, Appledore

Proposal: Proposed loft and garage extensions  
(*Northam recommended approval*)

1/0851/2017/FUL

Location: 25 Staddon Road, Appledore

Proposal: Proposed loft and garage extensions  
(*Northam recommended approval*)

1/0865/2017/FUL

Location: 49 Richmond Park, Northam

Proposal: Proposed extensions  
(*Northam recommended approval*)

There being no further business the meeting closed at 6.58 pm

Signed..... Dated.....