**PLANNING & ENVIRONMENT COMMITTEE MEETING**

**HELD ON 12TH JUNE 2023 AT 6:15PM**

**Present:**

Cllr U Arnold Cllr E Kelly

Cllr S Brooke Cllr S Simmons

Cllr M Evans Cllr C West

**In attendance:**

The Town Clerk

The Assistant Town Clerk

Cllr C Burton

A member of the Resident’s Association.

A member of the Neighbourhood Watch Association.

*The meeting was opened by Cllr Evans.*

**PL.23/72 Apologies for absence**:

Cllr Kennedy – Personal commitment.

**PL.23/73 Declarations of Interest and Requests for Dispensations**

 Cllr Kelly declared a personal interest in item PL.23/76 d (23/00791/FUL).

**\*\*Public Participation:**

A member of the Resident’s Association raised potential concerns in relation to inappropriate parking on the public highway, following approval of permission of application 22/01562/FUL.

**PL.23/74 Minutes:**

i) The minutes of the meeting held on 30th May 2023 *(\*copy previously circulated)* were confirmed as a correct record and were approved.

ii) The Town Clerk advised members that Cllrs Fletcher and Mills have reviewed the Environment Policy and put forward amendments to be tabled at the next meeting.

*Cllr West joined the meeting at 6:17pm, and chaired the meeting thereafter.*

**PL.23/75****Standing Item – Climate and Ecology Emergency:**

Membersnoted the Council Declaration and the need to embed the climate emergency declaration across all Council services, activities, plans and other relevant work, considering the environmental impact of decisions, ensuring a fully integrated approach to mitigating the impact of climate change**.**

**PL.23/76 Consideration of Planning Applications**:

**a) 23/00794/REM** (*Deferred Application*) Approval of details for a dwelling (approval sought for appearance, landscaping, layout and scale); Self build plot 1, Marriott Way, Bovey Tracey.

**Resolved:** No objection.

TDC Applications listed to 19.05.23:

**b) 23/00783/FUL** Two dwellings; The Garden Flat, 59B Fore Street, Bovey Tracey*.*

**Resolved:** Members object to the application in accordance with Policies B&E1 (Change of Use) and B&E2 (Subdivision of existing buildings) of the Bovey Parish Neighbourhood Plan as it has not been demonstrated that the premises have been widely marketed, at a market price, over a continuous period of at least 12 months. Furthermore, in relation to Policy T5 (parking general) no assessment has been submitted.

**c) 23/00841/HOU** Annexe to dwelling; 13A Fore Street, Bovey Tracey.

**Resolved:** No objection, however members noted that the plans continue to make additional reference to the ‘extension’ and therefore wish to be clear that the observations (no objection) relate solely to the annexe.

TDC Applications listed to 26.05.23:

**d) 23/00791/FUL** Balcony to south with fire escape, and window change to door; 18 Torview, Flat 4 East Street, Bovey Tracey.

**Resolved:** No objection.

TDC Applications listed to 02.06.23:

**e) 23/00771/HOU** Single storey extension to rear and alterations including annex; The Bibbery, Higher Bibbery, Bovey Tracey.

**Resolved:** No objection.

**f) 23/00803/FUL** Proposed storage building; Unit 2, Roundhead Road, Heathfield Industrial Estate, Bovey Tracey.

**Resolved:** No objection.

**g) 23/00905/HOU** Proposed extension; The Cottage, 14 Sett Close, Bovey Tracey.

**Resolved:** No objection.

**PL.23/77 Applications Delegated to the Town Clerk:**

 None.

**PL.23/78** **Planning Decisions:**

 Members noted the following planning decisions:

**a) Approvals:** TDC:

**i) 22/01562/FUL** Change of use from car showroom/garage (sui generis) to hot food takeaway (sui generis) together with installation of extraction and ventilation equipment, replacement shopfront and external alterations at rear; Dartmoor Garage, Station Road, Bovey Tracey (Observations: No objection, subject to: i) further consideration being given to reducing the end of day opening hours so as not to impact on the neighbouring residents, ii) external signage to be appropriate for a Conservation Area and must not have a negative impact on the area/listed building(s) and iii) no adverse concerns being raised by DCC Highways as observations are made about the potential for parking/stopping outside on the Highway at peak times, noting that only 4 visitor spaces are being allocated.

**ii) 23/00557/REM** Approval of details for a dwelling (approval sought for appearance, layout, landscaping and scale); Self build plot 7, Marriott Way, Bovey Tracey (Observations: No objection).

**b) Refusals:** TDC:

**iii) 23/00102/CLDE** Certificate of Lawfulness for existing use of barn and land as part of residential curtilage; Little Bovey Bungalow, Bovey Tracey (Observations: Noted, no observations issued).

**iv) 21/02896/FUL** Erection of a building to form two units of holiday accommodation; Moorwood, Bovey Tracey (Observations: Objection as the 2018 approval was conditioned to ensure that the dwelling is only occupied by persons connected with agriculture or forestry as the site is located where development would not normally be permitted).

**PL.23/79 General Planning Matters brought forward by Councillors**: *(For information only)*

 **Cllr Evans** provided an update following a site visit with Cllr West around the planning application for the proposed Lidl Store.

**Cllr West** highlighted that the self-assessment for the ‘20’s Plenty’ campaign will be considered at the next meeting and that the Town Clerk will circulate the assessment form ahead of the meeting.

Meeting closed at 7:08pm