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ALL PLANNING APPLICATIONS CAN BE VIEWED ONLINE AT WWW.TORRIDGE.GOV.UK­

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**NORTHAM TOWN COUNCIL**

**TOWN HALL**

**WINDMILL LANE**

**NORTHAM**

**DEVON**

**EX39 1BY**

Town Clerk: Mrs Jane Mills MILCM

Telephone: 01237 474976

E-mail townclerk@northamtowncouncil.gov.uk

To: All Members of the Northam Town Council Planning Committee

Cc: All Northam Town Councillors

**You are hereby summoned to attend a Planning Meeting on THURSDAY 23rd June 2022 at 6.30pm, which will be held in the Town Hall Council Chamber.**

***Members of the public will be admitted at the start of the meeting.***

The Agenda for the meeting is set out below.

Date of issue: **16th June 2022**

**M J Mills**

Mrs Jane Mills MILCM

Town Clerk

The following are Members of the Planning Committee:

Cllrs Davis, Hames, Hodson, Manley, Newman-McKie, Sargent and Tisdale plus the Mayor (ex-officio). one vacancy.

All Members of the Council are entitled to attend.

**AGENDA**

**1 Apologies**

**2 Chairman’s Announcements**

**3 To agree the agenda as published**

**4 Declarations of interest:**

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

**5 To confirm and sign the minutes of the Planning Meeting held 9th June 2022** *(herewith)*

**6 Public Participation**

*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 4 minutes. The period of time which is designated for public participation in accordance with standing orders shall not exceed 20 minutes.*

**7 Torridge District Council Planning Applications:**

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

i) [**1/0531/2022/FUL**](https://publicaccess.torridge.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=RC63G3QKKFZ00) Applicant: Mr & Mrs Cullinan

Location: Coastline, 6 Pebbleridge Road, Westward Ho!

**Response date: 25th June 2022**

Proposal: Proposed alterations and loft conversion with balconies.

ii) [**1/0530/2022/FUL**](https://publicaccess.torridge.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=RC63F2QKKFX00) Applicant: K & J Harold

Location: 20 Goodwood Park Road, Northam

**Response date: 25th June 2022**

Proposal: Garage conversion, new windows and bi-fold doors.

iii) [**1/0443/2022/FUL**](https://publicaccess.torridge.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=RAY3QQQK0BO00) Applicant: T Bowden.

Location: 1 Pitt Avenue, Appledore

**Response date: 30th June 2022**

Proposal: Proposed side extension. (resubmission of 1/0667/2018/FUH)

iv) [**1/0252/2022/OUTM**](https://publicaccess.torridge.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=R88A2WQKJDL00) **re-consultation**  Applicant: NG Homes SW

Location: Land Off Cornborough Road, Westward Ho!

**Response date: 4th July 2022**

Proposal: Outline application for the erection of up to 400 dwellings, amenity open space, footpath links, associated landscaping and infrastructure works with all matters reserved except access (Affecting a Public Right of Way) (Amended Site Plan)

v) [**1/0555/2022/FUL**](https://publicaccess.torridge.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=RCFXKYQK0BA00) Applicant: Not available

Location: 28 Staddon Road, Appledore

**Response date: 2nd July 2022**

Proposal: First floor roof extension, flat roof ground floor rear extension, internal alterations, external works including extended front patio and 2 no. parking spaces.

vi) [**1/0536/2022/FUL**](https://publicaccess.torridge.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=RCBNGEQKKGP00) Applicant: C Williams

Location: 29 Staddon Road, Appledore

**Response date: 1st July 2022**

Proposal: Proposed extension to dwelling.

vii) [**1/0343/2022/FUL**](https://publicaccess.torridge.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=R9LI1ZQKJPT00) **re-consultation**  Applicant: S Morris

Location: 43 Staddon Road, Appledore

**Response date: 1st July 2022**

Proposal: Demolition of single dwelling and replacement with new energy efficient single dwelling with associated landscape works (Amended plans and additional supporting information).

viii) [**1/0542/2022/FUL**](https://publicaccess.torridge.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=RCC1F8QKKH800) Applicant: Not available

Location: Land At Grid Reference 244435 129290, Tadworthy Road

**Response date: 1st July 2022**

Proposal: Demolition of existing barn, erection of a new dwelling, access and drainage arrangements, change of use of lane to residential.

ix) [**1/0537/2022/FUL**](https://publicaccess.torridge.gov.uk/online-applications/applicationDetails.do?activeTab=details&keyVal=RCBNH4QKKGR00) Applicant: G Loft

Location: 30 Highfield, Northam

**Response date: 1st July 2022**

Proposal: Proposed extension to the south elevation.

**8 Torridge District Council Planning Decisions**

Torridge District Council, the determining Authority, has **granted permission** for the following applications with conditions as filed:

i) 1/0409/2022/FUL

Proposal: 2 story extension and internal alterations.

Location: Kings Head Cottage, Fore Street, Northam

(Northam recommended approval)

ii) 1/0287/2022/ADV

Proposal: Part retrospective application for the erection of 3x 5.2m high flag poles and 47m x 2.2m hoarding

Location: Land At Grid Reference 242982 128437, Cornborough Road, Westward Ho!

(Northam recommended approval)

iii) 1/0438/2022/FUL

Proposal: Replacement greenkeepers building and demolition of part of existing greenkeepers building

Location: Royal North Devon Golf Club, Westward Ho!

(Northam recommended approval)

iv) 1/0452/2022/FUL

Proposal: Removal of existing flat roof to replace with new raised flat roof and conversion of garage to living accommodation.

Location: 34 Swanswood Gardens, Westward Ho!

(Northam recommended approval)

v) 1/0304/2022/FUL

Proposal: Proposal for an infill porch below an existing projecting upper floor bay window.

Location: 6 St Margarets Court, Lakenham Hill, Northam

(Northam recommended approval)

vi) 1/0393/2022/FUL

Proposal: New dwelling (Variation of condition 2 of Planning Approval 1/0879/2020/FUL)

Location: Land At Hilltop Road, Bideford

(Northam recommended approval)

vii) 1/0390/2022/FUL

Proposal: Erection of single storey extension with balcony

Location: Pine Cottage, Conybeare Drive, Northam

(Northam recommended approval)

viii) 1/0390/2022/FUL

Proposal: Erection of single storey extension with balcony

Location: Pine Cottage, Conybeare Drive, Northam

(Northam recommended approval)

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**Northam Town Council – Minutes of the Planning Meeting held 9th June 2022 at 6.30 pm in the Council Chamber, Windmill Lane, Northam.**

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**Present:** Cllrs Davis (Chairman), Hames, Mrs Hodson, and Sargent.

**In attendance:** Guy Langton – Deputy Town Clerk

**2206/093 Apologies**

Apologies were recorded on behalf of Cllrs Miss Manley, Newman-McKie, Laws and Tisdale.

**2206/094 Chairman’s Announcements**

It was noted that the applicants for proposal 1/0321/2022/FUL, to erect three dwellings at Torridge Road had lodged an appeal on the grounds of non-determination.

**2206/095 To agree the agenda as published**

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

Proposed: Cllr Hames, Seconded Cllr Davis (all in favour).

**2206/096 Declarations of interest:**

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

**2206/097 To confirm and sign the minutes of the Planning Meeting held 26th May22**

It was **resolved** to approve the minutes, which were signed by the Chairman.

Proposed: Cllr Hodson, Seconded Cllr Sargent (all in favour).

**2206/098 Public Participation**

No members of the public attended the meeting.

**2206/098 Torridge District Council Planning Applications:**

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

i) **1/0453/2022/FUL** Applicant: J Ryan

Location: 105 Atlantic Way, Westward Ho!

**Response date: 11th June 2022**

Proposal: Erection of a 2-stroey extension.

It was **resolved** to recommend the proposal be approved.

Proposed: Cllr Hames, Seconded: Cllr Davis (all in favour).

ii) **1/0486/2022/FUL** Applicant: Mr & Mrs Pincombe

Location: 18 Orchard Close, Bideford

**Response date: 11th June 2022**

Proposal: First floor extension over existing garage, rear extension on to former conservatory and associated works.

It was **resolved** to recommend the proposal be approved.

Proposed: Cllr Davis, Seconded: Cllr Hames (all in favour).

iii) **1/0472/2022/FUL** Applicant: M White

Location: Fernlea, 5 Lea Terrace, Appledore

**Response date: 11th June 2022**

Proposal: Replacement Garage.

It was **resolved** to recommend the proposal be approved.

Proposed: Cllr Hames, Seconded: Cllr Davis (all in favour).

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**2206/099 Planning Proposal Withdrawals**

It was noted that Torridge District Council, the determining Authority, has informed the Town Council that the following applications have been **withdrawn**:

i) 1/0353/2022/FUL

Proposal: Proposed Roof Terrace

Location: 21 Lundy View, Northam

(Northam recommended approval)

**2206/100 Torridge District Council Planning Decisions**

It was noted that Torridge District Council, the determining Authority, has **granted permission** for the following applications with conditions as filed:

i) 1/0366/2022/FUL

Proposal: Replacement Windows

Location: 3 Surf Cottages, Golf Links Road, Westward Ho!

(Northam recommended approval)

ii) 1/0339/2022/FUL

Proposal: Addition of a dormer loft extension to the rear

Location: Millers Rest, Torridge Road, Appledore

(Northam recommended approval)

iii) 1/1233/2021/FUL

Proposal: Residential development of 138 dwellings consisting of 120 houses, 14 bungalows and 4 flats along with an allotment site, public open space and associated infrastructure (Variation of condition 2 of planning permission 1/0490/2020/FULM - Substitution of Type H houses with Type J houses)

Location: Land Between Tadworthy Road And Golf Links Road, Westward Ho!

(Northam noted the variation proposal)

iv) 1/0238/2022/FUL & 1/0277/2022/LBC

Proposal: Conversion of outbuildings to form additional teaching space

Location: Claires Little Robins Day Nursery, Saunders House, Fore Street, Northam

(Northam recommended approval)

v) 1/1293/2021/OUT

Proposal: Proposed dwelling and the provision of 5 car parking spaces to serve Culloden House

Location: Land At Culloden House, Fosketh Hill, Westward Ho!

(Northam recommended approval)

vi) 1/1384/2021/FUL

Proposal: Proposed change of use from Bed and Breakfast use to 2 units of holiday accommodation

Location: Culloden House, Fosketh Hill, Westward Ho!

(Northam noted the variation proposal)

vii) 1/1354/2022/FUL

Proposal: Proposed extension to dwelling and enclosure of swimming pool

Location: Sylvaner, Chircombe Lane, Northam

(Northam noted the variation proposal)

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viii) 1/1388/2021/FUL & 1/1389/2021/LBC

Proposal: Conversion of redundant agricultural building into a one bedroom dwelling

Location: Cleave Farm, Lower Cleave, Northam

(Northam recommended refusal)

ix) 1/1017/2021/REMM

Proposal: Application for reserved matters of layout, landscaping, scale and appearance for 40 no. dwellings, along with provision of new strategic footpath/cycleway, informal public open space and associated works pursuant to Outline Planning Permission 1/0906/2015/OUTM (Amended Plans)

Location: Land To The Rear Of Amberley Limers Lane Northam Devon

(Northam recommended refusal)

x) 1/0271/2022/FUL

Proposal: Erection of detached dwelling and detached garage (Resubmission of application 1/1093/2021/FUL)

Location: Koversada, Diddywell Road, Appledore

(Northam recommended refusal)

xi) 1/0228/2022/FUL

Proposal: Alterations including east side extension and new second floor accommodation

Location: 19, Dudley Way, Westward Ho!

(Northam noted the proposal)

xii) 1/0228/2022/FUL & 1/0314/2022/LBC

Proposal: Internal alterations and a single storey rear extension

Location: 15 The Quay, Appledore

(Northam noted the proposal)

xiii) 1/0235/2022/FUL

Proposal: Erection of one (1) dwelling

Location: Hillcote West, First Raleigh, Bideford

(Northam recommended approval)

xiv) 1/0294/2022/FUL

Proposal: Erection of raised decking to rear of dwelling

Location: 14, Greenacre Close, Northam

(Northam recommended approval)

xiv) 1/0382/2022/FUL

Proposal: Proposed ground floor rear and side extension and alterations

Location: Wintor House, Pitt Hill, Appledore

(Northam recommended approval)

xv) 1/0323/2022/FUL

Proposal: Retrospective application for the change of use from holiday unit to an annexe to the main dwelling house (Affecting a Public Right of Way) (Resubmission of 1/1012/2021/FUL)

Location: Flagstaff House, Lower Cleave, Northam

(Northam recommended approval)

There being no further business the meeting finished at 6.55pm.

Signed:\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ Dated \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_