

**Northam Town Council – Minutes of the Planning Meeting held 11th August 2021 at 6.00 pm
In the Council Chamber, Windmill Lane, Northam**

Present: Cllrs Davis (Chairman), Miss Manley, Newman McKie, Hames, Shelley and Tisdale

In attendance: Mrs M J Mills – Town Clerk
Mrs P Moores – Assistant Town Clerk

2108/459 Apologies

Apologies were recorded on behalf of Cllrs Mrs Hodson and Sargent

2108/460 Chairman's announcements

There were none.

2108/461 Declarations of interest

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

2108/462 To agree the agenda as published

It was **resolved** to agree the agenda as published after bringing forward item 7 (vii)
Proposed: Cllr Davis, Seconded: Cllr Tisdale (all in favour)

2108/463 To confirm and sign the minutes of the Planning meeting held 11th August 2021

It was **resolved** to confirm and sign the minutes of the Planning meeting held 11th August 2021 as a correct record.
Proposed: Cllr Hames, Seconded: Cllr Miss Manley (majority in favour, 4 abstentions, not present at the meeting)

2108/464 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 4 minutes. The period of time which is designated for public participation in accordance with standing orders shall not exceed 20 minutes. No members of the public were present.

2108/465 Torridge District Council Planning Applications:

Torridge District Council, the determining Authority, has asked for comments from the 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.

vii) [1/0880/2021/FULM](#)

- Location: Land To The West Of Buckleigh Road, Westward Ho!,
 Applicant: Chichester Homes Developments Ltd
 Proposal: Erection of 125 new dwellings and associated works including site access
 It was proposed by Cllr Shelley and seconded by Cllr Hames to recommend refusal on the grounds that
- the percentage of affordable housing is unknown;
 - the properties are lacking in contextual character and exhibit uniformity in materials and finishes;
 - there is a lack of community space.
 - Concerns were expressed over traffic impact on Buckleigh Road;
 - the transport statement was considered weak regarding alternative transport;
 - there are no bungalows included in the proposal and
 - concerns were expressed about the three storey properties.

There was a further proposal to recommend approval, proposed by Cllr Tisdale and seconded by Cllr Newman-McKie. Votes were 2 in favour, 3 against and 1 abstention so this proposal failed.
 A vote was taken on the first proposal with 3 in favour, 2 against and 1 abstention and it was so **resolved**.

i) [1/0651/2021/FUL](#)

- Location: Coast House, College Close, Westward Ho!
 Applicant: S Matthews
 Proposal: Internal alterations to roof void including dormer window to front with bifolding/sliding doors and Juliet balcony, first floor extended balcony to front, Insertion of bifolding doors (front and rear) at ground floor level and ancillary works to garden comprising wooden (oak) raised beds and kitchen bar.
 It was **resolved** to recommend that this application be approved
 Proposed: Cllr Shelley, Seconded: Cllr Tisdale (all in favour)

ii) [1/0864/2021/ADV](#)

- Location: Swiss Cottage, Heywood Road, Bideford
 Applicant: B Braddick
 Proposal: No.1 x Fascia Sign and No.1 ground mounted 'V' sign.
 It was **resolved** to recommend that this application be approved.
 Proposed: Cllr Miss Manley, Seconded: Cllr Tisdale (all in favour)

iii) [1/0697/2021/FUL – re-consultation](#)

- Location: 29 Century Drive, Northam
 Applicant: Mr & Mrs Roberts
 Proposal: Alterations and raising of roof height to create additional accommodation.
 It was agreed to note this application.

At this juncture Cllr Tisdale left the meeting.

iv) [1/0872/2021/FUL](#)

- Location: 13 Century Drive, Northam
 Applicant: Mr & Mrs Brown
 Proposal: Proposed refurbishment of dwelling, including an extension to the rear & raising the ridge height of the roof. Associated landscaping & creation of off-street parking to the front of the dwelling.

It was **resolved** to recommend that this application be refused on the grounds that the increase in height of the roof line will set a precedent and be detrimental to the street scene and concerns were also expressed about overlooking.

Proposed: Cllr Newman McKie, Seconded: Cllr Davis (all in favour)

v) [1/0890/2021/FUL](#)

Location: Carleton House, Buckleigh Road, Westward Ho!

Applicant: K Ellicott

Proposal: Proposed extension to provide additional living accommodation.

There was a proposal from Cllr Hames that the application be refused on the grounds that it adversely affects the character of the building. This was not seconded.

It was **resolved** to recommend that this application be approved subject to the use of like for like materials used for the existing building.

Proposed: Cllr Davis, Seconded: Cllr Newman-McKie (4 in favour, 1 against)

vi) [1/0843/2021/FUL](#)

Location: Land To The West Of Sandymere Road, Northam, Devon

Applicant: Mr Russell Jones

Proposal: Three detached dwellings with garages, access, landscaping and all other associated infrastructure

It was **resolved** to recommend that this application be approved.

Proposed: Cllr Shelley, Seconded: Cllr Miss Manley (4 in favour, 1 abstention)

viii) [1/0893/2021/FUH](#)

Location: 30 Atlantic Way, Westward Ho!,

Applicant: Mr & Mrs Manning

Proposal: Proposed second storey extension and alterations

It was **resolved** to recommend that this application be approved

Proposed: Cllr Miss Manley, Seconded: Cllr Newman-McKie (all in favour)

2108/466

Torrige District Council Planning Decisions

Members noted that Torrige District Council, the determining Authority, has granted permission for the following applications with conditions as filed, after removing a duplicate entry 1/0496/2021/FUL and amending 1/0707/2021/FUL to read (Northam recommended approval)

i) [1/0496/2021/FUL](#)

Proposal: Retrospective application for the conversion of an existing outbuilding to provide ancillary annexe accommodation

Location: 35 - 37 Nelson Road, Westward Ho!
(Northam recommended approval)

ii) [1/0563/2021/FUL](#)

Proposal: Conversion of existing playroom and office into a dwelling (C3) for holiday use

Location: 18 Kenwith Road, Bideford
(Northam recommended approval)

iii) [1/0496/2021/FUL](#)

Proposal: Retrospective application for the conversion of an existing outbuilding to provide ancillary annexe accommodation

Location: 35 - 37 Nelson Road, Westward Ho!
(Northam recommended approval)

- iv) 1/0570/2021/FUL
Proposal: Extension over existing garage.
Location: 19 Cornborough Road, Westward Ho!
(Northam recommended approval)

- v) 1/0693/2021/FUL
Proposal: Demolition of existing lean-to and erection of single storey side extension.
Location: Three Lights, Oxmans Lane, Northam
(Northam recommended approval)

- vi) 1/0483/2021/OUT
Proposal: Outline application for 1no. dwelling with all matters reserved except access.
Location: Land Adjacent To The Gate House, Daddon Hill
(Northam recommended refusal)

- vii) 1/0707/2021/FUL
Proposal: Insertion of 2no. dormer windows on side elevations
Location: Northesk, Avon Lane, Westward Ho!
(Northam recommended refusal)

- viii) 1/0692/2021/ADV
Proposal: Part retrospective application for 1 x hoarding sign
Location: Land At Bay View Road, Northam
(Northam recommended approval)

- ix) 1/0882/2021/TCA
Proposal: Removal of No.1 x T1-Cherry, No.2 x bay tree T3,T5, No.1 x Amelanchie, No.1 x Yew T6, No.1 x Apple T7, No.1 Unknown shrub T8 and No.1 x Fig Tree T9
Location: 2 Retreat Place, Appledore **(withdrawn)**

There being no further business the meeting finished at 6.53 pm

Signed: _____ Dated _____

DRAFT