

**Northam Town Council – Minutes of the Planning Meeting held 16<sup>th</sup> February 2023 at 6.30 pm in the Council Chamber, Windmill Lane, Northam.**

**Present:** Cllrs Davis (Chairman), Mrs Hodson, Laws, Newman-McKie and Tisdale.

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

**2302/874 Apologies**

Apologies were recorded on behalf of Cllrs Miss Manley and Sargent.

**2302/875 Chairmans Announcements:**

The Chairman made no announcements.

**2302/876 To agree the agenda as published**

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

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

**2302/877 Declarations of interest:**

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

**2302/878 To confirm and sign previous planning committee meeting minutes.**

It was **resolved** to confirm and sign the minutes of the Planning Committee Meeting held 2<sup>nd</sup> February 2023.

Proposed: Cllr Mrs Hodson, Seconded: Cllr Laws (majority in favour, two abstentions – absent from the meeting).

**2302/879 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.*

No members of the public were present.

**2302/880 To consider the request from *everything is somewhere* to meet with the Council.**

It was **resolved** to agree to offer a timed (45 minute) meeting to ***everything is somewhere*** to hear their plans for Richmond Dock in Appledore. This meeting would be prior to a scheduled meeting of the Planning Committee and in line with Council protocol, this meeting would be open to the public (as observers).

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

**Action: Deputy Town Clerk to contact *everything is somewhere*.**

**2302/881 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) **1/0031/2023/FUL**

Applicant: Mr & Mrs Heaman

Location: Grandmas, Chircombe Lane, Northam

Proposal: Replacement garage

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

Proposed: Cllr Tisdale, Seconded: Cllr Laws (all in favour).

- ii) **1/0290/2022/LBC** Applicant: Mrs Nockles  
 Location: Cross House, Fore Street, Northam  
 Proposal: Roof replacement and external and internal alterations.  
 It was **resolved** to recommend the proposal be approved.  
 Proposed: Cllr Newman-McKie, Seconded: Cllr Hames (majority in favour).
- iii) **1/0123/2023/OUT** Applicant: Mr Ashton  
 Location: Land At Rowena, Kingsley Road, Westward Ho!  
 Proposal: Outline application with all matters reserved for 1 no. dwelling (Variation of condition 4 of Planning Application 1/1142/2021/OUT) - Amendment to wording.  
 It was **resolved** to recommend the proposal be approved.  
 Proposed: Cllr Laws, Seconded: Cllr Tisdale (majority in favour).
- iv) **1/0120/2023/FUL** Applicant: Mr Payne & Ms Clark  
 Location: 4 Kenwith Road, Bideford  
 Proposal: Proposed extensions and alterations.  
 It was **resolved** to recommend the proposal be approved.  
 Proposed: Cllr Newman-McKie, Seconded: Cllr Tisdale (majority in favour).
- v) **1/0071/2023/FUL** Applicant: Mr Sullivan  
 Location: Fordlands, Heywood Road, Northam  
 Proposal: Extension and alterations to existing dwelling including new garage and driveway.  
 It was **resolved** to recommend the proposal be refused, on the grounds that:  
 The planned installation of a flat roof, combined with the increased height of the party wall, would have a detrimental affect on the amenity of the neighbouring properties, the proposal being overlooking and overshadowing. This is contrary to Local Plan 2031 policies DM01 (Amenity Considerations) and DM25 (Residential Extensions and Ancillary Development). Further, the plans for the garage would have a detrimental visual impact on the house, an unlisted heritage asset , contrary to policy DM07 (Historic Environment). The scale of the proposed garage is, contrary to policy DM04 (Design Principles). The associated driveway would diminish the amenity value of the lawn.  
 Proposed: Cllr Hames, Seconded: Cllr Tisdale (all in favour).  
**Action: Deputy Town Clerk to request the TDC Ward members to review the proposal with a view to calling it in.**

### 2302/882 Torridge District Council Planning Decisions

It was noted that Torridge District Council, the determining Authority, had **granted permission** for the following applications.

- i) **1/0764/2022/FUL**  
 Proposal: Retrospective application for the widening of an existing access and installation of electric roller door  
 Location: 19 North Street, Northam  
 (Northam recommended this proposal be refused permission)
- ii) **1/1221/2022/FUL**  
 Proposal: Alterations including east side extension (Re-submission of 1/0228/2022/FUL)  
 Location: 19 Dudley Way, Westward Ho!  
 (Northam noted this proposal)

- iii) **1/1236/2022/FUL**  
Proposal: Proposed wc/shower/wash building  
Location: Skern Lodge, Appledore  
(Northam recommended this proposal be granted permission)
  
- iv) **1/1245/2022/FUL**  
Proposal: Proposed first floor extension, a new porch, and a rear canopy along with reconstruction of the existing garage  
Location: 4 Scott Avenue, Appledore  
(Northam recommended this proposal be granted permission)
  
- v) **1/1128/2022/FUL**  
Proposal: First floor extension & alterations to existing bungalow  
Location: 24 Highfield, Northam  
(Northam recommended this proposal be granted permission)

There being no further business the meeting closed at 7:28pm

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