

# TEIGNMOUTH TOWN COUNCIL



**Bitton House  
Teignmouth  
Devon**

## **Teignmouth Town Council Planning Committee At Bitton House on Wednesday, 5<sup>th</sup> January 2022**

Cllr. R. Ash – Chairman  
Cllr. J Atkins  
Cllr. I. Palmer  
Cllr. J. Orme  
Cllr. P. Williams

**23<sup>rd</sup> December 2021**

### **Summons**

Dear Councillor

A meeting of the Teignmouth Town Council Planning Committee will be held at Bitton House on Wednesday 5<sup>th</sup> January 2022 at 3.30pm to discuss the following items as set out below and you are summoned to attend.

### **Meeting Rules**

Public wishing to make comments or ask questions on a specific planning application being considered by the Planning Committee are welcome to do so. Please notify the Town Clerks office ([planning@teignmouthtowncouncil-devon.gov.uk](mailto:planning@teignmouthtowncouncil-devon.gov.uk)) with any written comments, questions or requests to speak to the Committee at least one day in advance of the meeting.

Please note that that this meeting may be filmed or recorded (audio taped for the purposes of minute taking).

Members are reminded of their legal responsibilities when considering planning applications as set out in the planning practice guidance on the government website Gov.UK. Local authority members are involved in planning matters to represent the interests of the whole community and must maintain an open mind when considering planning applications. Where members make recommendations on planning applications, they must do so in accordance with the local development plan and or Neighbourhood Plan (if adopted) unless material considerations indicate otherwise.

Members must only consider material planning considerations, which can include public views where they relate to relevant planning matters. Local opposition or support for a proposal is not in itself a ground for refusing or granting planning permission unless it is founded upon valid material planning reasons.

**Please note;**

Under the Openness of Local Government Bodies Regulation 2014, this meeting has been advertised as a public meeting and as such could be filmed or recorded by broadcasters, the media or members of the public.

A handwritten signature in black ink, appearing to read 'T J T Rowe', written in a cursive style.

**Mrs T J T Rowe  
Town Clerk**

## **Agenda for Planning Committee Meeting 5<sup>th</sup> January 2022**

### **PART I (Open to the Public)**

#### **1. Apologies**

#### **2. Use of Mobile Phones**

In accordance with Minute 30, mobile phones be limited to personal use only (in case of emergencies) and in which case the Councillor is to leave the room to respond. Mobile phones are to be switched to silent during the meeting to avoid disruption.

#### **3. Officers Present**

#### **4. Other Councillors present**

#### **5. Declarations of Interest**

In accordance with the Code of Conduct (section 13, Appendices A and B), Members are invited to declare any personal or disclosable pecuniary interests, including the nature and extent of such interests they may have in items to be considered at this meeting. Members are also reminded that the timescale to alter their stated interests with the District Council's Monitoring Officer is 28 days.

#### **6. Dispensations**

A request for a dispensation is to be made to the Town Clerk, no less than 5 working days before Council meetings. The Council may grant a member(s) a dispensation(s) to participate in a discussion and vote on a matter at a meeting even if he/she has an interest in Appendices A and B.

#### **7. Minutes of the Previous Meeting**

To resolve that the minutes of the Planning Committee meeting, held on the 1<sup>st</sup> December 2021 are approved by the Committee and signed by the Chairman as a true record of the meeting.

#### **8. Correspondence**

No correspondence received.

## 9. Planning Applications

### a) Public Comments on Applications for Consideration by Teignmouth Town Council

Any comments made by the public regarding items on this list will be attached to the email containing this document.

### b) Applications for Consideration by Teignmouth Town Council

#### i. 21/02689/HOU - Doveteign Farm , Holcombe Down Road, Teignmouth TQ14 9NS

<b>Proposal</b>	Replacement garage and associated works
<b>Ward</b>	Teignmouth East
<b>Teignbridge District Council Officer</b>	Not Supplied – comments by 23 <sup>rd</sup> Dec
<b>Web Link</b>	<a href="#">21/02689/HOU - Doveteign Farm , Holcombe Down Road, Teignmouth TQ14 9NS</a>
<b>Teignmouth Town Council Recommendation</b>	No Objection

#### ii. 21/02646/HOU - Sopershay, Heywoods Road, Teignmouth TQ14 8LN

<b>Proposal</b>	Creation of a residential annex through extensions and alterations to existing garage
<b>Ward</b>	Teignmouth Central
<b>Teignbridge District Council Officer</b>	Not supplied – comments by 28 <sup>th</sup> Dec
<b>Web Link</b>	<a href="#">21/02646/HOU - Sopershay, Heywoods Road, Teignmouth TQ14 8LN</a>
<b>Teignmouth Town Council Recommendation</b>	No Objection

iii. **21/02720/HOU - Ranworth Thornley Drive Teignmouth Devon TQ14 9JH**

<b>Proposal</b>	Alterations to annexe roof including first floor storage area
<b>Ward</b>	Teignmouth Central
<b>Teignbridge District Council Officer</b>	Not supplied
<b>Web Link</b>	<a href="#">21/02720/HOU - Ranworth Thornley Drive Teignmouth Devon TQ14 9JH</a>
<b>Teignmouth Town Council Recommendation</b>	Recommend Refusal on the grounds of :- 1. Overdevelopment of a residential property. 2. Overlooking. 3. Loss of privacy for neighbours. 4. Design is too high and marks a significant alteration.  Note that District Cllr Eden has recommended category B

Note comments on applications i)-iii) have been sent to Teignbridge District Council on 15th December 2021 to meet their deadlines for receipt of comments.

iv. **21/02802/HOU - 71 Coombe Vale Road Teignmouth Devon TQ14 9EN**

<b>Proposal</b>	Loft conversion with rear dormer and roof lights and altered access to form parking area with steps
<b>Ward</b>	Teignmouth West
<b>Teignbridge District Council Officer</b>	Not supplied
<b>Web Link</b>	<a href="#">21/02802/HOU - 71 Coombe Vale Road Teignmouth Devon TQ14 9EN</a>

v. **21/02815/HOU - 6 Ferndale Road Teignmouth Devon TQ14 8NH**

<b>Proposal</b>	New extension to the rear
<b>Ward</b>	Teignmouth East
<b>Teignbridge District Council Officer</b>	Central Team
<b>Web Link</b>	<a href="#">21/02815/HOU - 6 Ferndale Road Teignmouth Devon TQ14 8NH</a>

vi. **21/02317/FUL - 3 Dawlish Street, Teignmouth TQ14 8TB**

<b>Proposal</b>	Division of existing dwelling into four residential units
<b>Ward</b>	Teignmouth East
<b>Teignbridge District Council Officer</b>	Not supplied
<b>Web Link</b>	<a href="#">21/02317/FUL - 3 Dawlish Street, Teignmouth TQ14 8TB</a>

**vii. 21/2830/HOU - 77 Dawlish Road Teignmouth Devon TQ14 8TQ**

<b>Proposal</b>	Two storey rear extension with a self-contained annexe
<b>Ward</b>	Teignmouth East
<b>Teignbridge District Council Officer</b>	Not supplied
<b>Web Link</b>	<a href="#">21/2830/HOU - 77 Dawlish Road Teignmouth Devon TQ14 8TQ</a>

**c) Applications Granted by Teignbridge District Council**

- i) 21/02459/HOU - Fairend, Rocky Lane, Teignmouth - Single Storey Side Extension.
- ii) 21/01998/TPO - South Down, Holcombe Down Road, Teignmouth - Fell sixteen Douglas fir and replace with twenty English oak.
- iii) 21/02477/TPO - Land adjacent Coombe View, 49 Higher Coombe Drive, Teignmouth - Prune a line of 15 trees of mixed species in Area A9 where overhanging garden.
- iv) 21/00974/FUL - 4-5 Northumberland Place, Teignmouth - Second Floor Extension To Provide Replacement Stairwell Access To Studio And Internal Alterations To Reconfigure Studio And Meeting Rooms Accommodation.
- v) 21/02460/FUL - Springfield Cottage, Landscore Road, Teignmouth - First Floor Rear Extension.
- vi) 21/02364/HOU - 31 Maudlin Drive, Teignmouth - Single Storey Rear Extension.
- vii) 21/01983/TPO - Trinity School, Buckeridge Road, Teignmouth - Pruning and felling works as specified in schedule.
- viii) 21/02710/TPO - TPO at 15 Kingsway at NGR 292944 73030, Teignmouth - Crown lift one lime (T1) to 2m over garages and remove epicormic growth.

**d) Applications Refused by Teignbridge District Council**

- i) 21/02239/HOU - Flat 4E Sunset Court, 8 - 9 Orchard Gardens, Teignmouth - New Door to Replace Window and Installation of New Guard Railings Around the Flat Roofed Area.
- ii) 21/02366/FUL - 145A Coombe Vale Road, Teignmouth - Division Of Dwelling Into Two Dwellings Including Loft Conversion, Two Storey And Single Storey Rear Extensions And Single Storey Front Extension.
- iii) 21/02193/FUL - The Goldfish Bowl, Teignmouth - Extension Over Existing South Terrace.
- iv) 21/02270/TPO - 5 Grace Gardens, Teignmouth - Fell one oak.

**e) Appeals**

- i) 21/00768/HOU - 92 Coombe Vale Road, Teignmouth TQ14 9EW - installation of a garage – **APPEAL DISMISSED.**
- ii) 21/01280/HOU - 15 Lyme Bay Road, Teignmouth TQ14 8RS – Two storey extension – **APPEAL DISMISSED**
- iii) 21/01264/HOU - 65 Higher Coombe Drive, Teignmouth, Devon TQ14 9NL - extended rear patio area and wall/fence and gate to front boundary onto Higher Coombe Drive – **APPEAL DISMISSED**

**f) Items requiring urgent attention**

To take into account items which the Chairman of the Committee deems to need consideration as a matter of urgency.

**10. The Freedom of Information Act 2000**

Deems that all information held by this Council should be freely available to the public unless it falls under one of 23 exemptions.

**11. Data Protection Act 2018**

Precludes this authority from publishing the names, addresses or other private information of individuals unless written permission is given by the individual for such details to be made public.

Therefore, where necessary, personal details have been removed from the papers attached to ensure that information held is available, but individuals are protected.