



## DRAFT MINUTES FOR THE PLANNING COMMITTEE

### MONDAY 17<sup>TH</sup> MARCH 2025 IN THE GUILDHALL

Present: Councillors T Bennett (Chair), L Auletta, S Collinson (from 1835) T Cooper, J Cummings (from 1850), J Hodgson (from 1840), L Smallridge and M Trant.

Apologies: None.

In Attendance: Cllr Beavis and S Halliday (Governance and Projects Manager).

#### 1. WELCOME AND APOLOGIES FOR ABSENCE

**To receive apologies and to confirm that any absence has the approval of the Council.**

Cllr Bennett read out a statement about how the meeting would be conducted and recorded.

The apologies were accepted.

#### PUBLIC QUESTION TIME

There were no members of the public present.

#### 2. CONFIRMATION OF MINUTES

**To approve the minutes of 17<sup>th</sup> February 2025 and update on any matters arising.**

The minutes were approved as an accurate record of proceedings.

#### 3. TREE WORKS APPLICATIONS

3a. 0345/25/TCA - Tree A: Hazel (*Corylus avellana*) - Fell, tree is now overgrown for its location. Smothered in Clematis & shading out a fruiting apple tree & weeping cherry. Tree B: Hazel (*Corylus avellana*) - Crown thin by 33% and Crown height reduction by 2-3m & Lateral Crown Reduction by 2-3m on all sides to reduce shading to hedge and garden general & Tree C: Silver Birch (*Betula pendula*) - Crown thin by 33% and Crown height reduction by 3-4m & Crown lift by 2m to retain shape. The tree is outgrowing its location at the front of the house, works to retain tree. The roots are damaging the garden walls with bad cracks and potentially the front wall of the house. 9 Plymouth Road, Totnes, TQ9 5PH.

Overtaken by events – a decision notice was issued on the afternoon of 17<sup>th</sup> March.

#### 4. PLANNING APPLICATIONS

**To make recommendations on the following planning applications:**

*Note: Cllr Hodgson observes and does not vote on any applications which would potentially be discussed at a Development Management Committee meeting at South Hams District Council (SHDC).*

4a. 0305/25/HHO and 0306/25/LBC – Householder application and Listed Building Consent to replace conservatory glass with higher performing glass and some slate and single storey side extension to ground floor. Conservatory Cottage, Northgate, Totnes, TQ9 5NX.

Support.

4b. 0563/25/HHO – Householder application for garage conversion to dwelling. 17 Follaton Rise, Totnes, TQ9 5FX.

Support. The Committee doesn't object to the application in principle but would ask that the width of the new window aligns with the windows above to maintain the high quality design of the front of the building. The Committee is disappointed that the application does not include any provision for onsite renewables or an EV point to offset the additional occupancy created by the additional bedroom.

4c. 0431/25/LBC – Listed building consent for internal decoration works and repairs. 32 High Street, Totnes, TQ9 5RY.

Support. However, as with comments to application 3955/24/LBC the Committee wish to ensure that the Heritage Officer is content with the methodology (for example the proposal to sand the plasterwork), materials and skills required to repair the historic ceiling.

## **5. DATE OF NEXT MEETING**

**To note the date of the next meeting of the Planning Committee – Monday 28<sup>th</sup> April 2025 at 6.30pm in the Guildhall.**

Noted. Given the late date of the next meeting, and the deadline for comments on applications, to **RECOMMEND** to Full Council that delegated authority is given to the Clerk for early April to respond to planning applications based on comments from members of the Planning Committee.

It was also **AGREED** to look for an alternative meeting date for the May meeting as it currently falls on the same day as Mayor Making.

The meeting closed at 6.55pm.

Sara Halliday  
Governance and Projects Manager  
March 2025