



WILLAND PARISH COUNCIL

MINUTES OF THE MEETING OF THE PLANNING, LIGHTING & TRANSPORTATION COMMITTEE HELD ON THURSDAY 27 JUNE 2019

Present: Councillors Grantham, Little, Phare, Tobin, Warren, Whatley, Wilcox

In attendance: Clerk K Taylor 3 members of the public.

The Chair opened the meeting at 20.03 and welcomed members of the public

1. Apologies had been received from Councillors Dilke-Wing, Scott and Glover

2. To receive any declarations of interest from Members for any of the agenda items.

Councillor Warren declared an interest in item 6b under protocol of good practice. He had been approached by the applicant and also been contacted by residents.

3. No items were brought forward by the Chair

4. The meeting was attended by two representatives of opposition to the Hitchcock development living opposite the site. Council allowed them to give a brief overview of the issues that the local residents had with the site and an outline of the objections that they were submitting regarding the proposed development.

5. Councillor Grantham proposed that the minutes of the Planning, Lighting and Transportation meeting held on Thursday 13 June 2019 be signed as a true record. Councillor Little seconded the proposal and it was unanimously agreed.

6. Applications

a. 19/00366/FULL - Additional information

Proposal: Variation of condition (2) of planning permission 18/00597/FULL to reduce the length of the gabion wall to the rear of Plots 18-19 and parking bays for plots 20-21, change of level to rear of plots 20-26 through banking/sloped rear gardens as approved under application 17/01179/MFUL

Location: Land at NGR 303340 110341 (Land off Silver Street) Willand Devon

Following discussion Councillor Grantham proposed that Willand Parish Council offer no objections to this application, Councillor Little seconded the proposal and it was unanimously agreed.

ACTION: Clerk

b. 19/00928/MFUL

Proposal: Erection of buildings incorporating employment (B1/B2/B8) with associated infrastructure, including estate roads, drainage, public open space and incidental landscaping

Location: Land at NGR 305390 112177 (Hitchcocks Business Park), Uffculme, Devon,

There was a full discussion facilitated by Councillor Warren who had declared an interest but was able to clarify points on policy and planning procedures. The Council considered both the reasons for supporting the application such as the economic benefit for Mid Devon with the increase in business rates and the employment opportunities it might create. The reasons for opposing the application included the fact that the site is not in the current Local Plan or Emerging Local Plan, it can no longer be considered a site for farm diversity as it is too large a development it is therefore development in the open countryside. Concerns were expressed that the transport information was from 2014 and there is already a problem with flooding which could be exacerbated by such a large development. Councillor Phare proposed that Willand Parish Council object to this proposal, Councillor Little seconded the proposal and it was passed with six votes for and one abstention/ (Councillor Warren abstained).

ACTION: Clerk

c. 19/00444/FULL

Proposal: Conversion of outbuildings to 2 dwellings (Revised Scheme)

Location: The Elms Willand Old Village Willand

Councillor Little proposed that Willand Parish Council offer no observations on the application

Councillor Grantham seconded the proposal and it was unanimously agreed. **ACTION:** Clerk

7. Decisions notified for information**a. 19/00705/CLP**

25 Park Street, Willand, Cullompton.

Certificate of lawfulness for the proposed creation of a secondary door in front elevation in accordance with submitted plans/drawings

The proposal amounts to permitted development in accordance with Article 3, Schedule 2, Part 1, Class A of The Town and Country Planning (General Permitted Development) Order 2015.

Noted

8. Application No: 18/00175/MOUT Appeal Ref No. APP/Y1138/W/18/3214685

Proposal: Outline for the erection of up to 125 dwellings with public open space and associated infrastructure

Location: Land at NGR 303288 110467 Adj Meadow Park Silver Street

A draft response to the appeal had been circulated to all by the Clerk and Councillor Wilcox proposed that the response be sent. Councillor Grantham seconded the proposal and it was unanimously agreed.

ACTION: Clerk

9. Traffic in the village

a) To decide on a date for a traffic count in Willand Old Village (b/f from 13/06/19)

This decision is dependent on the opening of the post office in Cullompton.

As there was no confirmation of the opening of the Cullompton Post Office this item was put forward to the next agenda.

ACTION: Clerk

10. Enforcement issues

The Chair gave a brief update on the local enforcement issues

Meeting closed 20.56

Councillor Barry Warren
Chair of Planning, Lighting & Transportation Committee

18 July 2019