



WILLAND PARISH COUNCIL

MINUTES OF THE PLANNING, LIGHTING & TRANSPORTATION COMMITTEE HELD ON THURSDAY 26 SEPTEMBER 2019 IN WILLAND VILLAGE HALL

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

In attendance: Clerk K Taylor 4 members of the public, 2 representatives from Hitchcocks Business Park

Councillor Warren opened the meeting at 19.00 and welcomed the members of the public and representatives from Hitchcocks Business Park to the meeting

1. Apologies Councillors Dilke-Wing, Glover, Scott

2. Councillor Warren informed the meeting that as member of the District Council on the planning committee he would declare an interest in item 6.

3. Items brought forward by the Chair

Councillor Warren reported that the Lower Culm Ward Councillors would now be invited to discuss the Culm Garden Village as it was recognised that the development would impact on the ward. It had also been decided that Willand Parish Council would now be invited to meetings about this development as there was likely to be an impact on the parish.

4. There were no public questions.

5. Councillor Wilcox proposed that the minutes of the Planning, Lighting and Transportation meeting held on Thursday 12 September 2019 be approved. Councillor Phare seconded the proposal and it was unanimously agreed.

6. Presentation from Hitchcocks Farm on the latest proposed development

There was a short presentation during which it was explained that following the number of objections received with regard to the current planning application it was proposed to scale this back. It was confirmed that there was still planning permission in place for two glass houses and a packing shed. It was also confirmed that work on the right turn into the business park from the B3181 would start in January. The parish council was pleased to receive the presentation but was unable to comment until an application was brought before it.

19.20 The representatives left the meeting.

7. Applications

a. 19/01445/FULL

Proposal: Installation of a 300-bar capacity Renewable Compressed Natural Gas (RCNG) filling station and associated infrastructure

Location: Land at NGR 303111 111302 (Willand AD Plant) Lloyd Maunder Road

It was recognised that there were no planning reasons to object to this application but a number of concerns were raised. Councillor Grantham proposed that the parish council respond outlining concerns about noise, possible pollution into the main water course and the restriction on vehicles using it. Councillor Little seconded the proposal and it was passed with one abstention.

ACTION: Clerk

b. 19/01577/TPO

Proposal: Application to carry out works to 1 Oak tree consisting removal of epicormic growth, removal of dead branches and raising height of canopy 5.2m above ground level, protected by Tree Preservation Order 96/00014/TPO

Location: 23 Pear Drive Willand Cullompton

Councillor Wilcox proposed that the parish council do not object to the proposal provided that the work is done by a qualified Arboriculturalist. Councillor Grantham seconded the proposal and it was unanimously agreed.

ACTION: Clerk

c. 19/01578/CAT

Proposal: Notification of intention to pollard 2 Poplar trees within the Conservation Area

Location: Dye House Willand Old Village Willand

Councillor Phare proposed that the Parish Council offer no objection to this application. Councillor Little seconded the proposal and it was agreed. **ACTION:** Clerk

8. 17/02053/FULL APP/Y1138/W/19/322285

Proposal: Removal of Conditions 3 and 4 of planning appeal APP/Y1138/A/14/2216218 under 13/00777/FULL to allow for permanent permission

Location: The Paddock Willand Cullompton Devon

Councillor Grantham may attend the informal hearing but it was agreed that the Parish Council would not attend formally.

9. Decisions notified for information**a. 19/01162/RPPS**

Proposal: Removal of public payphone kiosk from 10 locations across the district of Mid Devon

Location: Mid Devon District Council Phoenix House Phoenix Lane

The Parish Council were pleased to note that Mid Devon had objected to the removal of the payphone on Silver Street and had no further response to make.

b. 19/01286/ADVERT

Proposal: Advertisement Consent to display 2 non-illuminated hoardings on entrance gate

Location: Tag Business Centre Station Road Willand

Decision: Approved

c. 19/00984/FULL

Proposal: Erection of extension and demolition of detached garage

Location: Somerville House Somerville Road Willand

Permission Granted

d. 19/01307/PNHH

Proposal: Prior Notification for the erection of single storey extension, extending 4m to the rear, maximum height of 2.8m and eaves height of 2.8m

Location: 2 Park Street Willand Cullompton Devon

Decision: Householder approval of prior approval

The decisions were noted.

10. Boundary Commission

Councillor Little gave an overview of the current ward boundaries and offered his thoughts as to what the parish council could suggest, and how this could impact on the proposals for any change to parish boundaries. It was agreed that all three District Councillors would need to support any proposed change and Councillor Warren would take this to his next meeting with them. Following this he would liaise with Councillor Little with a view to a formal proposal being made for the parish council to consider at the next Full Council meeting. It was noted that any response would need to be agreed ready for submission before the 4 November. **ACTION:** Councillors Little & Warren

11. Enforcement issues

To receive any update on local enforcement issues

The Chair gave a brief update on the current local enforcement issues.

Councillor Grantham had been contacted by a resident over a development and he requested that Councillor Warren review it against the agreed plans and take appropriate action.

ACTION: Councillor Warren

Meeting closed 20.23

Councillor Barry Warren
Chair of Willand Parish Council