

HENNOCK PARISH COUNCIL

MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON TUESDAY 25TH FEBRUARY 2020 IN THE OLD LIBRARY ROOM IN CHUDLEIGH KNIGHTON VILLAGE HALL STARTING AT 7.30PM.

PRESENT: Cllrs P Baker (Chairman of the Planning Committee), S Edwards, P McCullar, J Parker, G Tully and C Webb
Helen Reynolds, Clerk to the Parish Council

PART I (Open to the Public)

1. FILMING AND RECORDING OF MEETINGS: The Chairman reminded all in attendance at the meeting that they may be filmed, recorded, photographed or otherwise reported about. Hennock Parish Council's protocol on the filming and recording of meetings was on display and those undertaking these activities were deemed to have accepted them whether they had read them or not.

2. CO-OPTION/RESIGNATION OF MEMBERS TO/FROM THE PLANNING COMMITTEE: None.

3. TO ACCEPT APOLOGIES FOR ABSENCE: Apologies were received from Cllr R Dixon and Cllr K Willett and the reasons for their absence were accepted.

4. DECLARATION OF INTEREST FOR ITEMS INCLUDED ON THE AGENDA & A REMINDER TO COUNCILLORS TO UPDATE THEIR REGISTER OF INTERESTS WHERE APPROPRIATE: None.

5. REQUESTS FOR DISPENSATIONS: None.

6. PUBLIC PARTICIPATION: AN OPPORTUNITY FOR MEMBERS OF THE PUBLIC TO SPEAK TO THE COUNCIL ABOUT MATTERS WHICH CONCERN THEM: None.

7. APPROVAL AND SIGNING OF THE MINUTES: The minutes of the Planning Committee meeting held on 28th January 2020 were approved and duly signed.

8. MATTERS ARISING FROM THE MINUTES:

8.1. PART OF A FIELD SOUTH OF THE HOUSES IN TEIGN VILLAGE: SUB-DIVISION OF STRIPS OF LAND: There have been further concerns about these strips of land: the Planning Officer from Dartmoor National Park Authority [DNPA] emailed the Clerk on 24th February 2020 following a site visit and reported: whilst in the most part the plots to the rear still appear to remain in agricultural use, there are a few issues that warrant further consideration. DNPA will review the options available and let the Parish Council know the outcome in due course.

9. AGREEMENT OF AGENDA BETWEEN PARTS I & II: There were no items which required consideration in Part II.

10. PLANNING DECISIONS

Teignbridge District Council

10.1. Ref: 19/02532/AGR

Location: Hennock – Pitt Orchard, Plymouth Road

Proposal: Extension of livestock building

Planning decision: Refusal: the proposal does not constitute permitted development.

It was noted that the extension is almost completed and that the landowner will need to make a full planning application.

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11. OVERFLOWING SEWERAGE FROM FINLAKE HOLIDAY PARK: In response to an email from a resident describing raw sewerage flowing from Finlake Holiday Park in to his land and the stream that feeds the River Teign, the Parish Council wrote to the Environment Agency asking the Environment Agency to advise the Parish Council what enforcement action it is taking against Finlake Holiday Park and what immediate steps are being taken to clear up the site, the stream and the resident’s land. At the Planning Committee meeting it was reported that there was a smell of sewerage as you entered the drive to Finlake (which is also the entrance to a number of houses at Stokelake) during the period of very heavy rain. The Clerk was instructed to advise the Environment Agency and ask what action they are taking.

12. TO CONSIDER CORRESPONDENCE, PLANNING APPLICATIONS AND DECISIONS RECEIVED SINCE PREPARING THE AGENDA:

12.1. Teignbridge District Council

Ref: 20/00105/FUL

Location: Hennock – Woodlands Farm, Dunley Lane

Proposal: Retention of building for use as a temporary rural workers dwelling and retention of timber play house

Observations: The Parish Council objects strongly to this application because of overdevelopment and the curtilage is much greater than the footprint of the building. The Parish Council is requesting that the application is called in and considered by the Committee: the whole of the Dunley area needs examining from a planning perspective due to overdevelopment – the Parish Council has concerns regarding access, services, waste disposal and an overall lack of infrastructure and it requests that the Committee undertakes a strategic overview of the overall development at Dunley.

13. MATTERS BROUGHT FORWARD BY COUNCILLORS: Concern was expressed about the number of buildings that have been clustering around Swallows Nest which is on the edge of Hennock Parish but situated in Bovey Tracey Parish. There appears to be a mobile home on the site as well as stackable portacabins. A search on the Teignbridge District Council planning website states that there are no results at this address and so this may be something that Bovey Tracey Town Council's Planning Committee may wish to investigate further. The Clerk was instructed to contact Bovey Tracey Town Council, accordingly.

14. DATES, VENUES AND TIMES OF NEXT PARISH COUNCIL MEETINGS:

Tuesday 10th March 2020: Parish Council meeting in Hennock Village Hall starting at 7.30pm

Tuesday 17th March 2020: Parish Plan Steering Group meeting in The Old Library Room in Chudleigh Knighton Village Hall at 7.30pm

Tuesday 24th March 2020: Planning Committee meeting in The Old Library Room in Chudleigh Knighton Village Hall at 7.30pm

PART II (Private) ITEMS WHICH MAY BE TAKEN IN THE ABSENCE OF THE PUBLIC AND PRESS ON GROUNDS THAT CONFIDENTIAL INFORMATION MAY BE DISCLOSED:
None.

As there was no further business the meeting ended at 8.25pm.

.....Chairman

Dated.....