



HENNOCK PARISH COUNCIL
www.hennockpc.org.uk

**MINUTES OF THE PLANNING COMMITTEE MEETING
HELD ON TUESDAY 27th FEBRUARY STARTING AT 7.30PM
AT CHUDLEIGH KNIGHTON VILLAGE HALL**

PRESENT: Cllrs Chris Applewood, Phil Baker, Janette Parker, Graham Tully and Kate Willett (Chairman)
Elly Maynard, Clerk to Hennock Parish Council

PART I (Open to the Public)

The Chairman of Hennock Parish Council's Planning Committee Cllr Kate Willett welcomed everyone to the February Planning meeting.

1. RECORDING OF MEETINGS: The Chairman of the meeting reminded all in attendance at the meeting that they may be recorded or otherwise reported about.

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

3. TO RECEIVE APOLOGIES FOR ABSENCE AND TO APPROVE THE REASONS FOR ABSENCE: None

4. DECLARATION OF INTEREST FOR ITEMS INCLUDED ON THE AGENDA AND 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 23rd January 2024 were unanimously approved and duly signed by Cllr Kate Willett Chairman of the Planning Committee.

8. PROGRESS REPORTS FROM THE CLERK FOR INFORMATION AND CONSIDERATION:

8.1. CLERK'S ACTIONS FROM PLANNING COMMITTEE MEETING HELD TUESDAY 23RD JANUARY 2024. The Clerk informed the meeting that all actions had been completed [See Appendix A]

9. AGREEMENT OF AGENDA BETWEEN PARTS I & II. No part II

10. PLANNING APPLICATIONS

Teignbridge District Council None

Dartmoor National Park Authority None

Devon County Council None

11. PLANNING DECISIONS

Teignbridge District Council

11.1. 23/01616/CLDP

Location 37 River Valley Road, Chudleigh Knighton



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Proposal Certificate of lawfulness for proposed creation of parking space and access ramp
Decision Certificate of lawful use or development granted

Please note Hennock Parish Council weren't consulted on this certificate of lawful use or development.
<https://publicaccess.teignbridge.gov.uk/online-applications/applicationDetails.do?activeTab=documents&keyVal=S07D47PZMN500>

Dartmoor National Park Authority None

ACTION A – No further action required the decision for 11.1 23/01616/CLDP 37 River Valley Road was noted

12. PLANNING WITHDRAWN None

13. PLANNING APPEALS None

14. TO CONSIDER ANY UPDATES ON TOLLGATE FARM / TURNPIKE FIELDS CHUDLEIGH KNIGHTON 22/02205/MAJ

<https://publicaccess.teignbridge.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=RLPGG6PZFKN00>

<https://www.bakerestatesltd.co.uk/development/chudleigh-knighton>

It was noted that Baker Estates held a pre-launch event at the Claycutters on Thursday 22nd February, none of the councillors in attendance went.

I was noted that the roads are being swept regularly.

Concerns about the state of the road which has been dug up were raised.

ACTION B – The Clerk was asked to keep our Neighbourhood Highways Officer updated about the state of Plymouth Road due to the building of Turnpike Fields.

15. TO CONSIDER CORRESPONDENCE RECEIVED REGARDING ENFORCEMENT. None

16. TO NOTE THE CORRESPONDENCE RECEIVED ON PLANNING PORTAL RE. FORMER ANCHOR INN 23/01853/FUL

Email from Jamie Allaway, Director of Co Create Architects to Teignbridge in response to parish council objections and comments

Location: Former Anchor Inn, Chudleigh Knighton, Devon TQ13 0EN

Proposal: Demolish store building, three two-storey dwellings and conversion of barn to single dwelling

<https://publicaccess.teignbridge.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S2BIW9PZH5900> Noted

17. TO CONSIDER TEIGNBRIDGE'S UPDATED STREET NAMING AND NUMBERING POLICY AND TO COMPLETE THEIR SURVEY. Teignbridge District Council are trying to align their approach to street naming and numbering with Exeter and East Devon Councils and they'd like our views on the revised draft policy.

https://www.hennockpc.org.uk/files/ugd/2e7afb_a9c2ad17fd7b40d082dd74ea61660d33.pdf

ACTION C – No further action required. Hennock Parish Council noted the updated street naming and numbering policy but decided not to complete the survey and had no comments to make.



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18. TO NOTE THE EMAIL FROM RACHEL TUCKETT, SENIOR PLANNING OFFICER AT DEVON COUNTY COUNCIL REFERENCE DCC/4343/2023 HEATHFIELD LANDFILL SITE AND TO CONSIDER A FURTHER RESPONSE REGARDING RECENT ISSUES WITH ODOUR. *“The timescale for determination of the application has now been paused until the applicant is able to respond to Devon’s request and we will therefore not be progressing the application to committee in March as originally planned. Once information is submitted, there will then be a further round of consultation on any additional information that is submitted.”*

The Clerk explained to the meeting that she had received further correspondence from Devon County Council yesterday stating *“I have received a number of complaints and am meeting with the EA and Valencia in early March to discuss what action is being taken (the EA are leading on this at the moment with support from DCC). I can provide an update for the Council after this meeting. I would recommend waiting until the next round of consultation before submitting a further response to the application, but please do continue to log odour issues so we have as full a picture of the problem.”*

There was a brief discussion about the odours being “worse than ever” and that the smell has been consistently there during all weathers so isn’t dependent on atmospheric conditions. We should continue to encourage residents to complain straight away to the Environment Agency 0800 80 70 60 available 24/7. Councillor Janette Parker reported that she is next attending a Heathfield Liaison meeting on 8th April, so will report back after that.

19. TO NOTE CORRESPONDENCE, PLANNING APPLICATIONS AND DECISIONS RECEIVED SINCE PREPARING THE AGENDA. None

20. MATTERS BROUGHT FORWARD BY PARISH COUNCILLORS: None

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

- Tues 5th March 2024: Annual Parish Meeting, 7.30pm, Chudleigh Knighton Village Hall*
- Tues 12th March 2024: Full Parish Council Meeting starting at 7.30pm, Chudleigh Knighton Village Hall*
- Tues 26th March 2024: Planning Committee Meeting, 7.30pm, Chudleigh Knighton Village Hall*

PART II (Private) None

As there was no further business the meeting ended at 7.51pm

.....**Chairman**

Dated.....