

HENOCK PARISH COUNCIL

Notice is hereby given and all members of the Planning Committee are summoned to a meeting
which will be held on **Tuesday 26th March 2024**
at **Chudleigh Knighton Village Hall – Main Hall Upstairs** starting at **7.30pm.**
New Wi-Fi Network Info: BTB-72CHTJ Password: xavH6fPp6LDpCH

Signed:

Elly Maynard, Clerk Dated: 19th March 2024

AGENDA

PART I (Open to the Public)

1. A reminder to 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.
3. To accept apologies for absence and to approve the reasons for absence.
4. Declaration of any personal or prejudicial interests for items included on the agenda and their nature and a reminder to councillors to update their register of interests where appropriate.
5. Requests for dispensations.
6. **Public participation:** an opportunity for members of the public to give their views and question the Parish Council on issues on this agenda, or raise issues for future consideration by the parish council. Members of the public may not take part in the Parish Council meeting itself.
7. **Approval and signing of the minutes:** Planning Committee meeting held 27th February 2024.
8. **Progress reports from the Clerk for information and consideration including:**
 - 8.1. **Clerk's Actions from Planning Committee Meeting held Tuesday 27th February 2024.**
9. **Agreement of agenda between Parts I & II.**

10. PLANNING APPLICATIONS

Teignbridge District Council

10.1. 24/00371/TPO

Location Pitt House, Lantern Hall, Road to Pitt House

Proposal Oak (T478) - Reduce two hyperextended lateral branches in the south eastern crown aspect by 3m with a maximum cut diameter of 60mm.

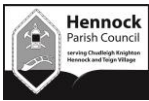
Turkey Oak (T479) - Reduce the height and the spread of the crown by 2m with a maximum cut diameter of 75mm.

Oak (T480) - Reduce the sides of the east and west aspects of the crown by 2m by selective branch reduction with a maximum cut diameter of 75mm.

<https://publicaccess.teignbridge.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=S9UCTOPZHAO00>

Please note Henock Parish Council have been granted an Extension of Time to respond by 27/03/2024

Dartmoor National Park Authority None



Devon County Council

10.2 DBX/DCC/4392/2024

Location Trusham Quarry, Crockham Bridge, Chudleigh, TQ13 0NX
Proposal The Temporary Use For A Period Of Five Years Of Part Of The Existing Hardstanding Area At Trusham Quarry For The Parking Of Finished Disability Vehicle And Minibus Conversions

<https://planning.devon.gov.uk/PlanDisp.aspx?AppNo=DCC/4392/2024>

11. PLANNING DECISIONS

Teignbridge District Council

11.1. 23/00829/FUL

Location Knighton Stores and Post Office, Chudleigh Knighton
Proposal Change of use of former Knighton Stores to two ground floor flats
Decision Refusal of Planning Permission

<https://publicaccess.teignbridge.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=RUHT5OPZGAQ00>

Our Response: Henock Parish Council considered proposal 23/00829/FUL at their Planning Committee Meeting on 28th June at Chudleigh Knighton Village Hall, agenda item 10.1. Henock Parish Council would like to make the following comments: Henock Parish Council feels the applicant hasn't made significant material changes to meet the responses Teignbridge District Council gave when their previous application 23/00279/FUL was refused.

Dartmoor National Park Authority

11.2. 0501/23

Location Soda Ash Building, TQ13 9PA
Proposal Use of the building as a single dwelling house (use class 3)
Decision Certificate should not be issued

<https://dartmoor-online.tascomi.com/planning/index.html?fa=getApplication&id=161868>

Our Responses: Henock Parish Council considered proposal 0501/23 Soda Ash Building at their Planning Committee Meeting on 23rd January 2024 at Chudleigh Knighton Village Hall, agenda item 10.2. Henock Parish Council objects to the proposal. Henock Parish Council have now had the opportunity to view all the evidence. It doesn't seem to be a dwelling to us, for example we couldn't see any evidence of windows, no running water or sewerage and no means of waste collection. Again, we note the representation uploaded on 27th November which suggests that the building has been concealed. We feel it is an inappropriate development within Dartmoor National Park.

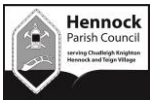
Henock Parish Council considered proposal 0501/23 at their Full Parish Council Meeting on 12th December 2023 at Chudleigh Knighton Village Hall, agenda items 16.1. Henock Parish Council object to the proposal. In the Planning Statement that was uploaded onto the portal on 11th December it refers to lots of evidence, however this evidence isn't available on the portal. We noted the representation uploaded on 27th November which suggests the building has been concealed. This area is not an identified area for development in Dartmoor National Park.

12. PLANNING WITHDRAWN None

13. PLANNING APPEALS None

14. To consider any updates or issues arising regarding Tollgate Farm / Turnpike Fields Chudleigh Knighton 22/02205/MAJ The parish council has received complaints regarding the following issues:

- Complaint about flailing of hedge on Plymouth Road on Friday 8th March
- Large amounts of water flowing down the eastern allotment track with oily residue.



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- Loss of mains water in Teign View and surrounding areas on 13th March
- Construction Traffic with engines running parked in Plymouth Road very early in the morning

15. To consider correspondence received regarding enforcement None

16. To consider the correspondence received from Above and Beyond Care Devon following a complaint from a concerned resident about Teign Lawn, Chudleigh Knighton.

17. Rural Affordable Homes in Teignbridge 2023 Survey To note the results of the survey and the invitation to “Delivering Rural Affordable Homes” on Thursday 28th March at 4pm in the Council Chamber.

18. Teignbridge Local Plan To note the email from Teignbridge to say that the Council has submitted the Teignbridge Local Plan to the Planning Inspectorate for examination. The Council submitted the Local Plan, along with an extensive library of evidence and other documents. The Planning Inspectorate will appoint an independent Inspector in due course to carry out the examination of the Plan.

<https://www.teignbridge.gov.uk/planning/local-plan-examination/local-plan-examination-introduction/>

19. Heathfield Landfill Site

19.1. To note the email received from Valencia on 4th March *“Valencia has temporarily closed the site to waste deliveries. A common practice with landfill sites, this will enable the team will undertake a number of landscaping and engineering work packages. These engineering works should mitigate any odour that residents may have detected. The team will communicate again once the site has re-opened. During this time, the team will continue to manage the site in accordance with its environmental permit to ensure no harm to human health or the environment.”*

19.2. To note the email received on 13th March from District Councillor Suzanne Sanders

The next online community liaison group meeting for the site is Monday 8th April.

19.3. To note the email received on 15th March from Andrew Turner of Camarco

“Commencing next week Valencia will undertake a planned engineering programme to install four landfill gas collection wells and associated infrastructure. This is industry best practice to enhance the long-term performance of the gas capture infrastructure, therefore increasing gas collection rates on the landfill before transferring the gas to the on-site engines for green energy generation. There may be drilling machinery visible during this time from high points surrounding the site. The Valencia team are committed to investing in the site to support its long-term management in accordance with the environmental permit. During this period Valencia does not anticipate increased odour levels.”

20. To note correspondence, planning applications and decisions received since preparing the agenda. Councillors are respectfully reminded that this is not an opportunity for debate or decision making.

21. Matters brought forward by Parish Councillors: Each Councillor is requested to use this opportunity to report minor matters of information not included elsewhere on the agenda and to raise items for future agendas. Councillors are respectfully reminded that this is not an opportunity for debate or decision making.

22. Dates, venues and times of next Parish Council meetings:

Tues 9th April 2024: Full Parish Council Meeting starting at 7.30pm, Hennech Village Hall

Tues 23rd April 2024: Planning Committee Meeting, 7.30pm, Chudleigh Knighton Village Hall

PART II (Private)

Councillors are reminded that they must declare any interest they may have in any item to be considered at this meeting prior to any discussion taking place on that item.

Councillors are also reminded of the need to ensure that the Register of Interests is kept up to date. Items for inclusion on the agenda of Parish Council meetings should be sent in writing by email to clerk@hennockpc.org.uk at least 8 CLEAR DAYS before the date of the meeting. Tel: 07841 215606