



**ILFRACOMBE TOWN COUNCIL
MINUTES – 23 - 11
THE COUNCIL CHAMBER, THE ILFRACOMBE CENTRE, HIGH STREET, ILFRACOMBE**

Minutes of Planning and Environment Committee Meeting Monday 20th November 2023 at
7.00pm

Members Present:

Cllrs: J Williams (Chair), D Williams (Vice Chair), G Coulter, G Schofield, M Newland

Officers Present:

L Donovan (Proper Officer), I Howard (Minute Taker)

1. Welcome by Chair

Cllr J Williams welcomed the assembled.

2. To receive and consider for approval, apologies for absence and reasons given.

Apologies were received from Cllr P Coates (Sickness), M Welling (Personal)

3. To Receive and record declarations of interest as required under the code of conduct (revised 10/12/18). A book for members to record their declarations of interest will be available

None received.

4. Chair's discretion for any matters or announcements for Information Only

Cllr J Williams had an item to raise.

5. Adoption of minutes & matters arising from actions from 16th October 2023

Motion to adopt these minutes was proposed by Cllr J Williams, seconded by Cllr D Williams with all in favour.

6. To consider planning policies, applications and appeals received and resolve to submit comments where appropriate. Please note that any applications received following the issue of this agenda will be considered (Appendix I – to be circulated)

Application Number	Applicant	Detail	End of consultation	Comments
77777	Mr L Hickman	Prior notification for the installation of solar panels to flat roof - 11 Belgrave Promenade, Wilder Road, Ilfracombe, Devon, EX34 9AS	17/11/2023	Extension to consultation expiry date requested to 22/11/2023
<p>Discussion: After discussion, members had no major concerns with the application and noted that all 14 consultees had no issues as well as the heritage also being in support.</p> <p>Recommendation: Support.</p> <p>A recommendation to support this application was proposed by Cllr Schofield, seconded by Cllr D Williams with all in favour.</p>				
77815	Mr Dan Hunter	Demolition and removal of existing conservatory, front dormer and rear timber raised deck, replacement with west elevation extension, garden room to the rear with modern raised deck and front	29/11/2023	

		porch - 11 Apsley Villas, Highfield Road, Ilfracombe, Devon, EX34 9LD		
<p>Discussion: After discussion, members noted that Sustainability requested a formal Ecological Assessment, however, this had not been completed and members hope that this will be undertaken before the application is approved.</p> <p>Recommendation: Support. A recommendation to support this application was proposed by Cllr Newland, seconded by Cllr Coulter with all in favour.</p>				
77609	Mr & Mrs Boni	Conversion of loft to include raising the roof and alterations to dwelling - 8 Fern Way Ilfracombe Devon EX34 8JS	29/11/2023	
<p>Discussion: Members noted a sole objection from a consultee who had concerns with privacy due to windows proposed to be installed on the side elevation of the building. Members felt that this amendment could be made to give the neighbours more privacy but had no concerns other than this.</p> <p>Recommendation: Support. A recommendation to support this application was proposed by Cllr Schofield, seconded by Cllr Newland with all in favour apart from one abstention from Cllr D Williams.</p>				
77563	Mr Steve Gear	Replacement of existing wooden balcony with steel-framed balcony – 20 Crofts Lea Park, Ilfracombe, Devon, EX34 9PN	29/11/2023	
<p>Discussion: After a short discussion, members had no major concerns with this application.</p> <p>Recommendation: Support. A recommendation to support his application was proposed by Cllr Coulter, seconded by Cllr D Williams with all in favour.</p>				
77564	Neil Bolton	Replacement of existing wooden balcony with steel-framed balcony – 19 Crofts Lea Park, Ilfracombe, Devon, EX34 9PN	29/11/2023	
<p>Discussion: After a short discussion, members had no major concerns with this application.</p> <p>Recommendation: Support. A recommendation to support his application was proposed by Cllr Coulter, seconded by Cllr D Williams with all in favour.</p>				
77852	Alan Pettengell	Application for consent for works to trees covered by growth to 5x Beech trees	N/A	To note only
This application was noted by members.				
77863	Mr J Brown	Erection of dwelling to the rear – The Moorings, 18 Crofts Lea Park, Ilfracombe, EX34 9PN	29/11/2023	
<p>Discussion: Members noted that an application similar to this one had been approved previously in the area and did not see any major issues. Councillors did note that NDC Environmental Health did advise that suitable working hours be put in place to satisfy neighbours.</p> <p>Recommendation: Support. A recommendation to support this application was proposed by Cllr Coulter, seconded by Cllr Newland with all in favour.</p>				
77864	Steve Clements	First floor extension to dwelling – Southcliffe Hall, Lee, Ilfracombe, Devon, EX34 8LW	30/11/2023	
<p>Discussion: After discussion, members present had no issues with this application. Cllr Coates who was not present at the meeting, sent an email previous to the meeting to note that herself as well as the Lee and Lincombe Association had no objections with this application.</p> <p>Recommendation: Support.</p>				

A recommendation to support this application was proposed by Cllr D Williams, seconded by Cllr Coulter with all in favour.				
77830	Mr Neil Mugleston	Approval of details in respect of discharge of condition 13 (adoptable shared surface link road) attached to planning permission 74198 (outline application for erection of 3 dwellings (all mattered reserved))	20/11/2023	To note only
This application was noted by members.				
77918	Mr C Ayers	Change of use of rear ground floor of shop & basement into a 2 bedroom Dwelling. Front of ground floor to remain a retail unit – Pop In Pause, 52 High Street, Ilfracombe, Devon, EX34 9QB	08/12/2023	
<p>Discussion: After a short discussion, members had no concerns with this application and noted that with 21 consultees contacted, none had replied with any objections.</p> <p>Recommendation: Support.</p> <p>A recommendation to support this application was proposed by Cllr Schofield, seconded by Cllr Coulter with all in favour.</p>				
77921	Mr C Ayers	Listed building consent for change of use of rear ground floor of shop and basement into a 2 bedroom Dwelling. Front of ground floor to remain a retail unit – Pop In Pause, 52 High Street, Ilfracombe, Devon, EX34 9QB	08/12/2023	
<p>Discussion: After a short discussion, members had no concerns with this application and noted that with 21 consultees contacted, none had replied with any objections.</p> <p>Recommendation: Support.</p> <p>A recommendation to support this application was proposed by Cllr Schofield, seconded by Cllr Coulter with all in favour.</p>				
77939	Andrew Moulton	Application for consent for works to trees covered by a tree preservation order in respect of felling to ground level 1x Beech tree (T1) - Land to rear of 12 Doone Way Ilfracombe Devon EX34 8HR	06/12/2023	
<p>Discussion: After a short discussion, members felt that this application would be an improvement and trust that the tree specialists involved would not cut down any trees where unnecessary.</p> <p>Recommendation: Support.</p> <p>A recommendation to support this application was proposed by Cllr Newland, seconded by Cllr D Williams with all in favour.</p>				
77069	Mr Dene Evans	Erection of new dwelling and associated works - Land at Kingsley Avenue Ilfracombe Devon	06/12/2023	Received after agenda was published
<p>Discussion: Members noted that NDCs Environmental Health had questions regarding the internal and external lighting. Other than this, no major concerns on this application were raised.</p> <p>Recommendation: Support.</p> <p>A recommendation to support this application was proposed by Cllr Newland, seconded by Cllr D Williams with all in favour.</p>				
77926	Mr & Mrs Simon & Teresa Pengelly	Erection of a replacement dwelling - Greystones Home Lane Lee Ilfracombe Devon EX34 8LR	07/12/2023	Received after agenda was published

<p>Discussion: Following a pre-application in 2021, this recent application brought up no major concerns with members and it was noted that the AONB also had positive comments.</p> <p>Recommendation: Support.</p> <p>A recommendation to support this application was proposed by Cllr Schofield, seconded by Cllr D Williams with all in favour.</p>				
77887	Kerensa Baker	Listed building consent for internal alterations and repair works replacing cladding with render - 3 Sandringham Villas Wilder Road Ilfracombe Devon EX34 9QA	07/11/2023	Received after agenda was published
<p>Discussion: After discussion, members felt that this application would be an improvement to the site.</p> <p>Recommendation: Support.</p> <p>A recommendation to support this application was proposed by Cllr Coulter, seconded by Cllr Newland with all in favour.</p>				
77941	Rod Donovan	Notification of works to trees in a conservation area for Copper Beech tree (T1) Crown raise to 4m AGL. Reduce Southern crown lateral extent by reducing back branches from a current crown radius of 10m to 8m to aid visibility of the Church from the town - Holy Trinity Church Memorial Garden, Church Road, Ilfracombe, Devon	N/A	Received after agenda was published
<p>Discussion: Members agreed that this application will be an overall improvement to the area.</p> <p>Recommendation: Support.</p> <p>A recommendation to support this application was proposed by Cllr Schofield, seconded by Cllr Newland with all in favour.</p>				
77932	Mrs Belinda Roome	Prior notification for the erection of a small wooden shed for storage of tools - Land at Old Berrynarbor Road, Ilfracombe, Devon, EX34 9QY	N/A	Received after agenda was published
This application was noted by members.				

7. NDC Decisions – See Planning Notes – Read out.

8. Correspondence

8.1. Email re: planning application no. 77042 - This correspondence was noted by members.

9. Chairs Discretion (previously notified)

Following on from the Chairs Discretion in the previous Planning Committee Meeting, Cllr J Williams raised Cllr Coates' concerns regarding the Lee Bay Site with NDC's Enforcement and they will be visiting the site next week to investigate these issues.

The meeting was closed by the Chair at 19:50hrs, the next Planning Committee Meeting will be held on Monday 18th December 2023.

DRAFT