

Planning Applications Considered

Applications considered on 4-6-18

1	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0244	PP-06805578		Cllr R Clarke
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Dandrige		Land East Of	36 Copythorne Road	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 8PX	27/03/18
Formation of detached bungalow.				

Recommend Refusal on the grounds of
(1) Reduction in existing external amenity space.
(2) Siting and amassing will have a detrimental effect on the character and appearance of the area.

2	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0340	PP-06859958		Cllr I Carr
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Wrathall		Wall Park Holiday Centre	Wall Park Road	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 9UG	30/05/18
Siting of a residential park home for use as owner's accommodation to replace one touring caravan pitch				

Recommend Approval subject to a condition placed that the dwelling is not a permanent dwelling.

3	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0420	PP-06903542		Cllr I Carr
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs Katrina Wade		The Brixham Gin Company Ltd	The Old Sail Loft	Overgang Road
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 8AR	23/04/18
Change of use to gin distillery, bottling site and associated office area. Installation of 100Ltr still.				

Recommend Approval

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4	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0495			Cllr D Giles
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs Philippa McMullan			28-32 Fore Street	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 8AZ	10/05/18
New timber shop front.				

Recommend Refusal
(1) Poor design and unsympathetic alteration.
(2) Not in keeping with the character of the 'At risk' conservation area. Does not maintain and enhance the conservation area.
(3) Against Policy DE6 Advertisements. Does not have regard to and fit in with the character of any buildings to which they relate, and the area to which they are situated.
(4) Against Policy BD5 of the emerging Brixham Peninsula Neighbourhood Plan: Shop fronts should contribute to the character of the area in terms of their scale and appearance.

5	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0496	PP-06963095		Cllr D Giles
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs Philippa McMullan			28-32 Fore Street	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 8AZ	10/05/18
2 New Fascia signs.				

Recommend Refusal
(1) Poor design and unsympathetic alteration.
(2) Not in keeping with the character of the 'At risk' conservation area. Does not maintain and enhance the conservation area.
(3) Against Policy DE6 Advertisements. Does not have regard to and fit in with the character of any buildings to which they relate, and the area to which they are situated.
(4) Against Policy BD5 of the emerging Brixham Peninsula Neighbourhood Plan: Shop fronts should contribute to the character of the area in terms of their scale and appearance.

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6	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0219	PP-06739512		Cllr I Carr
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Torbay Council			Town Hall Castle Circus	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Torquay		Devon	TQ1 3DR	28/03/18
8m wide, 60m long jetty from Oxen Cove Car Park				

04.06.18
Recommend Approval. Subject to:
(1) Agreement of the Environmental Policy.
(2) Proper management procedures being in place.

30.04.18
Recommend Deferral: Insufficient information to make a decision at this stage, including but not restricted to the following areas of concern:
(1) The impact of the proposed use on the amenity of the nearby residents of Dalverton Court and Blackball Lane. Traffic, noise, lights, smells etc.
(2) Insufficient detail regarding the proposed use of the jetty and its relationship with the existing market and any future developments associated with the site. Particularly given its proposed 24 hour usage.
(3) A detailed assessment of the impact of the development on the harbour waters has not been provided as requested by the Environment Agency.
(4) No detailed justification is provided for the location of the jetty at a pinch point or for the particular choice of this design of jetty.

7	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0290			Cllr D Giles
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr And Mrs M Williams			16 Elm Road	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 0DH	18/04/18
Rear elevation including balcony and privacy screening				

Recommend Approval

8	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0306	PP-06836093		Cllr I Carr
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Terry & Carol Dart		Land Rear Of 53-55	Fore Street	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 8AG	02/05/18
Formation of dwelling (access, appearance, layout and scale only).				

Recommend Approval

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9	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0367	PP-06871524		Cllr I Carr
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Paul Trainor		Brixham Holiday Park	7 Fishcombe Road	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 8RB	24/04/18
Replace existing flat roof covering over detached holiday home with pitched roof.				
No change of use.				

Recommend Approval

10	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0387	PP-06891035		Cllr I Carr
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Westlake		Green Gables	Gillard Road	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 9EW	17/04/18
Alterations and single storey extension of property to South & West.				

Recommend Approval

11	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0417	PP-06912978		Cllr V Campbell
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Ms Emma Stone			10A Bolton Street	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 9DE	08/05/18
Change of use of first floor from professional services (A2) to residential dwelling (C3a)				

Recommend Approval

12	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0428	PP-06920506		Cllr D Giles
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr David Fearn			2 Milton Park	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 0AT	03/05/18
Extension to front, conservatory extension to rear.				

Recommend Approval

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13	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0432	PP-06921410		Cllr R Clarke
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs Richard Marshall		2 Bay View West	Overgang	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 8HX	03/05/18
Demolition of bay window. Installation of balconies and balustrade on ground , first and second floors. Installation of French doors. Replacement of external staircase balustrade. Alterations to rear dormer.				

Recommend Refusal:
(1) Not in keeping with the character of the conservation area by virtue of its poor design and materials in a prominent position.

14	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0443			Cllr V Campbell
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr & Mrs L Dart			1 Copythorne Close	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 8QG	08/05/18
Extension to rear.				

Recommend Approval

15	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0462	PP-06940616		Cllr V Campbell
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Andy Perrin		Flat 1 Eveleigh Leat	Doctors Road	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 9HP	22/05/18
Conversion of attic to 2 flats inc dormers with balconies to front, extension at 2nd floor level to rear, 2 storey extension to rear and installation of windows to NNW side				

Recommend Approval subject to the Conservation Officer being happy with the effect on the historic environment.

16	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0480/LB			Cllr D Giles
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Miss Z Macdiarmid			5 St Marys Square	Milton Street
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 0BU	30/05/18
Replacement of existing back door				

Recommend Approval

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17	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0489	PP-06951904		Cllr R Clarke
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Jan Pritchard			15 Wall Park Road	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 9UE	16/05/18
Front extension form porch with new front door position. Formation of new french doors with new canopy. External wall cladding at first floor level. Enlargement of bathroom window. Removal of chimney stack.				

**Recommend Approval.
Would prefer to see the retention of Chimney stacks.**

18	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0499	PP-06939871		Cllr R Clarke
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Miss Sue Aubrey			71 Berry Head Road	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 9AA	17/05/18
Conversion to 3 flats. Alterations to rear dormers, formation of first floor terrace to rear and associated works.				

**Recommend Approval subject to Conservation officer being happy with materials and design.
Would prefer to see wood sash windows on the front elevation due its prominent location in the Conservation area.**

19	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0534	PP-06979290		Cllr V Campbell
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mr Scott Dandy			1A Wishings Road	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 9PB	18/05/18
Single storey extension to rear				

Recommend Approval

20	<i>Plan Number</i>	<i>Additional Reference</i>		<i>BTC Councillor</i>
	P/2018/0535	PP-06951401		Cllr I Carr
<i>Applicant</i>		<i>House Name</i>	<i>Road</i>	<i>Locality</i>
Mrs A Massey			57A Berry Head Road	
<i>Town</i>		<i>County</i>	<i>Post Code</i>	<i>Application date</i>
Brixham		Devon	TQ5 9AA	19/05/18
2 storey side extension forming lift shaft. Moving and enlarging of gateway. Moving of access steps.				

Recommend Approval