

# Brixham Town Council

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## **Minutes of the Meeting of the Planning and Regeneration Committee held in the Summercombe Room of Brixham Town Hall on 5<sup>th</sup> October 2015 at 7pm.**

**Present:** Cllrs P Addison, R Clarke, I Carr and S Clutterbuck

**Also present:** L McGuirk, Assistant to the Town Clerk & 3 members of the public.

**15109. Apologies.**

Cllrs J Stockman, S Walker-Haworth and V Campbell

**15110. Declarations of Interest.**

None.

**15111. To consider any requests for Dispensation on agenda items.**

None.

**15112. Minutes of the meeting held on 7<sup>th</sup> September 2015.**

The minutes of the meeting held on 07.09.2015 were **resolved** and signed as the correct record.

**15113. To hear an update from YES for 2 & 2A Fore Street.**

It was **agreed** that members were still fully in support of YES developing the site at 2 and 2A Fore Street.

**15114. To hear a report from BrixhamFuture.**

Members heard a report from BrixhamFuture; Big Belly Bins were being discussed at their next meeting on 06.10.15. Two new members had joined the group.

**15115. To discuss closer co operation between BTC Planning and Regeneration, Torbay Council and Conservation area.**

Members heard a report from Cllr I Carr that the meeting with Torbay Council Planners had been really positive and BTC should become involved with the good planners guide. It was felt that BTC need to be more involved with the Neighbourhood Plan and the Town Centre Master Plan. It was **resolved** to ask Tracy Brooks for some training for members on the Neighbourhood Plan. It was **agreed** the Neighbourhood Plan should be a regular Agenda item.

**15116. To consider the reasons for refusal of Planning Applications.**

Applications P/2015/0637 and P/2015/0726 refusals were noted.

**15117. To note planning decisions made by Torbay Council or any appeals.**

Noted. (Report 16/2015 refers).

**15118. Planning Applications to be considered by Torbay Development Management Committee.**

None

**15119. Planning Applications to be put to Torbay Council Planning Officers.**

The planning applications contained in report 16/2015 were considered and it was **resolved** to respond to the applications as contained in annex 1 to this report.

**15120. To report on any Site Review Meetings.**

None.

**15121. To consider any Highways Issues.**

Standing Orders were suspended

- **2 & 2A Fore Street:**

A member of the public raised concerns regarding the width of the pavement and requested that it is checked. It was **resolved** to speak to the contractors and verify the correct width of 2m is being maintained. Standing orders were re instated.

- **Car Parks**

Members discussed the issues being reported to BTC regarding very high fines being issued in the TCCT car park at Berry Head and the MDL Marina Multi Storey on Berry Head Road. It was noted that this is having a detrimental effect on Tourism in the town. Cllr R Clarke **agreed** to investigate the signage provided in the car parks and report back to the next meeting. Further to this it was **resolved** to research the legislation relating to car park fines.

- **Middle Street**

Members discussed the ongoing problem with the retail shop on Middle Street. Torbay Council has been out to the shop, currently it is operating within guidelines but that a change in Policy is needed. It was **resolved** to contact Torbay Council and request BTC are consulted on the change of policy.

- **New Road & St Luke's Surgery**

There is an ongoing problem with vehicles stopping on the blind bend and causing a hazard to road users. It was **agreed** to contact the Police and request they speak to St Luke's Surgery.

- **Parking Meters:**

Members were advised that Torbay Council were considering plans to install parking meters at Furzeham. It was **agreed** to reject the concept of using parking meters in general in Brixham and that BTC should make a representation to Torbay Council's next Transportation Working Group recommending that 'BTC supports the implementation of signage in the area of 'No parking for Motor Homes/ Campers' and this should be funded through S106 agreement.

**15122. To consider any license applications.**

*Draft statement of principles Gambling Act 2016*

*Draft statement of principles Licensing statement 2016*

Both documents were noted and **agreed** to post them on website and Social media and invite public to comment.

**15123. To put forward any items for the next Planning Committee Agenda.**

- Update from YES for 2 & A Fore Street
- Parking review consultation.
- Car park update
- Middle Street update
- New Road update
- Parking Meters at Furzeham update.

The meeting closed at 9:20pm.

Chairperson .....

Date .....

<b>Reference</b>	<b>Applicant</b>	<b>Site Address</b>	<b>Proposal</b>	<b>BTC Recommendation</b>
P/2015/0799	Mr C Kitching	Flat 1 8 South Furzeham Road Brixham Devon TQ5 8JA	Rear extension and larger balcony over	Recommend Approval. Would prefer to see wood or plastic sash windows and doors.
P/2015/0845	Rapleys LLP	76 New Road Brixham Devon TQ5 8NJ	Demolition of existing service station and redevelopment to provide a new petrol filling station facility, comprising of canopy/forecourt, sales building with ATM, underground fuel storage tanks, associated parking, landscaping, and other ancillary works.	Recommend Approval. Subject to the design officer being happy with the quality of materials being used.
P/2015/0813	Ms Anne Amison	Flat 6 Seaway Court 78 New Road Brixham TQ5 8NJ	Replacement windows	Recommend Approval
AT/2015/0197	Mrs Thorneloe	Wolborough Coach House 87A Berry Head Road Brixham Devon TQ5 9AG	T1: Sycamore- Fell to ground level T2: Hawthorn- Fell to ground level T3-14: Holm Oak- Fell to ground level	Recommend Approval
P/2015/0810	Mr Simon Cork	34 South Furzeham Road Brixham Devon TQ5 8JD	Pitched roof dormer and replacement doors & windows to the rear elevation	Recommend Approval.
P/2015/0839	Mr Keith Hutchingson	11 Prospect Road Brixham Devon TQ5 8HS	Change of Use from Dwelling (C3) to Guest House (C1)	Recommend Approval for change of use but concerned regarding the other alterations. Cllrs would like opportunity to comment on other changes.
P/2015/0858	Mr & Mrs Nigel & Sarah Carter	Leyspring 17 Mathill Road St Marys With Summercombe Brixham TQ5 0DP	Proposed demolition of existing conservatory and construction of new extension	Recommend Approval.
P/2015/0902	Mr & Mrs Peter Gould	1 Marina Court Heath Road Brixham Devon TQ5 9AT	Formation of enlarged opening at first floor level to install bi-fold doors with Juliet balcony at existing window. Opening width to remain as existing	Recommend Approval.
P/2015/0903	Mr Michael Anderton	16A Milton Street Brixham Devon TQ5 0BX	Demolition of rear store and extension to form additional living accommodation	Recommend Approval.
P/2015/0904	Mr Adam Cairns	Smugglers And Pirates Experience King Street Brixham Devon TQ5 9TF	Proposed Change of Use of The Smugglers & Pirates Experience to one A1 unit and one A3 unit.	Recommend Approval.
P/2015/0881	Mr Duncan Howard	10 Northfields Lane Brixham Devon TQ5 8RS	Timber garage at rear	Recommend Approval.
AT/2015/0191	Mr S Dixon	Heath House Heath Road Brixham Devon TQ5 9BH	See Tree report by Dart Tree Consultancy	Recommend Approval.
AT/2015/0198	Mrs Natalie Preece	18 Penn Meadows Close Brixham Devon TQ5 9PS	G1: 2 x Lime, 2 x Sycamore, 1 x Ash- Crown lift to 5m	Recommend Approval.

P/2015/0847	Mr & Mrs R Bradfield	5 Cedar Way Brixham Devon TQ5 0DQ	Kitchen/dining room extension	Recommend Approval.
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