

## DEVELOPMENT MANAGEMENT COMMITTEE

7 June 2017

Present:-

County Councillors

Councillors J Brook (Chairman), H Ackland, Y Atkinson, J Brodie, G Gribble, L Hellyer, R Hosking, T Inch, P Sanders, C Slade and J Yabsley

Apologies:-

Councillors R Bloxham, A Connett, I Hall and J Hodgson

\* **1** Minutes

**RESOLVED** that the minutes of the meeting held on 5 April 2017 be signed as a correct.

\* **2** Items Requiring Urgent Attention

There was no item raised as a matter of urgency.

\* **3** County Council Development: Teignbridge District: Proposed A382 corridor improvement works located to the West of Newton Abbot between Drumbridges roundabout and the A38 and West Golds Way in Newton Abbot

(Mr R Richards on behalf of the applicant (Devon County Council) and Councillor J Christophers (Teignbridge District Council) attended under the Council's Public Participation Scheme and spoke in support of the application and Mr S Coles (WYG planning consultants on behalf of Sibelco) and Mr J Mitchell and Mr Greenwell (both Stover Golf Club) attended under the Scheme and spoke against the application).

The Committee considered the Report of the Head of Planning, Transportation and Environment (PTE/17/25) on proposed alterations to widen and straighten the horizontal alignment of the A382, including provision of dual carriageway between Drumbridges and Trago Roundabout; widening the carriageway to 10m from Trago Mills Roundabout to White Hills Cross; providing a 3.0m wide pedestrian and cycle way alongside the widened road; and providing a new route connecting the A382 to West Golds Way near the new Newton Abbot Hospital site (Jetty Marsh II), land at A382, West of Newton Abbot between Drumbridges roundabout on the A38 and West Golds Way, Newton Abbot.

The Head of Service also reported on further correspondence received on behalf of Trago Mills raising objections.

The Head of Service's Report gave a reasoned assessment of the proposal, referring to all relevant policies and summarising the comments and views of interested parties received prior to the meeting.

The matter having been debated and having also regard to the main material planning policies and requirements

It was **MOVED** by Councillor Brook, **SECONDED** by Councillor Sanders and

**RESOLVED**

(a) that planning permission be granted subject to the conditions set out in Appendix II of Report PTE/17/25 with any subsequent changes to the conditions being agreed in consultation with the Chairman and local County Councillors;

(b) that the Habitats Regulations Assessment attached as Appendix III to Report PTE/17/25 be noted.

\* **4** **County Council Development: South Hams District: Flood alleviation scheme to provide two bunds with associated works to control the flow of water on land between Back Street, Barrack Road, Champernowne and Brownston Street, Modbury**

The Committee considered the Report of the Head of Planning, Transportation and Environment (PTE/17/26) on an application for the formation of two earth bunds for flood defence purposes on land to the east of the town of Modbury.

This application complements the application referred to at Minute (\*5 below).

The Head of Service's Report gave a reasoned assessment of the proposal, referring to all relevant policies and summarising comments and views of interested parties received prior to the meeting.

The matter having been debated and having also regard to the main material planning policies and requirements

It was **MOVED** by Councillor Brook, **SECONDED** by Councillor Hosking and

**RESOLVED** that planning permission be granted subject to the conditions set out in Appendix II of Report PTE/17/26 with any subsequent changes to the conditions being agreed in consultation with the Chairman and local County Councillor.

\* **5** **County Council Development: South Hams District: Flood alleviation scheme to provide a bund with associated works to control the flow of water on land east of Burns Lane and Ayleston Park, Modbury**

The Committee considered the Report of the Head of Planning, Transportation and Environment (PTE/17/27) on an application for the formation of two earth bunds for flood defence purposes on land to the east of the town of Modbury.

This application complements the application referred to at Minute \*4 above.

The Head of Service's Report gave a reasoned assessment of the proposal, referring to all relevant policies and summarising the comments and views of interested parties received prior to the meeting.

The matter having been debated and having also regard to the main material planning policies and requirements

It was **MOVED** by Councillor Brook, **SECONDED** by Councillor Hosking and

**RESOLVED** that planning permission be granted subject to the conditions set out in Appendix II of Report PTE/17/27 with any subsequent changes to the conditions being agreed in consultation with the Chairman and local County Councillor.

\* **6** **County Matter: Minerals: Teignbridge District: Review of Old Mineral Planning Permission - First Periodic Review at Trusham Quarry, near Chudleigh, Newton Abbot, TQ13 0NX**

The Committee considered the Report of the Head of Planning, Transportation and Environment (PTE/17/28) on a proposed schedule of planning conditions which had been submitted by the Mineral Operator for Trusham Quarry near Chudleigh in accordance with provisions of the Review of Mineral Permissions Process under the Environment Act 1995 .

The Head of Service's Report gave a reasoned assessment of the proposal, referring to all relevant policies and summarising the comments and views of interested parties received prior to the meeting.

The matter having been debated and having also regard to the main material planning policies and requirements

It was **MOVED** by Councillor Brook, **SECONDED** by Councillor Inch and

**RESOLVED**

(a) that the schedule of conditions as amended by Devon County Council and agreed by the applicant as set out in Appendix II to Report PTE/17/28 with an be approved with the addition of a new condition requiring the use of white noise reversing alarms;

(b) that the applicants be advised that in the County Council's view the additional and revised conditions are not such as to prejudice adversely to an unreasonable degree the economic viability of operating the site or the site's asset value;

(c) that the Habitats Regulations Assessment attached at Appendix III of Report PTE/17/28 be noted.

\* 7

**County Matter: Minerals: Torridge District: Continuation of quarrying and an extension to Babeleigh Wood Quarry and for the continuation of waste processing at the site**

The Committee considered the Report of the Head of Planning, Transportation and Environment (PTE/17/29) on a planning application for the continuation of quarrying until 2032, extension of quarry by 35m to allow for the extraction of 150,000 tonnes of sandstone and the continuation of the importation of inert waste for processing at Babeleigh Wood Quarry, Parkham, Bideford, EX39 5PN.

The Head of Service reported that objections from two local residents had been withdrawn.

The Head of Service's Report gave a reasoned assessment of the proposal, referring to all relevant policies and summarising the comments and views of interested parties received prior to the meeting.

The matter having been debated and having also regard to the main material planning policies and requirements

It was **MOVED** by Councillor Brook, **SECONDED** by Councillor Yabsley and

**RESOLVED** that planning permission be granted subject to the conditions set out in Appendix II of Report PTE/17/29 with any subsequent changes to the conditions being agreed in consultation with the Chairman and local County Councillor.

\* 8

**County Matter: Waste: South Hams District: Extension of hours of operation for a waste transfer facility at Suez - Challonsleigh Farm Transfer Station, Challonsleigh Farm, Smithaleigh, Plympton.**

The Committee considered the Report of the Head of Planning, Transportation and Environment (PTE/17/30) on a planning application for the variation of condition 2 of planning permission reference 9/49/1393/01/CM relating to a proposed extension of operating hours at Suez - Challonsleigh Farm Transfer Station, Challonsleigh Farm, Smithaleigh, Plympton.

The Head of Service's Report gave a reasoned assessment of the proposal, referring to all relevant policies and summarising the comments and views of interested parties received prior to the meeting.

The matter having been debated and having also regard to the main material planning policies and requirements

It was **MOVED** by Councillor Brook, **SECONDED** by Councillor Yabsley and

**RESOLVED** that planning permission be granted subject to the conditions set out in Appendix II of Report PTE/17/30 with any subsequent changes to the conditions being agreed in consultation with the Chairman and local County Councillor.

\* **9** **Delegated Action - Schedules (to include ROMPS Actions) and Summary Schedule**

The Committee received the report of the Head of Planning, Transportation and Environment (PTE/17/31) of action taken under delegated powers.

**\*DENOTES DELEGATED MATTER WITH POWER TO ACT**