

MINUTES OF THE REMOTE MEETING OF THE PLANNING COMMITTEE OF THE SOUTH MOLTON TOWN COUNCIL HELD ON TUESDAY 11TH JANUARY 2022 AT 6.00PM

Present: In the Chair: Cllr M. Cornelius
 Cllr M. Bushell Cllr R. Herniman
 Cllr M. Hulland Cllr D. Worden

In Attendance: Mr. A. C. Coates – Town Clerk

1. **APOLOGIES FOR ABSENCE**

None.

2. **CHAIRMAN'S ANNOUNCEMENTS**

The Chairman advised that there had been an advert placed in The Molton Monthly regarding the land consultation at Furze Bray Farm. The link to the virtual event was not working even though the consultation started on 10th January 2022 and it should be back online on 11th January 2022. The Chairman also commented that they should have consulted The Town Council.

3. **DECLARATIONS OF INTEREST**

None.

4. **APPROVAL OF MINUTES**

Planning Committee 6th December 2021 ENCLOSED
 It was RESOLVED that these minutes be approved. Cllr Bushell abstained as he was not present at that meeting.

5. **PLANNING APPLICATIONS**

a)

Application No: 74099
 Applicant: Mr Peter Langley
 Proposal: Conversion of redundant outbuilding to dwelling (amended plans)
 Location: Pollards Farm Exeter Road South Molton Devon EX36 4HX

It was unanimously RESOLVED that this application be recommended for approval.

b)

Application No: 74519
 Applicant: Mrs Duncan
 Proposal: Listed building consent for minor alterations to existing openings and internal layout
 Location: 68 South Street South Molton Devon EX36 4AG

It was unanimously RESOLVED that this application be recommended for approval. However, Councillors advised that the comments made by the Heritage Officer should be taken into account.

c)

Application No. 74417
Applicant: Miss Samantha Harris
Proposal: Removal of front wall and levelling of ground to provide a parking space
Location 11 Gwythers New Road South Molton Devon EX36 4AZ

It was unanimously RESOLVED that this application be recommend for a strong and robust refusal on the following grounds:

- Cars will have to pull out into the opposite lane to gain access to the proposed parking space;
- The street scene will be spoilt and this would lead to a lack of visual amenity;
- Permitting this application might set a precedent for the other dwellings to do the same;
- The road in question is considered dangerous as experienced and noted by local drivers;
- Inadequate visibility splay;
- It was also noted that there was inadequate planning site notices in the local vicinity.

d)

Application No: 74563
Applicant: Rock and Rapid Adventure
Proposal: Erection of a high ropes course
Location: Rock and Rapid Adventures Hacche Mill North Devon Link Road South Molton EX36 3NA

It was RESOLVED that this application be recommended for approval. For: 4, Against:1

e)

Application No: 74586
Applicant: Alan Dart Groundworks Ltd
Proposal: Variation to the siting of the 3 buildings approved under 72959, insertion of upper floor windows on front and back elevations. Increase in one building to allow for Plot 15 industrial use for use class B1, B2 and B8. Relocation of attenuation system to Plot A of Pathfields Industrial Estate
Location: Plot J Pathfields Industrial Estate Pathfields Business Park South Molton EX36 3LH

It was unanimously RESOLVED that this application be recommended for approval.

f)

Application No: 74590
 Applicant: Triskelion (Devon) Ltd
 Proposal: Variation of conditions 2 (approved plans) and 8 (bin and bike storage provision) attached to planning permission 65101 (demolition of outbuilding & conversion of main building to form 9 dwellings (amended description & amended plans) to allow for amendments made during construction process
 Location: Former South Molton Junior Primary School North Street South Molton Devon EX36 3AT

It was unanimously RESOLVED that this application be recommended for approval. Councillors were appreciative of the green space area on the development.

6. **FROG LANE**

Cllr Cornelius updated Councillors on the current situation of Frog Lane and mentioned the press coverage after the gathering with the media before Christmas. It was suggested that the Town Clerk write to Baker Estates regarding the Councils opposition to the proposals for the partial removal of Frog Lane.

There being no further business the meeting closed at 7.04pm.

Chairman.....

Date.....