



Crediton Town Council

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PUBLIC NOTICE

You are hereby invited to attend a Meeting of Crediton Town Council's Town Strategy Committee, which will be held on **Tuesday, 4th December 2018**, in the **Crediton Library**, Belle Parade Crediton at **6.00 pm**, for the purpose of transacting the following business.

In accordance with the Public Bodies (Admission to Meetings) Act 1960 members of the public are welcome to attend.

Clare Dalley (Mrs)
Town Clerk

27th November 2018

Members of the press and public requiring access to any of the documents mentioned in this agenda are asked to contact the Town Clerk (electronic links to documents are provided where available).

AGENDA

1. **To receive and accept apologies** (Please make any apologies known to the Town Clerk)
2. **Declarations of Interest** – To receive declarations of personal interest and disclosable pecuniary interests (DPI's) in respect of items on this agenda.
3. **To receive a presentation from Michael Hourican, New Business Manager, at LiveWest regarding the proposed development at Barn Park, Crediton.**
4. **Public Question Time** - To receive questions from members of the public relevant to the work of the Committee.
5. **Order of Business** - At the discretion of the Chairman, to adjust, as necessary, the order of agenda items to accommodate visiting members, officers, or members of the public.
6. **Chairman's and Clerk's Announcements** - To receive any announcements which the Chairman and Clerk may wish to make. For information only.
7. **Town Strategy Committee Minutes** – To approve and sign the minutes of the Town Strategy Committee Meeting held on 6th November 2018, as a correct record.
8. **Matters Arising** - At the direction of the Chairman, to report on matters arising from the minutes of the Town Strategy Committee Meeting held on 6th November 2018, for information only.

9. Mid Devon District Council - Planning Applications [MDDC Planning Public Access Portal](#)

Mid Devon District Council, the determining Authority, has asked for comments from this Town Council on the following planning applications:

Reference: 18/01778/FULL

Proposal: Removal of conditions 8, 9, 10, 11 and 12 and variation of conditions 2, 3 and 13 of planning permission 15/01548/MFUL relating to pre-commencement Requirements

Location: Land at NGR 283829 99476 (Former Railway Land) Crediton Devon

Applicant: Mr Robin Furby, Unit 1, Imbert Green Technology Park, Stoke Cannon, Exeter, EX5 4RJ

Reference: 18/01669/TPO

Proposal: Application to reduce the height of 1 Beech tree by 3.5m and reduce the crown by approximately 4m, protected by Tree Preservation Order 88/00002/TPO

Location: The Mews Deep Lane Crediton

Applicant: Mrs Christine Harris, 16 Fairfield Road, Crediton, Devon, EX17 2EQ

Reference: 18/01757/HOUSE

Proposal: Erection of a single storey rear extension

Location: 14 Beech Park, Crediton, Devon

Applicant: Mr & Mrs Gale, 14 Beech Park, Crediton, EX17 1HW

Reference: 18/01623/HOUSE

Proposal: Erection of extension to south elevation following removal of existing conservatory

Location: 12 Landscore, Crediton, Devon

Applicant: Mrs S Wonnacott, 12 Landscore, Crediton, EX17 3LR

Reference: 17/02061/MFUL

Proposal: Remodelling and modernisation of existing garden centre following demolition of existing structures, to include erection of retail areas, cafe, and warehouse, formation of new vehicular access, provision of parking areas, and landscaping

Location: Crediton Garden Centre Barnstaple Cross Crediton Devon

Applicant: Mr R Broad, Homeleigh Garden Centre, Dutson, Launceston, PL15 9SP

Reference: 18/01818/CAT

Proposal: Notification of intention to dismantle to near ground level, 1 Spruce, 1 Apple and 1 Conifer tree within the Conservation Area

Location: Orchard House, 3 The Maltings, Crediton

Applicant: Mr Mullins, 3 The Maltings, Crediton, EX17 1HT

Reference: 18/00742/MOUT

Proposal: Outline for the erection of 8 industrial units, access road, with parking and recycling areas

Location: Land at NGR 284328 100184 Commonmarsh Lane Lords Meadow Industrial Estate Crediton

Applicant: Mr Tristan Hamilton, Hamlyn, Station Road, Bow, Crediton, EX17 6JD

Reference: 18/01823/CAT

Proposal: Notification of intention remove 1 branch by 21m, 1 branch by 20m, 1 branch by 10m and 1 branch by 11m of 1 Ash tree (T1) within the Conservation Area

Location: Penton House Penton Lane Crediton

Applicant: Louise Green, 21 Chestnut Close, Crediton, EX17 1JD

Reference: 18/01884/CAT
Proposal: Notification of intention to reduce the height and lateral limbs by one metre from one Pear tree within a Conservation Area
Location: White Cottage Belle Parade Crediton
Applicant: Mr Ken Hogan, Tree and Hedge Services, The Spinney Way Village, Pennymor, Tiverton, EX16 8LX

Reference: 18/01800/MFUL
Proposal: Construction of an on-farm anaerobic digestion plant and associated infrastructure
Location: Land at NGR 285024 100245 (East of Lords Meadow Industrial Estate), Crediton, Devon
Applicant: Mr G Kerslake, Lords Meadow Bio C/o Mr Nick Williams, Berrys Beech House, Anchorage Avenue, Shrewsbury, SY2 6FG

Reference: 18/00284/ADVERT
Proposal: Advertisement Consent to display 8 non-illuminated heritage trail information panels
Location: St Boniface Church, East St Junction With Charlotte St, Crediton Parish Church Car Park (The Old Organ House), Newcombes Meadow Park, Crediton Methodist Church, Town Square, Crediton Congregational Church, & St Lawrence Green Crediton
Applicant: Mr Rod Brookes-Hocking, Oliver House, 7 North Street, Crediton, EX17 2BT

10. Mid Devon District Council - Planning Decisions

Mid Devon District Council, the determining Authority, has APPROVED the following applications with conditions as filed:

Reference: 18/01300/FULL
Proposal: Installation of a new roller shutter door and window
Location: 25 Marsh Road Lords Meadow Industrial Estate Crediton
Applicant: Mr D Warwick, 25 Marsh Road, Lords Meadow Industrial Estate, Crediton Devon, EX17 1EU

Reference: 18/01464/ADVERT
Proposal: Advertisement consent to display 4 non-illuminated Fascia signs and 6 free standing signs
Location: Tesco, Joseph Locke Way, Crediton, Devon
Applicant: Mr Jon-Pall Bonnett, Waves Consultancy, Bridge Studios, 318-326 Wandsworth Bridge Road, London, SW6 2TZ

Reference: 18/01462/FULL
Proposal: Change of use of 9 parking spaces to hand car wash and valeting operation including the installation of a cabin and the erection of a canopy
Location: Tesco, Joseph Locke Way, Crediton, Devon
Applicant: Mr Jon-Pall Bonnett, Waves Consultancy, Bridge Studios, 318-326 Wandsworth Bridge Road, London, SW6 2TZ

Reference: 18/01442/HOUSE
Proposal: Erection of 2 extensions
Location: 2 Penton Close Crediton Devon EX17 1BQ
Applicant: Mr Neil Weeks, 2 Penton Close, Crediton, Devon, EX17 1BQ

Reference: 18/01582/NMA
Proposal: Non Material Amendment for 16/00300/HOUSE to reduce and relocate the Velux roof lights from 3 to 2
Location: Arlington House, Ash Court, Crediton

Applicant: Mr Philip Morgan, Arlington House, Ash Court, Crediton, EX17 2JZ
Reference: 18/01542/LBC
Proposal: Listed Building consent to install a central heating system comprising of cast iron radiator and a condensing boiler with a flue to the rear of the property
Location: Bickleigh, 9 North Street, Crediton, Devon
Applicant: Mrs Clare Bowyer, Bickleigh, 9 North Street, Crediton, Devon, EX17 2BT

Reference: 18/01481/HOUSE
Proposal: Raising the height and extension of existing patio
Location: Southlands Peoples Park Road Crediton Devon
Applicant: Mr D & Mrs D Townsend, Southlands, Peoples Park Road, Crediton, Devon, EX17 2DA

Reference: 18/00091/MFUL
Proposal: Conversion of former redundant care home to provide 22 residential units, and external landscaping
Location: St Lawrence Home, Churchill Drive, Crediton
Applicant: Mr James Yorke, KHP (St Lawrence) Ltd, Elsinore Villa, Greenway Road Torquay, TQ2 6JE

Reference: 18/01624/CAT
Proposal: Notification of intention to lower a mixed hedge by approximately 1m above ground level and coppice larger stems within the Conservation Area
Location: 5 Wynfrith Mews, Landscore, Crediton, Devon
Applicant: Mr Stuart Dunlop, 5 Wynfrith Mews, Landscore, Crediton, Devon, EX17 3FB

Reference: 18/01497/ARM
Proposal: Reserved matters for the erection of a dwelling with associated access
Location: 17 Lamejohns Field Crediton Devon EX17 1EB
Applicant: Mr L Deem, 74 Westernlea, Crediton, EX17 4HH

Reference: 18/01605/HOUSE
Proposal: Formation of off road parking area, demolition of existing retaining wall and construction of replacement wall
Location: Beers Peoples Park Road Crediton Devon
Applicant: Dr Fiona Price, Beers, Peoples Park Road, Crediton, Devon, EX17 2DA

The following application has been WITHDRAWN:

Reference: 18/01155/FULL
Proposal: Variation of condition 3 of planning permission 18/00088/FULL relating to opening hours of 9am to 8pm to operating from 7.30am and opening at 8am to 8pm Mondays to Saturdays
Location: Public Conveniences St Lawrence Green Crediton
Applicant: Mr Andy Gray, MC Kelly Ltd, Elston Farm, Copplestone, EX17 5PB

11. **To consider and comment on an application from Tesco to vary its premises licence.** (Please note, this item was deferred from the November meeting pending further information, which will be issued with the agenda.)
12. **To consider and comment on an application from The Mitre Inn to vary its premises licence.** (Further information will be issued with the agenda.)
13. **To receive an update on Crediton Neighbourhood Plan and agree any actions.**

14. **To consider and comment on Mid Devon District Council’s consultation on planning related Section 106 governance arrangements.** (Further information will be issued with the agenda.)
15. **To consider and comment on Mid Devon District Council’s consultation on its procedure for managing illegal encampments on Mid Devon District Council land.** (Further information will be issued with the agenda.)
16. **To discuss the possible installation of trim trail equipment at Newcombes Meadow following the Clerk’s meeting with Officers from Mid Devon District Council.** (Further information will be issued with the agenda.)
17. **To receive the Traffic & Urban Realm Feasibility Study final report and agree any actions.** (A copy of the report will be issued prior to the meeting.)
18. **To receive an update on the Christmas in Crediton Parade and Light Switch-On, which took place on Saturday, 24th November 2018.**
19. **Close**