



IN ACCORDANCE WITH THE STATUTORY REQUIREMENTS OF THE LOCAL GOVERNMENT ACT 1972 SCHEDULE 12
PARAGRAPH 26(2) [A] (ADMISSIONS TO MEETINGS) SECTION 1(4)

NOTICE IS GIVEN THAT A PLANNING, LICENSING AND STRATEGIC GROWTH COMMITTEE
WILL BE HELD AT TOWN HALL, CULLOMPTON ON TUESDAY, 10 OCTOBER 2023 AT 7:00PM

MEMBERS OF THE PUBLIC HAVE THE RIGHT TO ATTEND UNLESS A SPECIFIC DECISION HAS BEEN
TAKEN TO PROHIBIT THEM

TO THE CHAIR AND COUNCILLORS OF CULLOMPTON TOWN COUNCIL

**YOU ARE HEREBY SUMMONED TO ATTEND AN ORDINARY MEETING OF PLANNING, LICENSING
AND STRATEGIC GROWTH COMMITTEE OF CULLOMPTON TOWN COUNCIL**

**Committee Membership: Councillors E Buczkowski, J Buczkowski, J Johns, J Stanford, R
Dietrich (Chair).**

3 OCTOBER 2023

AGENDA

1. **Apologies for Absences.** Council to receive apologies for absence and consider the reasons given. ([LGA 1972 s85\(1\)](#)).
2. **Declaration of Interest & Dispensations.** Members to declare any interests, including Disclosable Pecuniary Interests, they may have in agenda items that accord with the requirements of the Parish Council's Code of Conduct and to consider any prior requests from members for Dispensations that accord with [Localism Act 2011 s33\(b-e\)](#). *This does not preclude any later declarations.*
3. **Public Question Time.** Members of the public are invited to question the Council on local issues etc. Questions will be answered by The Chair, The Chairs of the Standing Committees or Clerk. These persons will reserve the right to postpone making an answer until the following meeting in order to take advice or undertake research. During this time, outstanding answers from previous meetings will be delivered.
4. **Minutes.** To approve the Minutes of the Ordinary Meeting of the Planning, Licensing and Strategic Growth Committee held on 14 September 2023.
5. **District Council Updates.** To receive updates on Mid Devon District Council on strategic projects:
 - 5.1. Eastern Urban Extension/Culm Garden Village Initiative.
 - 5.2. Town Centre Relief Road.
 - 5.3. Heritage Action Zone.
 - 5.4. Metro Board.

6. **Planning Matters.** To consider and make comment on the following planning applications:
- 6.1. [23/01225/HOUSE](#). Conversion of garage/workshop to ancillary accommodation including erection of link extension at Sunnymead, King's Mill Road, Cullompton.
 - 6.2. [23/01424/FULL](#). Variation of Condition 2 of planning permission [21/02192/FULL](#) to allow the repositioning of 3 caravans at Land at NGR 301353 106034 (Colebrooke Fishery), Padbrook, Cullompton.
 - 6.3. [23/01282/FULL](#). Erection of a two-storey side extension to house lift shaft to provide disabled access to first floor at 60 Higher Street, Cullompton.
 - 6.4. [23/01462/FULL](#). Change of use of premises from Restaurant (Class E) to mixed use Restaurant (Class E) and Hot Food Takeaway (Sui Generis) with associated installation of ventilation and extraction equipment at Porters Bar and Grill, 7 Fore Street, Cullompton.
 - 6.5. [23/01488/TPO](#). Application to pollard 1 Chestnut tree protected by Tree Preservation Order [09/00007/TPO](#) to reduce the crown by 8m at 6 Walters Orchard, Lower Mill Lane, Cullompton.
 - 6.6. [23/01490/FULL](#). Variation of Condition 2 of planning permission [19/01127/FULL](#) (Conversion of swimming pool and store to 2 dwellings) to allow substitute plans relating to window layout at Land and Buildings at NGR 302045 104065 (Westcott Park), Westcott.
 - 6.7. [23/01440/MOUT](#). Outline application with details of access for demolition of existing structures and development of residential dwellings (up to 1,100 dwellings) and elderly accommodation (up to 118 units), village centre uses, primary school, public open space, play areas, wildlife areas, associated infrastructure and landscaping.



Dan Ledger
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**MINUTES OF MEETING OF THE PLANNING, LICENSING AND STRATEGIC GROWTH COMMITTEE
DATED THURSDAY 14 SEPTEMBER 2023 AT 7:00PM AT CULLOMPTON TOWN HALL**

PRESENT:

Councillors: E Buczkowski, J Buczkowski, J Johns, J Sandford, T Spring.

Officers: The Deputy Town Clerk.

Others: 2 Members of the Public

P23/001 Election of Chair.

RESOLVED that Councillor J Buczkowski is elected Chair for this meeting only.

P23/002 Apologies for Absences. There were no apologies for absence received.

P23/003 Declaration of Interest & Dispensations. There were no Declarations of Interests made and no Dispensations granted.

P23/004 Public Question Time.

Speaker 1 – A member of the public raised concerns about of the developments at the former Cummings Nursery, particularly the use of Greenhouse Gardens for viewers of the show home to access it and the quantity of construction traffic both using Greenhouse Gardens for access and parking on it. He would like to see access through the existing lane to Culme House.

The Chair informed the Member of the Public that, although Cullompton Town Council does not have direct control over matters such as this, the major development due to be considered at East Cullompton is currently in abeyance due to uncertainty around increasing the capacity of Junction 28 of the M5 motorway.

P23/006 Planning Matters. To consider and make comment on the following planning applications:

1. Public Consultation on a proposal to develop land around East Culm House as part of the Cullompton Eastern Urban Extension/Culm Garden Village Initiative (www.formercummingsnursery.co.uk).

This consultation was not debated as the consultation has been withdrawn.

RECOMMENDED that Full Council to reassert the Council's position that it will actively oppose any residential development at East Cullompton until the Town Centre Relief Road is delivered and that the capacity of J28 is increased including safe pedestrian crossings over the M5, railway and River Culm.

2. [23/00774/PATH](#). Diversion of Cullompton Bridleway No 9 at Land at NGR 301530 107687 (Goblin Lane, Cullompton).

RESOLVED to OBJECT to this application as this is deemed unnecessary to divert an historic bridleway. That a requested that Goblin Lane is assessed for Protected Lane status.

3. [23/01342/LBC](#). Listed Building Consent for the restoration of 2 fireplaces to include the installation of wood burners at St Patrick's, 1 Church Street, Cullompton.

RESOLVED that there is NO OBJECTION to planning application 23/01342/LBC.

4. [23/01276/FULL](#). Installation of a play castle at The Bear Trail, Westcott.

RESOLVED that planning application 23/01276/FULL is SUPPORTED.

5. [23/01354/TPO](#). Application to remove 1 Oak tree protected by Tree Preservation Order 11/00003/TPO at Granary Court, Saunders Way, Kingsmill Industrial Estate, Cullompton.

RESOLVED that it would be better for this tree to be retained and that consideration should be given to a proper maintenance schedule for the tree before any consideration is given to felling it.

The meeting closed at at 19:20

DRAFT