

UFFCULME PARISH COUNCIL
Minutes of Planning Committee Meeting held on
13 July 2017 at Magelake

Present – Cllrs Wells (Chairman), Blackman, Gardner, Hagelstein and Pollard

Apologies for absence – Cllrs Blackman – holidays, Cornish - family

Minutes of Meeting held on 8 June 2017

- **Approved** as a correct record

Declarations of Interest

Planning Applications

- **17/00845/HOUSE** – Erection of a two-storey extension to include alterations to existing fenestration and erection of a garage with office above – Bridwell Lodge, Uffculme

The Council reviewed the revised drawings and has no objections

- **17/00886/MOUT** – Outline for the erection of 30 dwellings and new vehicular and pedestrian accesses – Land at NGR 305578 112043 Uffculme Road, Uffculme.

The Council strongly opposes this application. This application is identical to 17/00300/MOUT. We consider submitting exactly the same documents and designs, without minor alteration to be deplorable by the applicant. The Planning Committee has refused this application and we encourage the same decision again as there are no material modifications.

- **17/00905/LBC** – Listed building consent for the replacement of first floor windows - 23 Southill Cottages, Kentisbeare, Cullompton.

The Council has no objections to this application.

- **17/00845/HOUSE** – Erection of two-storey extension to include alterations to existing fenestration and erection of a garage with office above – Bridwell Lodge, Uffculme.

The Parish Council has no objection to the application.

- **17/00933/FULL** – Change of use and conversion of agricultural building to a mixed use of agricultural and domestic, and use of first floor as annexe – Land and buildings at NGR 309405 112618 (Northcroft) Ashill Devon.

The Parish Council has no objection to the application provided that the permission is directly linked to the farming activities of the current farming business.

- **17/00953/HOUSE** – Installation of dormer window – 3 Prospect Crescent, Uffculme.

The Parish Council has no objection to the application.

- **17/01018/HOUSE** – Reconstruction of former outbuildings attached to – Drews Farmhouse, Drews Farm, Ashill, Cullompton.

The Council considers the modifications not to be in-keeping with the fact it is a historic building and the Council encourages the involvement of the Conservation Officer.

- **17/01019/LBC** – Listed Building Consent for the reconstruction of former outbuildings attached to – Drews Farmhouse, Drews Farm, Ashill, Cullompton.

The Council considers the modifications not to be in-keeping with the fact it is a historic building and the Council encourages the involvement of the Conservation Officer.

- **17/01081/FULL** – Erection of a holiday lodge – Land at 306468 111072, Smithincott, Kentisbeare

The Parish Council opposes this application – it is in open countryside with poor access – single track lane, we do not feel this would be suitable for tourist who are not familiar with the area. The site is not designated in both the current and emerging local plans as being a site for any development. The services for the site are limited and we feel will potentially cause further issues for the site in future.

The site is outside of the village of Uffculme, there is no provision for a shop etc within walking distance and no bus services.

Granting permission for this development will undoubtedly set a precedent for future development of this kind.

- **17/01083/LBC** – Listed Building Consent for repairs to rear and side walls of existing utility room – Forge Cottage, Ashill

The Parish Council has no objection to the application.

MDDC - Planning Decision Notices

- **17/00217/FULL – The Shippens, Blackborough** – Erection of a polytunnel - **APPROVED**
- **17/00407/FULL – Junction 27, Sampford Peverell** – Variation of conditions 5, 6, 15, 23, 27, 28, 31, 32, 34 and 35 to allow certain works to be undertaken before additional details are submitted to the Local Planning Authority, to phase the Construction Management Plan/s and to enable works to be carried out before the tree and hedgerow protection fencing is erected; and removal of conditions 24 and 26 (duplication of the requirements of other conditions) of planning permission 13/00947/MOUT – **APPROVED**
- **17/00693/OUT – Yondercot, Uffculme** – Outline for the erection of 4 dwellings with associated access - **REFUSED**
- **17/00719/TPO – 6 Coldharbour, Uffculme** - Application to crown lift 1 Oak tree by 4.5m over car parking area protected by Tree Preservation Order 02/00003/TPO16– **APPROVED**
- **17/00819/LBC – 12 Grantlands, Uffculme** – Listed Building Consent for alterations to existing kitchen - **APPROVED**

Date of Next Meeting – 10 August 2017

Verity Aldridge

Clerk to the Council..... 19.07.2017