

Planning Committee –Tuesday

Late representations/updates

Item No.	Description
1	<p>EXMINSTER - 15/01331/MAJ - Land Off Chudleigh Road, Alphington - Hybrid application comprising: Full application for conversion of the existing threshing barn and associated linhay to form three dwellings and erection of 16 new dwellings with associated landscaping and access; Outline application for dwellings with open space and infrastructure works (approval sought for access)</p> <p>2 further contributions received – from Bovis and their legal advisors – seeking assurances that the viability appraisal has been undertaken in a fair manner.</p>
2	<p>SHALDON - 17/01385/VAR - Highfield, Torquay Road - Variation of condition 2 on planning permission 15/01503/VAR to amend access road</p> <p><u>1 further contribution received 20.10.2017 by Ms G Arthurs.</u></p> <p>Wishes to register a further objection on the following grounds:</p> <ul style="list-style-type: none">• Amenity• Landscaping• That material harm will be caused to the settlement <p>Would also like to refer to the two previously dismissed appeals of 1971 and 1982 and the upheld on appeal decision of 2013 to show that this current proposal will cause harm if it is not cut into the hillside Officer response: These issues have already been addressed in the Officer report to Planning Committee.</p> <p><u>Revised details and plans submitted showing:</u></p> <ul style="list-style-type: none">• access gate design and location• ground lights along the access road• landscape plan with implementation and management plan <p>Officer response: these details are considered to be acceptable.</p> <p><i>*the submitted details are provided in the PowerPoint presentation</i></p> <p>Owing to the submission of the external lighting and pillar and gate details, the recommendation section of the report is also updated as follows:</p>

	<p>PERMISSION BE GRANTED subject to the following conditions:</p> <ol style="list-style-type: none"> 1. Development to be in accordance with approved plans 2. Implementation of landscape scheme and management plan.
3	<p>DAWLISH – 17/02011/FUL - Branscombe Farm, Branscombe Lane - Conversion of existing building to one dwelling</p> <p>No updates received</p>
4	<p>WOODLAND - 17/01064/FUL - Chardonnay - Extension to authorised gypsy site to provide two additional pitches, comprising parking, dayroom, tourer pitch and static unit</p> <p>2 further contributions received: 1 noting National Grid's position that they would not recommend the placing of equipment underneath their lines and 1 also raising access, supply and locational concerns.</p>
5	<p>KINGSKERSWELL - 17/01330/FUL - Garth Gardens, Pound Lane - Demolition of existing dwelling and erection of two dwellings</p> <p>No updates received</p>
6	<p>DODDISCOMBSLEIGH – 10/00266/ENF – Mistleigh Farm Barns</p> <p>Since the Report was prepared a further site visit was carried out and it was clear that the caravan that was being used for residential purposes has been removed from the land. However, it appears that a campervan is now used in connection with the possible residential use. In addition from the recent site visit it was noted that the portable toilet, fridge, cooker and some other items are still situated in the existing building which make it possible for the site to be used for residential purposes.</p> <p>It is recommended that authorisation still be given to ensure any unauthorised use of the land for stationing of caravans or other vehicles for residential purposes or residential use of the building ceases.</p> <p>Three representations have been received to support enforcement action being taken. These each refer to the fact a caravan was initially used for residential purposes and since it was removed a campervan has been used instead. Although it seems the occupier has tried to hide the fact he has been staying overnight lights have been witnessed going on and off late at night and early in the morning. Also the occupier has been heard shouting at the dogs at night.</p> <p>In addition to the residential use the representations refer to the noise associated with the site from dogs barking and the use of generators. There is also reference to the use of lighting towers throughout the night. These issues are currently being dealt with by the Council's Anti-Social Behaviour Officer.</p>