

TEIGNBRIDGE DISTRICT COUNCIL

PLANNING COMMITTEE

CHAIRMAN: Cllr Dennis Smith

DATE: 31 July 2018

REPORT OF: Site Inspection Team – Councillors Smith (Chairman),
Kerswell, Mayne and Prowse,

**DATE OF SITE
INSPECTION:** 12 July 2018

17/01821/MAJ - Land At NGR 280887 78068, To West Of Monks Way, Bovey Tracey, - Detailed application for initial phase of residential development of 156 dwellings including access, associated infrastructure and landscaping; outline application for 12 self build housing plots and employment use site (B1/B2/B8)

Also present: Councillor Morgan, two representatives of the Parish/Town Council, the County Highway Engineer's representative.

Apologies: Councillor Clarence, Dennis and J Hook

Purpose of Site Inspection:

In accordance with the procedure relating to major applications, the application below was the subject of a site inspection prior to being considered by the Committee. All members of the Committee were invited to attend the site inspection. The purpose of the inspection was to enable Members to familiarise themselves with the site. Members were unable to form an opinion on the applications without having first considered the detailed reports of the Business Manager which will be included in the Committee agenda for a future meeting.

The Planning Officer reported on the allocation in the Local Plan, site layout plans, affordable housing allocation, surface water drainage and flood alleviation proposals.

The Site Inspection Team noted: the boundary of the site and the surrounding area; internal road layout, access arrangements, temporary construction access arrangements, pedestrian crossings, and speed control proposals for Monks Way; the Parish Council's initial views; and that of the County Highway Engineer.

DENNIS SMITH
Chairman