



# Barnstaple Town Council

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Mr Robert Ward, Town Clerk

There will be a meeting of **PLANNING AND TRANSPORTATION COMMITTEE** on **Thursday 18th April 2024 at 7.00 pm** at the The Guildhall, Butchers Row, Barnstaple to which you are summoned for the transaction of the undermentioned business.

### Questions by the public

There will be a period for questions by the public at a time to be determined by the Chairman. Anyone wishing to ask questions is requested to notify the Town Clerk by 12 noon on the day of the meeting.

### Recording, photographs and filming

In accordance with the Council's Protocol for the Recording or Reporting of Council and Committee Meetings, the press or public may audio-record, photograph or film meetings, or report from the meeting using social media. As such, members of the public may be recorded or photographed during the meeting. Anyone wishing to record or photograph the meeting must notify the Town Clerk before the commencement of the meeting.

Mr Robert Ward  
Town Clerk  
Friday 12 April 2024

### Committee Members:

Councillors L York, A Shah, J Coates, G Marchewka, I Williams, L Dawson (Chair), J Challis, C Brown, C Horrell and M Pullen (Vice-Chair).

## AGENDA

### 1. To receive and approve apologies for absence

All apologies must be notified to the Town Council offices by 5pm on the day of the meeting.

### 2. To receive any dispensations and disclosable pecuniary or other interests

### 3. To approve as a correct record the minutes of the Planning & Transportation Committee held on 21st March 2024 (Pages 3 - 5)

### 4. Deposited Plans:

#### 4.1 78140 - 10 Hughes Avenue Barnstaple Devon EX32 9LN

Full Application. Retrospective erection of fencing to disused land to the side of the dwelling. Applicant name: Mr Daniel Betts.

#### 4.2 78313 - The Haven Littabourne Barnstaple Devon EX31 1PX

Full Application. Conversion of a semi-detached barn to a dwelling (amended

description). Applicant name: Mr James Roulston.

BTC Response 22/03/4:

RECOMMENDATION: Refusal. On the grounds of the size of the building and the lack of space. The policy goes against policies DM01, DM04, and DM06. The committee question whether this space will be rented out as a dwelling in which case they believe the space is far too small for living in, it is questionable as to whether national minimum space standards will be achieved. (NC).

4.3 78330 - 17 Joy Street Barnstaple Devon EX31 1HE

Full Application. Conversion of part of commercial premises to two flats. Applicant name: Philip J Milton & Company PLC.

4.4 78466 - 75 Boutport Street Barnstaple Devon EX31 1SR

Full Application. Change of use of building to Dental Practice with external and internal alterations. Applicant name: Dr Mateusz Kolonko.

4.5 78468 - 75 Boutport Street Barnstaple Devon

Listed Building Consent. Listed building consent for change of use of building to Dental Practice with external and internal alterations. Applicant name: Stardent Ltd.

4.6 78484 - Reel Amusements 17 Bear Street Barnstaple Devon EX32 7BX

Removal of Condition. Removal of condition 4 (time restriction) attached to planning permission 72775 (change of use from tattoo parlour to Adult Gaming Centre) to allow for unrestricted opening times. Applicant name: LECHJOKE ltd.

4.7 78531 - Harwood Park Lane Barnstaple Devon EX32 9AL

Variation of Condition(s). Variation of condition 2 (approved plans) attached to planning permission 76791 (extensions to dwelling to include erection of a dormer) to allow various design alterations to include roof design. Applicant name: Mrs Siobhan Black.

4.8 78539 - Dripping Well 26A Cleave Close Sticklepath Barnstaple Devon EX31 2DX

Trees with Tree Preservation Order. Application for consent for works to trees covered by a tree preservation order in respect of crown reduction of 1x Ash tree (T1). Applicant name: North Devon Council.

4.9 78518 - 20 - 21 St Georges Road Barnstaple Devon EX32 7AU

DCC Regulation 3. Application under Regulation 3 of the T&CP General Regulations 1992 notification by Devon County Council in respect of Prior Approval application for the demolition of 2 No. two storey blocks and 1 No. single storey block - ABX/DCC/4393/2024. Applicant name: Devon County Council.

**5. Reported Concerns**

To receive reported concerns falling within the remit of the committee and to agree any actions arising.