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Planning Committee

Thursday 7 March 2013

PRESENT:

Councillor Stevens, in the Chair.

Councillor Tuohy, Vice Chair.

Councillors Mrs Bowyer, Darcy, Philippa Davey (substituting Councillor Sam Davey), Mrs Foster, Nicholson, John Smith, Stark, Jon Taylor, Vincent and Wheeler.

Apology for absence: Councillor Sam Davey

Also in attendance: Peter Ford – Planning Lead Officer, Mark Lawrence – Lawyer and Ross Johnston – Democratic Support Officer.

The meeting started at 5 pm and finished at 9.20 pm.

Note: At a future meeting, the committee will consider the accuracy of these draft minutes, so they may be subject to change. Please check the minutes of that meeting to confirm whether these minutes have been amended.

89. DECLARATIONS OF INTEREST

The following declarations of interest were made in accordance with the code of conduct –

| Name | Minute No. and Subject | Reason | Interest |
|-----------------------|--|---------------------------------------|----------|
| Councillor Nicholson | 93.4 19 Tithe Road, Plymouth 13/00121/FUL | Ward member representing constituent. | Personal |
| Councillor Stevens | 93.4 19 Tithe Road, Plymouth 13/00121/FUL | Relative lives nearby. | Personal |
| Councillor John Smith | 93.5 1 Seaton Avenue, Plymouth 13/00101/FUL | Owner of two HMOs. | Personal |

90. MINUTES

Agreed the minutes of the meeting held on 31 January 2013.

91. CHAIR'S URGENT BUSINESS

There were no items of Chair's urgent business.

92. **QUESTIONS FROM MEMBERS OF THE PUBLIC**

There were no questions from members of the public.

93. **PLANNING APPLICATIONS FOR CONSIDERATION**

The Committee considered the following applications, development proposals by local authorities, and statutory consultations submitted under the Town and Country Planning Act, 1990, and the Planning (Listed Buildings and Conservation Areas) Act, 1990. Addendum reports were submitted in respect of minute numbers 93.1, 93.2 and 93.5.

93.1 282 OUTLAND ROAD, PLYMOUTH. 12/01724/FUL

(WM Morrisons Supermarket PLC)

Decision:

Application **GRANTED** conditionally subject to:

- (a) a S106 Obligation with delegated authority to refuse in the event that the S106 Obligation is not completed by 29 March 2013;
- (b) the amendment of condition 21 to read:

‘The extension hereby permitted shall not be commenced until a Travel Plan has been submitted to and approved in writing by the Local Planning Authority. The said Travel Plan shall seek to encourage staff and all site users to use modes of transport other than the private car to get to and from the premises. It shall also include measures to control the use of the permitted car parking areas; arrangements for monitoring the use of provisions available through the operation of the Travel Plan; and the name, position and contact telephone number of the person responsible for its implementation. From the date of [the commencement of the use] [occupation] the occupier shall operate the approved Travel Plan’.

The following Informative was added to this decision:

Morrisons store or any of its staff will be prevented from being granted a parking permit if a Controlled Parking Zone (CPZ) is implemented on Torr Lane or Torr Road in the future.

(The Committee heard representations against the application from Councillor Martin Leaves ward member).

(The Committee heard representations against the application).

(The Committee heard representations in support of the application).

(Councillor Nicholson’s proposal to amend condition 21, having been seconded by Councillor Darcy, was put to the vote and declared carried).

93.2 48 MERAFIELD ROAD, PLYMOUTH. 12/02288/FUL

(Mr R Wraighte)

Decision:

Application **GRANTED** conditionally.

The following Informative was added to this decision:

Through the granting of this planning permission the Local Planning Authority is in no way indicating that the incorporation of this building into Lambspark Care Home would be acceptable. Should such a proposal come forward a planning application would be required which would be judged on its merits.

(The Committee heard representations against the application from Councillor Mrs Beer ward member).

93.3 7 RIDGE PARK AVENUE, PLYMOUTH. 13/00096/FUL

The application was withdrawn.

93.4 19 TITHE ROAD, PLYMOUTH. 13/00121/FUL

(Mr Alan Moore)

Decision:

Application **REFUSED**.

(The Committee heard representations in favour of the application from Councillor Nicholson ward member).

(Councillors Nicholson and Stevens declared personal interests on the above item).

93.5 1 SEATON AVENUE, PLYMOUTH. 13/00101/FUL

(Mr Joseph McParlin)

Decision:

Application **DEFERRED** to allow Planning Officers to investigate further on whether a condition to employ an on-site warden at the premises was reasonable.

The Committee agreed that the conditions attached to this planning application are amended as follows:

- (a) Condition 2 (OCCUPATION RESTRICTION – STUDENT ACCOMMODATION) is removed;
- (b) the amendment of condition 8 to read:

‘A minimum of two off-street parking spaces within the site in accordance with the approved plan shall be retained and made available for the residents of the property and shall not be used for any purpose other than the parking

of vehicles’.

(The Committee heard representations against the application from Councillors Ball and Fry ward member).

(The Committee heard representations against the application).

(The Committee heard representations in support of the application).

(Councillor Wheeler’s proposal to remove Condition 2 and amend Condition 8, having been seconded by Councillor Nicholson, was put to the vote and declared carried).

(Councillor Stevens’ proposal to defer the application, having been seconded by Councillor Nicholson, was put to the vote and declared carried).

(Councillor John Smith declared a personal interest on the above item).

93.6 | STADDISCOMBE PARK, PLYMOUTH. 13/00084/FUL

(Mr C Pethick)

Decision:

Application **REFUSED** as deemed contrary to the Core Strategy policy CS34 and in particular with respect to points 4 and 6 of this policy.

(The Committee heard representations against the application from Councillor Churchill ward member).

(The Committee heard representations against the application).

(The Committee heard representations in support of the application).

(Councillor Nicholson’s proposal to refuse the application, on the reasons as stated above, having been seconded by Councillor Darcy, was put to the vote and declared carried).

94. PLANNING APPLICATION DECISIONS ISSUED

The Committee received a report from the Assistant Director, Planning Services, on decisions issued for the period 22 January 2013 to 24 February 2013, including –

- Committee decisions
- Delegated decisions, subject to conditions where so indicated
- Applications withdrawn
- Applications returned as invalid

Members noted the planning applications issued.

95. **APPEAL DECISIONS**

Members noted the appeal decisions.

96. **EXEMPT BUSINESS**

There were no items of exempt business.

SCHEDULE OF VOTING (Pages 1 - 2)

PLEASE NOTE

A SCHEDULE OF VOTING RELATING TO THE MEETING IS ATTACHED AS A SUPPLEMENT TO THESE MINUTES.

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PLANNING COMMITTEE – 7 March 2013

SCHEDULE OF VOTING

| Minute number and Application | Voting for | Voting against | Abstained | Absent due to interest declared | Absent |
|--|---|---|------------------|---------------------------------|--------|
| 93.1 282 OUTLAND ROAD, PLYMOUTH. 12/01724/FUL (Motion to amend the conditions) | Unanimous. | | | | |
| 93.1 282 OUTLAND ROAD, PLYMOUTH. 12/01724/FUL (To add an Informative) | Unanimous. | | | | |
| 93.1 282 OUTLAND ROAD, PLYMOUTH. 12/01724/FUL (Officer's Recommendation – Grant Conditionally) | Councillors Darcy, Philippa Davey, John Smith, Stark, Stevens, Jon Taylor, Tuohy, Vincent and Wheeler. | Councillors Mrs Bowyer, Mrs Foster and Nicholson. | | | |
| 93.2 48 MERAFIELD ROAD, PLYMOUTH 12/02288/FUL (To add an Informative) | Unanimous. | | | | |
| 93.2 48 MERAFIELD ROAD, PLYMOUTH 12/02288/FUL (Officer's Recommendation – Grant Conditionally) | Councillors Philippa Davey, John Smith, Stevens, Jon Taylor, Tuohy, Vincent and Wheeler. | Councillors Mrs Bowyer, Darcy, Mrs Foster, Nicholson and Stark. | | | |
| 93.4 19 TITHE ROAD, PLYMOUTH 13/00121/FUL (Officer's Recommendation - Refuse) | Councillors Mrs Bowyer, Darcy, Philippa Davey, Mrs Foster, John Smith, Stevens, Jon Taylor, Tuohy, Vincent and Wheeler. | Councillor Stark. | | Councillor Nicholson | |
| 93.5 1 SEATON AVENUE, PLYMOUTH 13/00101/FUL (Motion to amend the conditions) | Councillors Darcy, Philippa Davey, Mrs Foster, Nicholson, John Smith, Stevens, Jon Taylor, Tuohy, Vincent and Wheeler. | Councillor Mrs Bowyer | Councillor Stark | | |

| Minute number and Application | Voting for | Voting against | Abstained | Absent due to interest declared | Absent |
|--|--|--|---------------------------------------|---------------------------------|--------|
| 93.5 I SEATON AVENUE, PLYMOUTH 13/00101/FUL (Motion for Deferral) | Councillor Darcy, Nicholson, John Smith, Stevens, Councillor Vincent. Councillor Stevens, Chair – casting vote. | Councillors Mrs Bowyer, Mrs Foster, Stark, Jon Taylor and Wheeler. | Councillors Philippa Davey and Tuohy. | | |
| 93.6 I STADDISCOMBE PARK, PLYMOUTH 13/00084/FUL (Motion for Refusal) | Unanimous. | | | | |