

Planning Committee

Thursday 30 October 2025

PRESENT:

Councillor Stevens, in the Chair.

Councillor Penrose, Vice Chair.

Councillors Allen, Mrs Bridgeman, Freeman, Goslin, Loveridge, McCarty, McNamara, P.Nicholson, M.Smith and Tuohy.

Also in attendance: Abbey Edwards (Planning Officer), Matthew Follis (Planning Officer), Emily Godwin (Planning Officer), Julie Parkin (Senior Lawyer), Kate Saunders (Head of Development Management) Elliot Wearne-Gould, Jake Metcalfe (Democratic Advisor), Councillor Steve Ricketts (Ward Councillor, Item 6.2), and Councillor Dylan Tippetts (Ward Councillor, Item 6.3).

The meeting started at 4.00 pm and finished at 5.37 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.

43. Declarations of Interest

There was one declaration of interest made:

Item	Councillor	Interest	Description
6.2 (25/00717/FUL 49-51 North Hill)	Councillor Bill Stevens	Personal	Family member owned property near the application site

44. Minutes

The Committee agreed the minutes of the meeting held on 18 September 2025 as a correct record.

45. Chair's Urgent Business

There were no items of Chair's urgent business.

46. Questions from Members of the Public

There were no questions from members of the public.

47. 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 Conservations Areas) Act, 1990.

48. **25/00860/FUL - 4 Cundy Close, Plymouth, PL7 4QH**

Applicant: Mr R Gibbons & Ms M Price
Ward: Plympton St Mary
Application GRANTED conditionally

The Committee agreed to grant the application conditionally, as set out in the report:

For (12)

Councillors: Allen, Mrs Bridgeman, Freeman, Goslin, Loveridge, McCarty, McNamara, P. Nicholson, Penrose, M. Smith, Stevens, and Tuohy.

Against (0)

Abstentions (0)

Absent / Did not Vote (1)
Councillor Darcy

49. **25/00717/FUL - 49-51 North Hill, Plymouth, PL4 8HB**

(Please note, there was a site visit for this application on 29/10/2025)

Applicant: Mr D Fellows
Ward: Drake
Decision: Application GRANTED Conditionally, subject to S106

Abbey Edwards (Planning Officer) delivered the report;

Councillor Steve Ricketts spoke to the application as Ward Councillor;

Mr Dan Fellows spoke to the application as the applicant.

In response to questions, clarifications were provided by Matthew Coombe (Urban Design Officer).

Following discussions, the Committee agreed to grant the application conditionally, subject to S106, as set out in the report.

For (7)

Councillors: Allen, M.Smith, McCarty, McNamara, Penrose, Stevens and Tuohy

Against (4)

Councillors: Bridgeman, Goslin, Loveridge and P.Nicholson

Abstentions (1)
Councillor Freeman

Absent / Did not Vote (1)
Councillor Darcy

50. **25/00642/FUL - Former Dispensary, 29 Widey View, Plymouth, PL3 5JQ**

(Please note, there was a site visit for this application on 29/10/2025)

Applicant: Mr Martin Jones
Ward: Compton
Decision: Application GRANTED conditionally

Emily Godwin (Planning Officer) delivered the report;

Councillor Dylan Tippetts spoke to the application as Ward Councillor.

Following discussions, the Committee agreed to grant the application per the conditions set out in the report, subject to the following addition:

CONDITION: CODE OF PRACTICE

PRE-COMMENCEMENT

The development hereby permitted shall not commence until a Code of Practice for the site that outlines measures to prevent or control any nuisance arising from any work carried out has been submitted to and approved in writing by the Local Planning Authority, with such approval to be delegated to the Director of Strategic Planning and Infrastructure in consultation with ward councillors. The Code of Practice must comply with all sections of the Public Protection Service, Code of Practice for construction and demolition sites, with particular regards to the hours of working, crushing and piling operations, control of mud on roads and the control of dust. The applicant should also be mindful of the "Safer School Streets" scheme in operation in the area when preparing their Code of Practice. All sensitive properties surrounding the site boundary shall be notified in writing of the nature and duration of works to be undertaken, and the name and address of a responsible person, to whom an enquiry/complaint should be directed.

The approved Code of Practice shall be adhered to and implemented throughout the construction period strictly in accordance with the approved details.

Reason: To maintain residential and general amenity during the construction period in accordance with DEVI of the adopted Plymouth & South West Devon Joint Local Plan 2014-2034 and 187 and 198 of the National Planning Policy Framework 2024.

Justification: To ensure that the construction phase does not unduly impact on local amenity such as disturbance to local residents or disruption to traffic and parking.

For (12)

Councillors: Allen, Bridgeman, Freeman, Goslin, Loveridge P.Nicholson, M.Smith, McCarty, McNamara, Penrose, Stevens, and Tuohy.

Against (0)

Abstentions (0)

Absent/Did Not Vote (1)

Councillor Darcy

51. **Planning Application Decisions Issued**

The Committee noted the report from the Strategic Director for Strategic Planning and Infrastructure on decisions issued for the period 09/09/2025 to 29/10/2025.

52. **Exempt Business**

There were no items of exempt business.

53. **Appeal Decisions**

The Committee noted the schedule of appeal decisions made by the Planning Inspectorate.