



Fremington Parish Council



The Beechfield Centre, Beechfield Road, Fremington, EX31 3DD
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To: Members of the Planning Committee: Cllrs S Adams, J Bridgeman, J Cann, D Harris, S Haywood and H Walker (Co-opted Member, North Devon Council)
cc: All Members of the Parish Council

You are hereby summoned to attend a meeting of Fremington Parish Council **Planning Committee** which will be held on **Thursday 28th November 2024** at **10:00am** in the **Beechfield Centre, Beechfield Road, Fremington** for the purpose of transacting the following business.

In accordance with The Public Bodies (Admissions to Meetings) Act 1960 members of the public are welcome to attend.

Mrs Victoria Woodhouse BA (Hons)
Executive Officer

Date of issue: 22nd November 2024

AGENDA

- 1 **Apologies for Absence** (Please make any apologies known to the Clerk)
- 2 **Declarations of Interest**
Members are reminded that all Interests must be declared at the beginning of the meeting and prior to the item being discussed
- 3 **Public Participation Period**
Members of the public are permitted to make representations, ask questions and give evidence in respect of any item of business relating to the Parish Council. The period of time which is designated for public participation shall not exceed 15 minutes. Each member of the public is entitled to speak once only in respect of business and shall not speak for more than 3 minutes. A question asked by a member of the public during this period shall not require a response or debate at the meeting.
- 4 **Minutes**
To approve and sign the Minutes of the Planning Committee Meeting held on 26th September 2024 and 24th October 2024 ([Link to Minutes](#))
- 5 **North Devon Council - Planning Applications**
North Devon Council, the determining Authority, has asked for comments from this Parish Council on the following applications:

79161 Proposal: Notification of an application to modify a planning obligation under regulation 3 of the T & C P (modifications & discharge of a planning obligations) Regulations 1992 in respect of adjustments to contributions on viability grounds (58335)

Location: Land at Allenstyle Road, Yelland, Devon
Applicant/Agent: Devonshire Homes
[Link to Application](#)

79222 Proposal: Conversion of loft to add dormer to the rear of the property and new extension above ground floor extension and associated works
Location: 13 Linscott Crescent, Yelland, Barnstaple, EX31 3ES
Applicant/Agent: Mr Scott
[Link to Application](#)

79269 Proposal: Demolition of garage, erection of a single storey side extension & creation of a car port
Location: 20 Ballards Crescent, Yelland, Barnstaple, EX31 3EU
Applicant/Agent: Mr Doran
[Link to Application](#)

79317 Proposal: Extension to changing facilities to provide additional storage area
Location: Tews Lane Sports and Community Centre, Tews Lane, Roundswell, EX31 3WP
Applicant/Agent: Fremington Parish Council
[Link to Application](#)

79324 Proposal: Application for consent for works to trees covered by a tree preservation order in respect of crown reduction of 2x Oak (T1 & T5) and crown reduction and selective branch removal of 3x Oaks (T2, 3 & 4)
Location: Rear of 40 & 42 Redlands Road, Fremington, Barnstaple, EX31 2NY
Applicant/Agent: Mr Wilson & Mrs Williams
[Link to Application](#)

79332 Proposal: Replacement of existing fence and bank with brick wall and composite fence
Location: Meadow Way, Bickington Road, Bickington, EX31 2NA
Applicant/Agent: Mr & Mrs Heeney
[Link to Application](#)

79346 Proposal: Application for consent for works to trees covered by a tree preservation order in respect if reducing Ash trees to a high stump 3 meters in height and crown reduction of 1 Alder tree
Location: 3 Collombelles Close, Fremington, Barnstaple, EX31 2SN
Applicant/Agent: Mrs Trickey
[Link to Application](#)

79369 Proposal: Alterations and extension to existing property to include conversion of studio outbuilding into living accommodation
Location: Rockley Cottage, Mill Road, Fremington, EX31 3BD
Applicant/Agent: Mr & Mrs Green
[Link to Application](#)

79370 Proposal: Demolition of garage and rear lean-to extension and erection of single storey extension and double garage
Location: 7 Higher Road, Fremington, Barnstaple, EX31 3BG
Applicant/Agent: Mr & Mrs Drummond
[Link to Application](#)

79375 Proposal: Outline planning permission for residential development for up to 220 dwellings, a local shop up to 390 square meters (Use Class E), with landscaping, access, public open space and associated infrastructure work (All matters reserved except access)

Location: Land North of Old Bideford Road, Barnstaple

[Link to Application](#)

79414 Proposal: Construction of domestic garage

Location: Willow Cottage, Yelland Road, Fremington, EX31 3DS

Applicant/Agent: Mr Baker

[Link to Application](#)

79438 Proposal: Approval of details in respect of discharge of condition 7 (surface water drainage) attached to planning permission 77314 (reserved Matters application for appearance, landscaping, layout and scale for the erection of 77 dwellings (Outline planning permission 73681 – Outline application for up to 80 homes & access arrangements, including affordable housing, open space, landscaping, biodiversity net gain and associated infrastructure with some matters reserved (appearance, landscaping, layout and scale))

Location: Land West of Mead Park, Bickington Road, Bickington

Applicant/Agent: Cavanna Homes (South West) Ltd

[Link to Application](#)

79358 Proposal: Retrospective variation of condition 2 (approved plans) attached to planning permission 64987 (Variation of Condition 2 (Approved Plans) attached to planning permission 63535 (Demolition of Existing & Erection of New Community Building with Parish Council Offices) to allow for variation of design) to allow for change of materials from cladding to render

Location: Fremington Parish Council, The Beechfield Centre, Beechfield Road, Fremington

Applicant/Agent: Fremington Parish Council

[Link to Application](#)

79404 Proposal: Retrospective Approval of details in respect of discharge of condition 28 (buffer zone) attached to planning permission 53881 (outline planning permission for residential development comprising 350 dwellings, a primary school & associated public open space & infrastructure at land west of Tews Road)

Location: Land Off Tews Lane, Tews Lane, Bickington

Applicant/Agent: Cavanna Homes

[Link to Application](#)

6 Devon County Council - Planning Applications

Devon County Council, the determining Authority, has asked for comments from this Parish Council on the following applications:

Proposal: Consolidation of existing planning permissions for inert landfill, recycling and waste transfer; lateral extension of the landfill site to provide additional capacity for approximately 575,000 cubic metres of inert waste; and associated/ancillary development including construction of aggregate storage bays
Location: Holmacott Landfill Site, Road From Holmacott Cross to Lovacott Cross, Homacott, Barnstaple, EX39 4LR

7 Draft Devon and Torbay Local Transport Plan

To consider consultation.

8 Housing Crisis

To discuss the wording of the Parish Council's Housing Crisis Declaration.

**ANY MEMBERS OF THE PUBLIC WISHING TO MAKE REPRESENTATIONS
REGARDING ANY OF THE PLANNING APPLICATIONS TO BE CONSIDERED MUST
NOTIFY THE PARISH CLERK NO LATER THAN 12 NOON ON THE DAY BEFORE
THE MEETING**