

Present: Cllrs Massey (Chair), Pepper, Vaughan

In attendance: Clerk

Press and Public: 2

Broadclyst Parish Council Planning Committee meeting

Press and public were welcome to attend.

Broadclyst Parish Council's Planning Committee met on **Wednesday 27th January 2016** from **19:00hrs** in the **Wiltshire Room, Victory Hall, Broadclyst**; the following business was transacted

MINUTES (ratified on 1 February 2016)

There were no matters of a confidential and contractual nature for discussion under Part B (exclusion of press and public) at this meeting

*****PLANS FOR OLD PARK FARM PHASE 2 WERE ON DISPLAY FROM 18:00HRS*****

P16/08 APOLOGIES

The Committee resolved to accept apologies for absence from Cllr Bromley (family), Gent (holiday), and Jackson (work).

P16/09 DISCLOSABLE PECUNIARY INTEREST

There were no Declarations of Interest not currently on Councillors' ROIs received, nor receipt of requests for new Disclosable Pecuniary Interest* (DPI) dispensations on items on the Agenda. Cllr Vaughan declared she is a resident of Mosshayne Lane (planning application 16/0042/OUT). Cllr Pepper declared that he had already submitted his comment as Broadclyst Ward Member to the Planning Authority on applications 15/2658/FUL, 16/0042/OUT, and 15/1872/MRES

Standing Orders were suspended:

P16/10 PUBLIC QUESTIONS

The applicants of 16/0042/OUT outlined their proposal to the Committee. A discussion took place around Mosshayne Lane and its ownership with regard access to the development; the Chairman clarified that access via a private lane is not a material planning consideration.

The meeting reconvened under Standing Orders

P16/11 TO DISCUSS THE FOLLOWING PLANNING APPLICATIONS VALIDATED IN JANUARY 2016

15/2658/FUL	Sandy Lodge Sandy Lane Broadclyst	SUPPORTED
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	Exeter EX5 3AN	
16/0042/OUT	25 West Clyst Exeter EX1 3TL	On-site parking: in order to provide adequate parking for occupants and visitors a double parking bay plus a garage provided on-site per house as part of the reserved matters application The site would appear to be able to provide this. SUPPORTED
15/2902/MRES	Old Park Farm Two West Clyst Exeter	Site layout of affordable - along the main route the pepper-potting of rented/shared ownership housing could be more scattered. We commend the provision of open space, a good-sized play area and plenty of allotments from the offset.
15/1872/MRES	Land North Of Former A30 Site Of Cranbrook New Town Centre London Road Court Royal Cranbrook Devon	The layout of the pub seems to be satisfactory, however as a gateway building into the town the opportunity to fully embrace the traditional historic vernacular has been missed. The build would appear to be predominantly designed to be functional with only a perfunctory nod to aesthetics

P16/12 EDDC LOCAL PLAN

It was noted that the EDDC's Local Plan has been found sound by the Inspector and is recommended for adoption at an extraordinary meeting at EDDC on 28th January 2016

P16/13 CLOSE OF MEETING

The meeting closed at 20:00hrs

Signed:

Print:.....

Date:

**ALL DOCUMENTS ARE AVAILABLE IN LARGE PRINT BY
REQUEST**