

**MINUTES OF THE PARISH COUNCIL MEETING**  
**OF BUCKLAND BREWER PARISH COUNCIL HELD ON**  
**THURSDAY 4<sup>th</sup> APRIL 2019 AT 7:30pm**  
**IN THE PARISH CHURCH SCHOOL ROOM**

**Members Present:** Mrs Barbara Babb, Mr Andrew Hewitt, Mr Jim Lowe, Mr Trevor Mills, Mrs Rosemary Sanders and Mr David Watson

**Also in attendance:** 12 members of the public

**Parish Clerk:** Mr P Blossie

<b>KEY: Actions are shown in bold blue type   Decisions are shown in bold red type</b>
--

**901.    Apologies for Absence**                      Marie Douglas, George Heywood and Elisa Hurley

**902.    Declarations of Interest**                      Trevor Mills re item 904.b, Cleave - Conversion

**903.    Public Participation**                      Jim Lowe opened the meeting by explaining why the meeting had been called, the history of the Parish Council's Settlement Plan and how this fed in to the North Devon and Torridge Local Plan, which had been approved by the Secretary of State and formally adopted by both councils. Jim reminded the meeting about the consultation exercises that had been a part of that process and of the public meetings that had included presentations by, and discussions with, senior planning officers from Torridge Council. He pointed out that the planning application for consultation at item 904.a (3 bungalows) related to one of the plots referred to in the Settlement Plan and that it lies within the agreed settlement boundary. He also said that Buckland Brewer is a designated 'Local Centre' (rather than a village or a settlement), bringing with it an expectation to provide additional housing, not only for itself, but also for neighbouring parishes. He reported that this application had been 'called in' by the District Councillor who was in support of the scheme. One member of the public said that the Settlement Plan asked for no more bungalows in the parish. She said that these attracted the wrong age group and that to support 3 new bungalows would be going against the Settlement Plan. Jim Lowe pointed out that the parish council has no influence on what will be included in a planning application and that Torridge Council was unlikely to oppose it on those grounds. Another member of the public pointed out that the access road was not inside the settlement boundary.

**904.    Planning:**

- a.    Application: 1/0195/2019/FUL, Land to South West of Buckland Brewer, Erection of no.3 Bungalows**                      Andrew Hewitt noted that the plot was within a designated conservation area and said that the design and layout need to be in keeping with the surrounding area. He said that he had no concerns about the proposed dwellings being bungalows and thought that this might help to give less restricted views and light to adjacent properties. He would prefer to see more affordable homes in the parish. David Watson talked about the positioning of the access road but did not think that it should cause too much concern as it was along the line of the boundary. Trevor Mills agreed that the access road should be acceptable and was happy to see bungalows on the plot. **It was proposed by Jim Lowe, seconded by Barbara Babb and agreed unanimously to support the application.** The Clerk

then referred to one of the letters of objection, which implied this application, and others like it, were promoted by two parish councillors who were exerting their influence to get them approved. He reminded the meeting that planning applications undergo a rigorous process of consultation and most new developments in the parish at the present time are results of the lengthy process that led to the Settlement Plan and the North Devon and Torridge Local Plan, as earlier explained by Jim Lowe. Decision made by the Parish Council are taken by all of the councillors present, excluding any who declare an interest. The Clerk felt that this sort of comment was unfair and unhelpful.

- b. Application: 1/0224/2019/AGMB, Cleave, Conversion    Following a discussion about the remote location and nature of the proposal, **it was agreed unanimously to support the application**
- c. Decision: 1/0045/2019/FUH, 2 Tower View, First Floor Side Extension – Granted Permission - noted

**There being no further business, the meeting closed at 8:10 pm**

**Dates of Future Meetings:**

Parish Council: Wednesday 10<sup>th</sup> April 2019 (7:30pm in the Parish Church School Room)

Annual Parish Meeting, Wednesday 17<sup>th</sup> April 2019 (8:00pm in the Village Hall)

**Signed as a true record:**

**Chairman:** ..... **Date:** .....