

AXMINSTER TOWN COUNCIL

MINUTES OF THE MEETING OF THE PLANNING COMMITTEE

HELD AT THE GUILDHALL ON MONDAY 2nd AUGUST 2021 AT 7.30 P.M.

1. PRESENT: Cllr. Mrs. S.L.N. Leat (Chairman), Cllr. C.A. Doherty, Cllr. J.J. Farrow, Cllr. S. Sleight, Cllr. M.D.G. Spurway and Miss H. Kirkcaldie, (Town Clerk).

1 member of the public.

2. APOLOGIES: Cllr. O.S. Tucker (Vice-chairman), and Cllr. M. Mynard.

3. DECLARATIONS OF INTEREST: None.

4. PUBLIC FORUM: A member of the public spoke to Councillors regarding his family's aspirations in respect of Great Trill Farm. The intention is that it be run with a specific emphasis on conservation projects including species-rich meadows and planting of native woodland. Within this there will be smaller project such as planting of Devon Whitebeam. The projects will help lock in carbon and act as a sponge to help regulate the water flowing into the River Axe. He said that biodiversity can be increased fairly rapidly. He said that his projects should tie in with the Town Council's declaration of a climate emergency. He concluded by explaining that he hoped to pass on his passion for the environment to younger generations by running field trips and welcoming local schools to the farm.

The same member of the public made representations in support of applications 21/1912,1913/1914 and 1915 and explained the thinking behind the applications and why they needed to be considered in tandem. In response to a question from Cllr. Sleight, he explained that it was not practicable to use any form of heat-pump to heat the property because the constraints set by the Conservation Department did not permit the retro-fitting of measures to prevent heat loss, such as insulation and double glazing, sufficient to offset the relative lack of efficiency of such means of heating.

5. APPLICATIONS RECEIVED: The following applications were considered and the decisions duly proposed and seconded: -

21/1912/FUL

Great Trill Farm Musbury Axminster EX13 8TU

Replacement of lean-to rear extension with two storey rear extension, reinstatement of front entrance porch, reinstatement of rear entrance door in lieu of modern window, alteration of one window to double doors, introduction of roofing felt to main roof, minor internal alterations

AXMINSTER TOWN COUNCIL PLANNING COMMITTEE COMMENDS THE CAREFUL THOUGHT WHICH HAS BEEN PUT INTO THE PRODUCTION OF THE FOUR LINKED APPLICATIONS (21/1912, 21/1913, 21/1914 AND 21/1915) IN ORDER TO ACHIEVE AN OUTCOME WHICH BEST RESPECTS THE CONSERVATION OF THESE HISTORIC BUILDINGS. IN ADDITION, MEMBERS COMMENDED THE FACT THAT, WHEREVER POSSIBLE, PRACTICAL SOLUTIONS WERE TAKEN WHICH WERE MOST RESPECTFUL OF THE NEED TO SUPPORT THE CLIMATE EMERGENCY AND THE ENVIRONMENT GENERALLY. COUNCILLORS WELCOMED THE HIGH STANDARD OF THIS APPLICATION. AXMINSTER TOWN COUNCIL SUPPORTS THESE LINKED APPLICATIONS..

21/1913/LBC

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21/1914/FUL

Great Trill Farm Musbury Axminster EX13 8TU

Conversion of part of Manor Barn to dwelling

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21/1915/LBC

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21/1585/FUL

Fawnsmoor Farm Lyme Road Axminster EX13 5SW

Barn conversion.

AS THE AMENDED PLANS UPLOADED ON THE WEBSITE DID NOT RELATE TO THIS APPLICATION BUT TO ONE ON AN ADJACENT PART OF THE SITE, AN EXTENSION HAD BEEN GRANTED TO ENABLE DISCUSSION OF THE AMENDED PLANS UNDER THE CORRECT REFERENCE AT THE NEXT MEETING.

21/1978/FUL

Pinneywood Farm Lodge Lane Axminster EX13 5RT

Partial demolition of existing agricultural building

AXMINSTER TOWN COUNCIL SUPPORTS THIS APPLICATION AND WELCOMED THE PRESENCE OF THE PHOTOGRAPHS WHICH CLARIFIED THE NEED FOR THE DEMOLITION REQUESTED.

21/1823/LBC

Tolcis Farm Tolcis Axminster EX13 7JF

Remove existing cementitious render and replace with a lime-based render on side (south east) elevation.

AXMINSTER TOWN COUNCIL SUPPORTS THIS APPLICATION AND WELCOMED THE PRESENCE OF THE PHOTOGRAPHS WHICH CLARIFIED THE NEED FOR THE WORKS REQUESTED. MEMBERS WELCOMED THE USE OF LIME-BASED RENDER.

6. TREE MATTERS – THE NEED FOR BETTER MONITORING OF TREE PRESERVATION ORDERS:

The Town Clerk said that she had placed this matter on the agenda in the light of recent incidents involving trees which were covered by Tree Preservation Orders but in which such protection had not been effective in preventing the trees being vandalised to kill them off or to felling without, apparently, any lifting of the protective order. In the most recent instance, an oak tree on land adjacent to West Street Car Park which the District Council Tree Officer had stated was nearing the end of its life, had been culled in preparation for the approved development of that site. Cllr. Leat felt that the felling should have been timed so that it did not take place in the bird nesting season.

Councillors agreed that a letter be sent to the District Council urging that a harder line be taken and that development detrimental to important trees/tree groups be rejected and that there be more enforcement

Approved by Full Town Council 09.08.21 Min2021/0347

action and higher fines imposed where orders are breached.

Councillors regretted that it was so difficult to find information regarding Tree Preservation Orders online.

7. APPEALS: None.

8. MATTERS OF URGENCY: None.

9. CORRESPONDENCE:

- a. E.D.D.C. –
- b. E.D.D.C. TO OTHERS
- c. OTHERS TO E.D.D.C.

10. DECISIONS

GRANTS OF CONDITIONAL PERMISSION

21/0937/LBC

Weycroft Manor Weycroft Axminster EX13 7LL

Repair to central Chimney and installation of additional truss and beam

21/1377/FUL

41 Willhayes Park Axminster EX13 5QW

Single storey rear extension

21/1402/FUL

Symonds And Sampson Trinity Square Axminster EX13 5AW

Installation of CCTV

21/1403/LBC

Symonds And Sampson Trinity Square Axminster EX13 5AW

Installation of CCTV

21/1425/FUL

Land At Pidgeons Lane Axminster

Construction of agricultural building providing storage for agricultural machinery, hay store, lambing space and stable, and construction of access track to serve building.

21/1736/FUL

Shirley Musbury Road Axminster EX13 5JH

Creation of no. 2 front off road parking spaces

NO OTHER DECISIONS WERE RECEIVED

Signed Date