

Tiverton and Tilstone Fearnall Parish Council

Planning Committee; Cllrs. Ibbotson, Mould, Sharma, Vimalachandran

Committee Report, July 2019

The following applications were discussed by the Planning Committee;

**19/01664/FUL.** Freshfields, Rookery Farm Road, Tilstone Fearnall, CW6 9HY. Proposed demolition of existing conservatory and erection of single storey rear extension.

No objections were raised.

**19/02148/FUL.** Hilly Bank, Huxley Lane, Tiverton, CW6 9NB. Single storey side extension to existing annexe.

No objections were raised.

With regard to these two previous applications Cllr. Ibbotson asked CW&C Planning Department, via the Parish Clerk, to clarify whether applications were required or whether they constituted permitted development. I reproduce the reply below;

*"Each application is assessed by a Planning Officer when allocated and if a full application is not required the Officer will inform the applicant/agent and consultees at that time. It may be due to other factors also i.e., sometimes permitted development rights have been removed or previous extensions have been added to the property or land which have taken up the permitted development rights and a full application is required.*

*Our validation team also check applications on submission and usually the validation officers will make the necessary checks to ascertain whether the correct application form has been submitted. If these proposals are within permitted development, a validation officer or planning officer would usually discuss this with the agent/applicant who may then decide to submit a Lawful Development Certificate.*

*I will make a note of your question on these files, for when a Planning Officer picks these up, in the meantime please can you treat these as full applications".*

**19/00345/FUL.** Land at Moss Lane, Tarporley. Demolition of existing buildings and erection of buildings to support the breeding of rabbits and hatching of poultry.

Following Cllr. Cheshire's comments at the May PC meeting the following clarification was submitted to CW&C Planning Department;

*"The following was our previous submission to yourselves;*

*"The Parish Council endorsed all the objections that were raised against the last application for this site, which was refused, went to Appeal and was rejected. If the CW&C Planning Department now decides that the objections have been satisfied and agrees this application then we would not object".*

*At the recent Parish Council meeting I was asked to clarify that we would still object to this proposal if any of the previous objections had not been satisfactorily dealt with."*

Cllr. Gordon Ibbotson.

06/07/2019