

EAST DEVON DISTRICT COUNCIL

Minutes of a Meeting of the Development Control Committee held at the Knowle, Sidmouth on Tuesday 1 July 2008

Present: Councillors:
Tony Reed (Chairman)
Helen Parr (Vice Chairman)

Derek Button
Bob Buxton
Geoff Chamberlain
Iain Chubb
Ken George
Mike Green
Stuart Hall
Ann Liverton
Graham Troman
Mark Williamson

Ward Members: Councillors:
Vivien Ash
Derek Atkins
Ray Bloxham
Peter Halse
Chris Gibbings
Graham Godbeer
Frances Newth

Also Present: Councillors:
Graham Brown
Philip Skinner

Officers: Stephen Belli, Development Control Manager
Andy Carmichael, Principal Planning Officer
Ed Freeman, Principal Planning Officer
Christopher Holland, Democratic Services Officer
Kate Little, Head of Planning and Countryside Services
Debbie Meakin, Democratic Services Officer
Andrew Seddon, Senior Solicitor

Apologies: Councillors:
Andrew Dinnis
Malcolm Florey
Ray Franklin
Graham Liverton
Andrew Moulding
Steve Wragg

The meeting started at 2.00 pm and ended at 5.31 pm

*5 **Minutes**

The minutes of the meeting of the Development Control Committee held on 3 June 2008, were agreed and signed as a true record.

*6 **Appeals**

The Committee received and noted the report of the Head Planning and Countryside Services setting out appeals recently lodged and recent appeal decisions notified. The Committee discussed the recent trends in appeal decisions and appeal statistics over the last year and asked for a report on this to be brought before the next meeting

RESOLVED: that the Head of Planning and Countryside Services present a report on appeal statistics, decisions and trends over the last 12 months to the next meeting of the Committee

*7 **Section 106 Planning Obligations – 6 Month update**

The Committee considered the report of the Head Planning and Countryside Services which aimed to bring Members up to date after the introduction of a S106 Officer six months ago and to set out other sources of infrastructure funding.

Members noted that the S106 Officer has been working with all departments to set up a new system for the closer monitoring of legal agreements associated with planning permissions.

- RESOLVED:** 1) that the £0.5M income received in the first six months of the Section 106 Officer post being created be acknowledged and the proposed monitoring system to be put in place to meet the requirements of any audit of the system be noted.
- 2) that the principle of a standard fee of £100 to deal with Unilateral Undertakings and make the post self-supporting be noted, the fee to be agreed by the relevant Portfolio holder.

*8 **Validation of planning and related applications – adoption of Local List requirements**

The Committee considered the report of the Development Control Manager which set out the general principles relating to the standard of plans the Council would expect for planning applications together with a potential list of requirements dependent on the type and complexity of the application submitted.

It was noted that as part of the drive to provide a quicker, more predictable and efficient planning service, the Government had introduced a new standard electronic application form for applications for planning permission made under the Town and Country Planning system and Listed Building and Conservation Area consent regime. To support the use of the standard application form, the Government had also introduced new information requirements for the validation of planning applications by local planning authorities.

Members noted that the Government had amended the Town and Country Planning (General Development Procedure) Order 1995 (the GDPO) to introduce a mandatory standard application form and associated information requirements for validation of applications from 6 April 2008.

The new guidance was designed to support the use of the standard application form. It outlined and provided guidance on the information that should be supplied with planning applications specified in local lists. Members noted that although the lists were extensive, in many cases such as smaller householder applications, the Council would not request every item listed.

RESOLVED: that the general notes and local list requirements for the validation of planning and related applications be adopted for Development Control purposes.

*9 **Applications determined under delegated powers**

The Committee received and noted the Schedule of Applications for Planning Permission which had been determined under delegated powers (Schedule 2 – 2008/2009 refers).

*10 **Applications for Planning Permission and matters for determination**

RESOLVED: that the applications before the Committee be determined as set out in Schedule 2 – 2008/2009.

The following declarations of interest were made during this item:

| Councillor / Officer | Ref. App. Address | Type of interest (action taken) | Nature of interest |
|-----------------------------|---|--|---|
| Helen Parr | 08/0196/FUL Coly House, Swan Hill Road Colyton | Personal & Prejudicial Interest (withdrew from Chamber) | Applicant is the Secretary of the local Conservative Association |
| Graham Godbeer | 08/0196/FUL Coly House, Swan Hill Road Colyton | Personal & Prejudicial Interest (withdrew from Chamber) | Applicant is the Secretary of the local Conservative Association |

Members of the Committee also on the Licensing and Enforcement Committee were advised by the Senior Solicitor that it was not necessary to declare an interest due to their membership of the Licensing Committee as they were carrying out a statutory function of the authority.

Chairman Date.....