



# *Fremington Parish Council*



The Beechfield Centre, Beechfield Road, Fremington, EX31 3DD  
Telephone: 01271 321063  
E-mail: [admin@fremingtonparishcouncil.gov.uk](mailto:admin@fremingtonparishcouncil.gov.uk)  
[www.fremingtonparishcouncil.gov.uk](http://www.fremingtonparishcouncil.gov.uk)

To: Members of the Planning Committee: Cllrs S Adams, J Bridgeman (Chairman), J Cann, S Haywood (Vice Chairman), Nick Tamlin and H Walker (Co-opted Member, North Devon Council)  
cc: All Members of the Parish Council

You are hereby summoned to attend a meeting of Fremington Parish Council **Planning Committee** which will be held on **Thursday 26<sup>th</sup> June 2025** at **10:00am** in the **Beechfield Centre, Beechfield Road, Fremington** for the purpose of transacting the following business.

In accordance with The Public Bodies (Admissions to Meetings) Act 1960 members of the public are welcome to attend.

**Mrs Victoria Woodhouse BA (Hons)**  
Executive Officer

Date of issue: 20<sup>th</sup> June 2025

## **AGENDA**

- 1 Apologies for Absence** (Please make any apologies known to the Clerk)
- 2 Declarations of Interest**  
Members are reminded that all Interests must be declared at the beginning of the meeting and prior to the item being discussed
- 3 Public Participation Period**  
Members of the public are permitted to make representations, ask questions and give evidence in respect of any item of business relating to the Parish Council. The period of time which is designated for public participation shall not exceed 15 minutes. Each member of the public is entitled to speak once only in respect of business and shall not speak for more than 3 minutes. A question asked by a member of the public during this period shall not require a response or debate at the meeting.
- 4 Minutes**  
To approve and sign the Minutes of the Planning Committee Meeting held on 22<sup>nd</sup> May 2025 ([Link to Minutes](#))
- 5 North Devon Council - Planning Applications**  
North Devon Council, the determining Authority, has asked for comments from this Parish Council on the following applications:

80305 Proposal: Application for consent for works to trees covered by a tree preservation order in respect if additional works to tree specified in previous application 79935 for crown reduction to X1 Mature Ash  
Location: 77 Lagoon View, West Yelland, Barnstaple, EX31 3LE  
Applicant/Agent: Suber Ltd  
[Link to Application](#)

- 80309 Proposal: Variation of condition 2 (approved plans) attached to planning permission 79369 [Alterations and extension to existing property to include conversion of studio outbuilding into living room accommodation) to allow removal of chimney and amendments to fenestration  
Location: Rockley Cottage, Mill Road, Fremington, EX31 3BD  
Applicant/Agent: Mr Green  
[Link to Application](#)
- 80365 Proposal: Reserved matters application for 20 detached dwellings and social hub (café and cycle hire facilities) pursuant of application 60823  
Location: Former Yelland Power Station, Lower Yelland, EX31 3EZ  
Applicant/Agent: Yelland Quay Ltd  
[Link to Application](#)
- 80375 Proposal: Change of Use of Class E(b) to permit the sale of food and drink and creation of café and children indoor play business  
Location: Unit 2F Onyx Business Park, Enterprise Road, Barnstaple, EX31 3ZD  
Applicant/Agent: Mrs Quainton- Davis  
[Link to Application](#)
- 80385 Proposal: Refurbishment, rearrangement and new-build extension to an existing commercial building. No change of use – building remains use class B2 general industrial and B8 storage or distribution.  
Location: Former Troy (UK) Ltd Building, Lauder Lane, Roundswell Business Park, Barnstaple, EX31 3TU  
Applicant/Agent: Turnstyle Holdings Ltd  
[Link to Application](#)
- 80388 Proposal: Erection of one dwelling and associated works  
Location: Land adjacent East Brookfield, Combrew Lane, Bickington, EX31 2NA  
Applicant/Agent: NPAS Devon Limited  
[Link to Application](#)
- 80411 Proposal: Extension and internal alterations to dwelling  
Location: Elmsleigh, Bickington Road, Sticklepath, EX31 2JG  
Applicant/Agent: Mr Wharton  
[Link to Application](#)
- 80424 Proposal: Part retrospective application for two storey side and rear extensions to dwelling and erection of detached garden room.  
Location: 53 Yelland Road, Fremington, Barnstaple  
Applicant/Agent: Capner Property Developments Ltd  
[Link to Application](#)
- 80450 Proposal: Demolition of porch and erection of new porch and first floor rear extension  
Location: 39 Heal Park Crescent, Fremington, EX31 3AP  
Applicant/Agent: Mr & Mrs Jones  
[Link to Application](#)

80456 Proposal: First floor extension above garage  
Location: High View, Pottery Lane, Yelland, EX31 3EH  
Applicant/Agent: Mr & Mrs Birch  
[Link to Application](#)

**ANY MEMBERS OF THE PUBLIC WISHING TO MAKE REPRESENTATIONS  
REGARDING ANY OF THE PLANNING APPLICATIONS TO BE CONSIDERED MUST  
NOTIFY THE PARISH CLERK NO LATER THAN 12 NOON ON THE DAY BEFORE  
THE MEETING**