

**Minutes of the Planning Committee Meeting
Held on Thursday 24th July 2025 at 10am in the Beechfield Centre,
Beechfield Road, Fremington**

Present: Cllr Bridgeman (Chairman), S Haywood (Vice Chairman), H Walker, J Cann, S Adams, N Tamlin

Mrs J Wood, Administration & Projects Manager

2507/10 **Apologies**
None

2507/11 **Declaration of interests**
Cllr Tamlin declared a Personal Interest in Item no 2507/14 planning application 80162 as a neighbouring property.

2507/12 **Public Participation Period**
None

2507/13 **Minutes**
It was **resolved**, with no votes to the contrary, to approve and sign the minutes of the meeting held on Thursday 26th June 2025 as a correct record.

2507/14 **North Devon Council - Planning Applications**
80162 Proposal: Conversion of redundant rural barn to one dwelling together with associated works (amended plans)
Location: Little Knightacott Farm, Lydacott, Barnstaple, EX31 3QG
Applicant/Agent: Mr Ward & Miss Ward

It was **resolved**, with no votes to the contrary, to recommend REFUSAL reiterating comments on the previous consultation.

80258 Proposal: Erection of a single extension
Location: Franklin, 36 Linden Close, Sticklepath, Barnstaple, EX31 2HD
Applicant/Agent: Mr & Mrs Brayley

It was **resolved**, with no votes to the contrary, to recommend APPROVAL.

80270 Proposal: Removal of conservatory and construction of single storey side extension
Location: 15 Redlands Road, Fremington, Barnstaple, EX31 2NY
Applicant/Agent: Mr & Mrs Dancy

It was **resolved**, with no votes to the contrary, to recommend APPROVAL



- 80491 Proposal: Erection of single storey rear extension and internal alterations
Location: 44 Lyddicleave, Bickington, Barnstaple, EX31 2JZ
Applicant/Agent: Mr Wright

It was **resolved**, with no votes to the contrary to recommend APPROVAL.

- 80500 Proposal: Listed Building Consent for retrospective replacement of 3no. windows
Location: Longhope Cottage, Bickington Road, Bickington, EX31 2JG
Applicant/Agent: Mr & Mrs Hockin

It was **resolved**, with no votes to the contrary, to recommend APPROVAL subject to the recommendations of the Heritage & Conservation Officer.

- 80513 Proposal: Change of use from agricultural field to dog exercising field together with associated parking and field access
Location: Bickleton Field, Bickleton, Barnstaple, EX31 3GG
Applicant/Agent: MAB Faulkner & Partners

It was **resolved**, with no votes to the contrary, to recommend APPROVAL, subject to their being enough parking for customers.

- 80535 Proposal: Reserved matters application for the appearance, landscaping, layout & scale (outline planning permission 73208 – Outline application for the erection of 2 dwellings) (amended plan, documents and description) (amended plans))
Location: Land off Tews Lane, Roundswell, Barnstaple, EX31 2JU
Applicant/Agent: Wedgewood Groundworks Ltd

It was **resolved**, with no votes to the contrary, to recommend APPROVAL.

- 80537 Proposal: Extension to dwelling, installation of woodburning stove and associated works
Location: 1 Clamour Court, Roundswell, Barnstaple, EX31 3TP
Applicant/Agent: Mr Satchwell & Ms Kedward

It was **resolved**, with no votes to the contrary, to recommend APPROVAL.

Members discussed application 80162 and noted that amendments were received on 26th June 2025. The Administration Officer requested an extension for the Parish Council's response the same day, but the Planning Officer did not reply until 9th July 2025, with the consultation deadline set for 10th July 2025 and a decision issued on 11th July 2025. Members have asked the Administration & Projects Manager to write to North Devon Council Planning expressing their disappointment at not



being able to submit further comments due to the delay in response from North Devon Council.

Cllr Bridgeman reported that he had attended the site visit for planning application 80058, concerning land at Brynsworthy. He expressed his surprise at the scale of the site but noted that its development could make a significant contribution to addressing North Devon's housing needs and potentially reduce the necessity for development along the B3233.

The meeting closed at 10.27am

Signed 

Dated 25/9/25