



# Tiverton Town Council

Town Hall, St Andrew Street, Tiverton, Devon EX16 6PG  
Town Clerk: J.F. Vanderwolfe FILCM Chartered MCIPD  
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## Minutes of the Planning Committee Meeting held virtually on the 4<sup>th</sup> October 2021 in the Council Chamber of the Town Hall.

**Present:** Cllr L Cruwys (Chairman), W Burke, S Bush, D Garcia, A Hendy, P Hill and B Holdman

**In attendance:** Town Clerk, Mr J Vanderwolfe

**Non Attendance:** Cllr's D Sutton and A Perris

The meeting commenced at 6.15pm.

<b>275</b>	<b>Apologies</b> Cllr Harrower had forwarded an apology. It was noted that Cllr J Blagg no longer wished to serve on this committee The town clerk reminded the meeting that apologies were required to be given to either the clerk or the chairman prior to the meeting.
<b>276</b>	<b>Declaration of Interests</b> Cllr W Burke made a personal declaration in respect of 21/01796/Full as he is a trustee of the charity that own the building.
<b>277</b>	<b>Minutes</b> The minutes of the meeting held on the 6 <sup>th</sup> September 2021 were agreed as a true record and were signed by the Chairman.
<b>278</b>	<b>Democratic Period</b> There were no members of public in attendance.
<b>279</b>	<b>Planning Applications</b> Were dealt with as per the attached list.
<b>280</b>	<b>Additional Planning Items</b> An email had been received from Adrian Devereaux, Area Team Leader at MDDC regarding planning application 16/01707/Mout which was for the residential development of 41 dwellings on land south of Lea Road. The S106 agreement was for the provision of 12 affordable homes, a financial

	<p>contribution of £49,405 towards a new play area in Amory Park and a financial contribution of £139,933 towards additional primary education. The applicant is stating that the development is no longer viable taking into account the required planning contributions. The applicant sent the planning authority a financial viability assessment (FVA) to make their case, and this has been agreed by an independent valuer. The conclusion was reached that in order to make the development viable the affordable housing would not be included and the financial contribution reduced to £23,000. The principle issues with the site were stated as topography and the associated abnormal building costs. The meeting discussed this proposal and agreed to oppose it, stating that the S106 agreements had been the conditions set when the planning authority had passed the planning application, which was for the whole site. The town clerk would reply to Mr Devereaux.</p>
<b>281</b>	<p><b>Licensing</b> No correspondence received</p>
<b>282</b>	<p><b>Next Meeting Date</b> Monday 18<sup>th</sup> October 2021 at 6.15pm</p>

Signature .....

Date .....