



Okehampton Town Council

Town Hall
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Okehampton
Devon
EX20 1AA

01837 53179

www.okehampton.gov.uk

**Minutes of a Okehampton Town Council Planning Committee Meeting
held on 4th August 2025 at 7.17pm in the Council Chamber, Town Hall, Okehampton**

Members Present:

Councillor T Leech (Chairman)

Councillor M Ireland (Vice-Chairman)

Councillor T Cummings

Councillor B Tolley (Chairman, Parks)

Councillor M Richards

Councillor J Yelland

In Attendance:

Mrs E James (Clerk)

2 members of the public

The meeting was livestreamed through the Council Facebook page.

186. Urgent Item

Cllr Leech reported on the status of Footpath 41, advising that the developer had been granted a six-month extension for reopening of the footpath. Work would also be carried out to improve Footpath 21.

187. Apologies for Absence

On the proposition of Cllr Richards, seconded Cllr Ireland, it was **RESOLVED** to approve apologies tendered by Cllr Bird (personal) and Cllr Colman (illness).

188. Declarations of Interest

None

189. Public Participation

A member of the public advised they were there to observe a planning application.

190. Members' Questions

None

191. Minutes

On the proposition of Cllr Ireland, seconded Cllr Cummings, it was **RESOLVED** to approve the minutes of the Planning Committee meeting held on 7th July 2025.

192. Planning Applications

[1154/25/ADV](#) Advertisement Consent for Window Facial Signs (retrospective). Unit 27 Stannary Court, 57 Exeter Road, Okehampton.

The retrospective status of the application was queried and would be raised with WDBC by Cllr Leech.

On the proposition of Cllr Yelland, seconded Cllr Ireland (2 abstentions) it was **RESOLVED** to OBJECT to the application on the grounds that the design and materials used were not in keeping with the area.

2055/25/FUL Proposed first floor extension to provide staff accommodation & WC facilities. Site Adjacent Youth Hostel, Klondyke Road, Okehampton

On the proposition of Cllr Cummings, seconded Cllr Yelland, it was **RESOLVED** to support the application.

(A member of the public left the meeting)

1919/25/HHO Householder application for single storey extension to rear, internal alterations, replacement windows & roofing material, external thermal improvements to walls & alterations to garden shed. 10 Domehayes Terrace, Church Street, Okehampton

On the proposition of Cllr Cummings, seconded Cllr Tolley, it was **RESOLVED** to support the application.

2120/25/FUL Retrospective application for the formation of an independent basement flat. 30 Station Road, Okehampton.

On the proposition of Cllr Yelland, seconded Cllr Ireland (1 abstention) it was **RESOLVED** to OBJECT to the application on the grounds that the building was Grade II listed within a conservation area. Removal of the internal staircase would harm the heritage of the property, changing the nature of the building.

193. Application for information only

2079/25/PAD Application to determine if prior approval is required for a proposed demolition of warehouse and production facilities, office spaces, refrigerated storage units, steel framed canopies, storage enclosures, large steel cylindrical storage vessel & dedicated workshop areas. Devonshire Desserts Ltd, North Road Industrial Estate, Okehampton

It was commented that other schemes within the town had been required to have a plan in place for future reuse prior to demolition.

194. Planning Authority Decisions

The list of decisions made was reviewed. Application listed as 1206/25/TPO should have been listed as 1144/25/TCA, 9 Castle Road, Okehampton.

Application 1206/25/TCA related to tree work at 10 Bright View, and not as listed on the report. The Planning Committee had objected to the application which had subsequently been approved by WDBC. An email from the Tree Planning Officer explaining the reason for this had been received and was noted.

195. Consultations

195.1 Dartmoor National Park

[Consultation: Draft Statement of Community Involvement \(SCI\) | Dartmoor](#)

[Consultation: Local validation checklist | Dartmoor](#)

On the proposition of Cllr Cummings, seconded Cllr Yelland, it was **RESOLVED** to suggest that Councillors respond to the consultations as individuals.

195.2 West Devon Draft Statement of Licensing Policy

<https://statementoflicensingpolicy.commonplace.is/>

On the proposition of Cllr Tolley, seconded Cllr Cummings, it was **RESOLVED** to comment in support noting there was an error at paragraph 2.4.34 referring to South Hams District Council instead of West Devon Borough Council.

(A member of the public left the meeting)

196. Payment of Invoices

The Clerk advised that the large payment to Forte Trailscapes in the sum of £37,943.52 was for improvement work to the BMX/Pump track. S106 funding had been awarded to the council towards this project. It was suggested that the council consider an electric vehicle when the van was replaced.

On the proposition of Cllr Tolley, seconded Cllr Yelland, it was **RESOLVED** to approve the payment of invoices as listed on the schedule, the BACS payments totalling £50,487.68

197. Members' Reports and Requests for Agenda Items

197.1 Citizens Advice

No update since the last report.

197.2 Dartmoor Railway Association

Cllr Ireland reported that the bridge over the track between the two platforms had reopened.

197.3 Ockment Centre

The AGM the previous week had been postponed as not enough people had been in attendance. Confirmation of a new date was awaited.

197.4 Okehampton & Area Health & Wellbeing Alliance (CVS)

There had been a meeting with the CVS and other local partners. Cllr Leech had not been in attendance as he was not aware of the meeting, minutes had been circulated.

197.5 Okehampton & District Community Transport Group

A new member of staff had been appointed.

197.6 OkeRail Forum

Cllr Ireland provided an update in relation to the new Interchange Station due to open in Spring 2026, and lack of coordination with bus transportation links. There were no plans for toilets or other facilities to be provided at the Interchange Station.

197.7 Rural Market Town Group

Information had been circulated.

PART TWO – CONFIDENTIAL ITEMS

198. On the proposition of Cllr Ireland, seconded Cllr Tolley it was **RESOLVED** that under section 1(2) of the Public Bodies (Admission to Meetings) Act 1960 that the public and press be excluded from the meeting for the following items which are CONFIDENTIAL by virtue of relating to legal and/or commercial matters, staffing and/or the financial or business affairs of a person or persons other than the Council.

199. Enforcement Issues

The enforcement report was noted.

200. Urgent Item

Cllr Leech provided information about the Right to Buy scheme and suggestions by a group for more planning changes.

On the proposition of Cllr Ireland, seconded Cllr Tolley the meeting moved back into Part 1 and was closed at 8.35pm.

Cllr Leech, Chairman