

**Minutes of the meeting of  
Sidmouth Town Council's Planning Committee  
Held at the Council Chamber, Woolcombe House, Sidmouth,  
Wednesday 31<sup>st</sup> May 2017**

Councillors present: - Michael Earthey (Vice-Chairman in the Chair)  
Kelvin Dent  
Marc Kilsbie  
Dawn Manley  
Ian McKenzie-Edwards  
Simon Pollentine  
John Rayson  
Jeff Turner

Apologies: - Ian Barlow

The meeting started at 6.30pm and finished at 8.30 pm.

In the absence of the Chairman, Councillor Jeff Turner was appointed as Vice-Chairman for the meeting.

**24 Declarations of Interest**

Name	Item Number	Type	Action Taken	Details
CLlr Michael Earthey	17/1061/FUL 49 Temple Street, Sidmouth, EX10 9BA.	Personal Interest	Remained in the Chamber during discussion and voting.	Acquainted with the applicant.
CLlr Kelvin Dent	17/0475/LBC Barrington Villa, Salcombe Road, Sidmouth, EX10 8PU	Personal Interest	Remained in the Chamber during discussion and voting.	Acquainted with the applicant.
CLlr Marc Kilsbie	17/0475/LBC Barrington Villa, Salcombe Road, Sidmouth, EX10 8PU	Personal Interest	Remained in the Chamber during discussion and voting.	Acquainted with the applicant.
CLlr John Rayson	17/0475/LBC Barrington Villa, Salcombe Road, Sidmouth, EX10 8PU	Personal Interest	Remained in the Chamber during discussion and voting.	Acquainted with the applicant.

<p>Cllr Simon Pollentine</p>	<p>17/0475/LBC Barrington Villa, Salcombe Road, Sidmouth, EX10 8PU</p>	<p>Personal Interest</p>	<p>Remained in the Chamber during discussion and voting.</p>	<p>Acquainted with the applicant.</p>
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**25 District Council Members**

It was formally noted that the participation of those Councillors who are also members of the East Devon District Council in both the debate and subsequent vote is on the basis that the views expressed are preliminary views taking account of the information presently made available to the Town/Parish Council. The District Councillors reserve their final views on the application until they are in full possession of all the relevant arguments for and against.

**26 Applications for consideration**

**Resolved** That in respect of the Planning Applications set out below and attached, representations to the manner in which they should be determined, be made known to the East Devon District Council in accordance with schedule 16 of the Local Government Act 1972.

**Applications for consideration**

- 27** 17/1061/FUL MRS N SMITH 49 TEMPLE STREET,  
*West Ward* SIDMOUTH,  
EX10 9BA.  
Proposed conservatory to hairdressers.  
  
Support
- 28** 17/1054/FUL MS J LAMBERT MEADOW LEA,  
*South Ward* BOUGHMORE ROAD,  
SIDMOUTH,  
EX10 8SH.  
Construction of detached double garage and new vehicular access. *Amended plans received relating to tree report provided.*  
  
Support
- 29** 16/1659/FUL MR & MRS ALDAM 87 SIDFORD HIGH STREET,  
*Sidford Ward* SIDFORD,  
EX10 9SA.  
Demolition of dwelling and construction of two detached houses, a detached garage and new access to the highway. *Amended plans received relating to design and layout of both dwellings, including the retention of existing access and provision of new access.*

Members were unable to support the application for the following reasons:

- Members considered that the proposed houses would have an overbearing effect on neighbouring properties.
- Members considered that the proposal would adversely affect the amenity of neighbouring properties.

Members requested that the number of votes be recorded with 4 members voting to not support the application and 3 members voting to support the amendments as they were of the view that the amendments proposed were sufficient to alter their previous views. One member abstained.

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|---|------------------------------------|--------------------------|---|
| <b>30</b>   | 17/0244/FUL<br><i>Sidford Ward</i> | MR AND MRS R<br>BELLAIRS | 22 SIDFORD HIGH STREET,<br>SIDFORD,<br>EX10 9SL.<br><br><i>Replacement two storey garage. Amended plans received relating to footprint of garage reduced, relocated outside of T1 RPA, rotated slightly and set further back on site.</i>   |
|   |                                    |                          | Support   |
| <b>31</b>   | 17/0610/OUT<br><i>Sidford Ward</i> | MR ROBIN WICKHAM         | 13 ORCHARD CLOSE,<br>SIDFORD,<br>EX10 9RF.<br><br><i>Construction of two new dwelling houses and car parking (outline application with details of appearance, landscaping and scale reserved). Amended plans and Design and Access Statement received to reflect changes to the position and layout/design of the proposed dwelling. Submission of Arboricultural Report.</i> |
| Members continued to support the principle of the development subject to the agreement of the Arboricultural Officer. |                                    |                          |   |
| <b>32</b>   | 17/1162/FUL<br><i>Sidford Ward</i> | MR AND MRS DUNN          | 42 HIGHER BROOK MEADOW,<br>SIDFORD,<br>EX10 9ST.<br><br><i>Single storey side and rear extensions and provision of parking and turning area.</i>  |
|   |                                    |                          | Support   |
| <b>33</b>   | 17/1139/FUL<br><i>Sidbury Ward</i> | MR IAN WILLIAMS          | BRIDGEFIELD,<br>COTFORD CLOSE,<br>SIDBURY,<br>EX10 0SJ.   |



Single storey front sun room extension.

Support

- 37** 17/0964/OUT MR PAUL WHISTON LAND ADJACENT TO 114 SIDFORD ROAD,  
*Primley Ward* SIDMOUTH.  
Proposed new dwelling (outline application with all matters reserved) and creation of new access.

Members were unable to support the application for the following reasons:

- The proposed site was considered too small to sustain the development proposed.
- The proposed development would lead to a loss of amenity space.
- The proposed development was considered over development of the site.
- The proposed development would adversely affect the street scene.

- 38** 17/1108/FUL MR MATTHEW MEEK 14 PRIMLEY Paddock,  
*Primley Ward* SIDMOUTH, EX10 9LA.  
Sunroom extension.

Support

- 39** 17/0475/LBC MR & MRS R ELEY BARRINGTON VILLA,  
*East Ward* SALCOMBE ROAD,  
SIDMOUTH, EX10 8PU.  
Re-opening and alterations to former opening in wall to provide a gate and ramped access to rear garden.

Support

- 40** 17/0969/ADV FOOD PROGRAMME CO-OP 78-80 HIGH STREET,  
*East Ward* DELIVERY ORCHID SIDMOUTH,  
GROUP EX10 8EQ.  
Display of externally illuminated fascia and projecting signs.

Approved

- 41** **Tree Exemption Reports**  
Sidholme Hotel, Elysian Fields, Sidmouth.

The Planning Clerk reported a letter from East Devon District Council regarding the proposed works to fell a dangerous Poplar tree.

The works in question are considered to be an exception from the normal requirement to seek the consent of the Council under Regulation 14 of the Town and County Planning (Tree Preservation) (England) Regulations 2012. (This regulation of the Act provides for works to be carried out on dead and dangerous trees [or parts of trees] in the interests of safety.

A replacement tree shall be planted within the curtilage of the property in the first planting season following the felling of the tree hereby permitted to be removed. The replacement tree shall be a minimum of 8-10cm in girth and shall be maintained for a period of five years; such maintenance to include the replacement of the tree should it die. The species of the tree may be selected by the applicant and agreed in writing by the Local Planning Authority.

(Reason – To maintain continuity of tree cover and compensate for the loss of amenity).

**42 Matters of Report**

The Planning Clerk reported that Tree Preservation Orders had been made in respect of land at Longbridge, Boughmore Road, Sidmouth, EX10 8SH, land at Bickwell Gardens, Stadway Meadow, Sidmouth, EX10 8TB, land at 24 and 25 Arcot Park, Sidmouth, EX10 9HP, and land at 67 Woolbrook Road, Sidmouth.

**43 Unsupported Decisions**

No unsupported decisions were received.

**44 Appeals**

Planning application 16/0867/MFUL Green Close, Drakes Avenue, Sidford, EX10 9JU.  
Demolition of former residential care home and construction of 36 sheltered apartments including communal facilities, access, car parking and landscaping.

The Planning Clerk reported that the appeal hearing would be held on Wednesday 5<sup>th</sup> July 2017 at 10.00am in the Sidmouth Town Council Offices, Woolcombe House, Woolcombe Lane, Sidmouth, EX10 9BB.

**45 Enforcement Letters**

No Enforcement letters were received.

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**CHAIRMAN OF THE PLANNING COMMITTEE**