

**Minutes of the Meeting of  
Sidmouth Town Council's Planning Committee  
Held at the Council Chamber, Woolcombe House, Sidmouth,  
Wednesday 5 September 2018**

Councillors: Kelvin Dent (Chairman)  
Marc Kilsbie (Vice Chairman)  
Ian Barlow  
Dawn Manley  
Simon Pollentine  
John Rayson

Apologies: Michael Earthey  
Ian McKenzie-Edwards  
Jeff Turner

Also present: Councillor John Dyson

The meeting started at 6.30pm and finished at 7.30pm

**166 Declarations of Interest**

Name	Item Number	Type	Action Taken	Details
Cllr Simon Pollentine	14(b) 18/1574/TRE	Personal Interest	Remained in the Chamber during discussion.	Acquainted with Applicant.
Cllr Kelvin Dent	6 18/1798/FUL	Personal Interest	Remained in the Chamber during discussion.	Member of Sampson Society
Cllr John Dyson	6 18/1798/FUL	Personal Interest	Remained in the Chamber during discussion.	Member of Sampson Society

**167 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.

**168 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.

### **Urgent item or Amended Plans**

**169** 18/1798/FUL Mr & Mrs Elmcore, Boughmore Road, Sidmouth EX10 8SH.  
South Ward Lambert New dwelling.  
(Following site visit)

UNABLE TO SUPPORT

Reasons:

- 1) The proposal by reason of its size, position and design, was considered detrimental to the setting of the original Sampson House and did not respect the key characteristics and special qualities of the area in which the development was proposed and was therefore contrary to the East Devon Local Plan Policy D1 (Design and Distinctiveness)
- 2) The Proposal is likely to have a detrimental impact on a number of mature and valuable trees in the area.

**170** 18/0346/FUL Mr T Johnson Dunscombe Barn, Salcombe Regis EX10 OPN.  
Salcombe Proposed replacement dwelling.  
Regis Ward (Amended Plan)

Members reiterated their previous view: UNABLE TO SUPPORT

Reasons:

Members were not opposed to demolition of the building, but were unable to support the application for the following reasons:

- 1) The proposed design of the building would be out of keeping with the character of the area.
- 2) The proposed materials are not suitable for the local surroundings.

**171** 18/1483/FUL Mr W Gladstone 1 Lawn Vista, Sidmouth EX10 9BY.  
North Ward Single storey rear extension with balcony.  
(Amended Plan)

Members reiterate rated their previous view: SPLIT DECISION

Members SUPPORTED the single-story ground floor extension but were UNABLE TO SUPPORT the balcony as they considered that it would adversely impact the neighbouring properties by reason of overlooking.

### **Applications for consideration**

**172** 18/1913/FUL Mr & Mrs Simon 77 Temple Street, Sidmouth, EX10 9BH.  
West Ward and Julie Construction of pitched roof to existing two storey flat roof,  
Ribbans widening of entrance and erection of trellis to existing fence.

SUPPORT

**173** 18/1914/LBC Mr & Mrs Simon 77 Temple Street, Sidmouth, EX10 9BH.  
West Ward and Julie Provide pitched roof to existing 2 storey flat roof. Reinstate  
Ribbans French doors to east elevation, alter casement windows to sliding sash windows, reinstate window to east elevation, alter ground floor window to south elevation, form multipaned to sliding sash, provide 3 additional bathrooms, alter ground floor WC and provide door to central passage. Widening of entrance and erection of trellis to existing fence.

SUPPORT subject to the agreement of the Conservation Officer

<b>174</b>	18/1940/FUL South Ward  SUPPORT	Mr Phil Joyce	St John, Cotlands, Sidmouth, EX10 8SP. Construction of single storey rear extension (revised scheme to 17/2845/FUL).
<b>175</b>	18/1891/LBC South Ward  SUPPORT	Mr Sameer Velayudhan	Sidholme Hotel, Elysian Fields, Sidmouth, EX10 8UJ. Installation of Wall Mounted Blue Plaque.
<b>176</b>	18/1856/FUL Sidbury Ward  UNABLE TO SUPPORT Reasons: Members considered that the building would be obtrusive and damaging in the natural landscape. They did not agree that the agricultural requirement for the building in the Area of Outstanding Natural Beauty outweighed the damage caused and therefore could not be justified. The proposal was therefore contrary to East Devon Local Plan Strategy 46 (Landscape Conservation and Enhancement and AONBs)	Mr Upchurch	Partridge Hill, Sidbury. Construction of agricultural building, access track and widened access.
<b>177</b>	18/1642/FUL Salcombe Regis Ward  SUPPORT	Mr Ian Lange	Yellow Cottage, 2 Sid Lane, Sidmouth, EX10 9AN. Construction of single storey rear extension. <i>Amended plans.</i>
<b>178</b>	18/1577/FUL East Ward  SUPPORT	Mr G Down	Milton House, 9 High Street, Sidmouth, EX10 8LN. Replacement baluster for balcony.
<b>179</b>	<b>Tree Applications for Decision</b>		
<b>a)</b>	18/1617/TRE North Ward	Mr Rob Scholefield	Street Record, Howarth Close, Sidmouth. 1i - Ash and Maple. The trees are in terminal decline. Have been historically pruned but are not responding favourably. We are seeking to coppice the moribund Field Maple and all mature Ash trees in the group to allow the younger and healthy Ash and Maple growing in the bank to succeed these declining trees. 1x Field maple to be replaced with new tree at 14-16 girth.  DEFERRED (No report available)
<b>b)</b>	18/1574/TRE Salcombe Regis  APPROVED	Mr J Pendlebury	1 Brownlands Road, Sidmouth, EX10 9AR. T1 - Acer - Dismantle due to presence of honey fungus and crown dying back.

- c) 18/1764/TRE Mr R Carolcrest, Bickwell Valley, Sidmouth, EX10 8SQ.  
South Ward MacDonald T1 Ginko - Thin by 20%, to allow ongoing good management.

DEFERRED (No report available)

**180 Prior notification of proposed works to trees in a Conservation Area (Section 211 Notice)**

- a) 18/1725/TCA Mrs Harding Broadway Cottage, Broadway, Sidmouth, EX10 8RQ.  
South Ward Holm Oak - Trim to remove regrowth, shortening branches by approximately 0.5m.  
Laurel - Trim to remove regrowth, shortening branches by approximately 0.5m.

WORKS NOTED

- b) 18/1825/TCA Greentrees 1 Sidlands, Sidmouth, EX10 8UE.  
South Ward T55A Cypress - Reduce crown by 15% thin

WORKS NOTED

**181 Tree Exemption Works**

Members noted the following works were considered an exemption to Conservation Area Legislation - Regulation 15, Town and Country Planning Act (Tree Preservation) (England) 2012:

3 x Dead Apple Trees at Belmont Hotel, Sidmouth

**182 Matters of Report**

The Planning Clerk reported that Tree Preservation Orders had been made in respect of:

Land adjacent Brownlands, Sidmouth  
Land at 1 Sidlands, Sidmouth  
Land at Cotmaton House, Sidmouth  
Land to the west of Glen Road, Sidmouth  
Land adjacent Witheby, Sidmouth

**183 Unsupported Decisions**

18/1185/FUL – Seafeld Lodge, Seafeld Road, Sidmouth, EX10 8HF. Construction of additional storey to existing bungalow.

Town Council  
Support

District Council  
Refused

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**CHAIRMAN OF THE PLANNING COMMITTEE**