

**Matters considered by
Sidmouth Town Council's Planning Committee
held on Wednesday 17 February January 2021**

(Due to the current COVID-19 situation, the Planning Committee met virtually
as authorised by the Regulations set out in Clause 78 of the Coronavirus Act 2020.)

Councillors present: Kelvin Dent (Chair)
Jeff Turner (Vice-Chair)
Ian Barlow
Deidre Housom
Jenny Ware
John Loudoun

The meeting started at 10.00 am and finished at 11.45 am.

563 Declarations of Interest

Cllr John Loudoun	21/0265/FUL Birch Cottage, Buckley Road, Sidbury, Sidmouth, EX10 0SL.	Personal Interest	Remained in the meeting during discussion and did not vote.	The Cllr is a distant neighbour.
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564 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.

565 Minutes

Agreed and delegate to the Chair of the Planning Committee to sign as a true and accurate record, the Minutes of the Planning Committee meeting of 3 February 2021.

566 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 items or Amended Plans Received After Formulation of the Agenda.

To receive a report from the Planning Clerk of any urgent planning items or amendments to planning applications received after formulation of the agenda.

567 20/2653/FUL Mr Aldam 87 Sidford High Street, Sidford, Sidmouth, EX10 9SA. Demolition of Sidford Ward the existing dwelling and redevelopment of the site to provide five dwellings and a new vehicular access.

UNABLE TO SUPPORT

Reasons:

- 1) the proposed houses would have an overbearing effect on neighbouring properties by reason of bulk and size
- 2) the proposal would adversely affect the amenity of neighbouring properties by reason of the overbearing nature and large mass and bulk of dwellings and loss of light
- 3) the proposal by reason of increased dwelling numbers and related traffic movements would adversely affect the amenity of neighbouring properties and likely adversely impact road traffic safety
- 3) due to the reasons above, the proposal is contrary to Policy 6 of the Neighbourhood Plan (6 Infill Development, Extensions and Trees)

Applications for consideration

568 21/0387/FUL Mr Dominic 1 Royal London Court, Fore Street, Sidmouth, EX10 8AD.
East Ward Manser Construction of first floor extension above existing entrance and WC.

SUPPORT

569 21/0368/FUL Mr And Mrs 45 Tyrrell Mead, Sidmouth, EX10 9TR. Proposed single storey side
Primley Ward O'Connor extension.

SUPPORT

570 21/0153/FUL Mr Tristan 5 Livonia Road, Sidmouth, EX10 9JB. Construction of single storey
Primley Ward Hay side extension.

SUPPORT

571 21/0277/FUL Mr & Mrs Greystones, Salcombe Regis, Sidmouth, EX10 0JQ. Two storey side
Salcombe Hignett extension and rear extension to dwelling, construction of shed and
Regis installation of solar PV panels on garage roof.

SUPPORT

572 20/1474/FUL Mrs Donna 22 Furzehill, Sidbury, Sidmouth, EX10 0RJ. Change of use of
Sidbury Ward Edean outbuilding to dog grooming studio.

UNABLE TO SUPPORT

Reasons:

- 1) The proposed development would cause additional parking issues in the street.
- 2) This is a residential area, and the members feel this application would detract from this and cause issues for other neighbors.

573 20/1736/LBC Lady Carey Lincombe Farm, Sidbury, Sidmouth, EX10 0QE. Remove the existing
Sidbury Ward Cave roof coverings from the area over the failed timber members,
reconstruct the roof structure and reinforce with structural steel
beams then re-thatch and put back existing slate tiles.

SUPPORT - subject to the views of the Conservation Officer.

574 21/0265/FUL P & K Rigley Birch Cottage, Buckley Road, Sidbury, Sidmouth, EX10 0SL.
Sidbury Ward & Harris Replacement single storey extensions, refenestration.

SUPPORT

575 21/0377/FUL Mr & Mrs 25 Sidford High Street, Sidford, Sidmouth, EX10 9SN. Construction of single and two-storey side extensions (part ground floor as garage conversion).
Sidford Ward Evans

SUPPORT

576 20/2796/FUL Mr Kenneth Treetops, 2 Glebelands, Sidmouth, EX10 8UB. Construction of garage.
South Ward Gorf

UNABLE TO SUPPORT

Reasons:

- 1) The proposed garage would be out of keeping and have an adverse impact on the street scene contrary to Policy 7 of the Neighbourhood Plan (Local Distinctiveness)
- 2) the drawings as provided, do not give sufficient details of materials or positioning levels and are wholly inadequate

577 20/2757/VAR MR M Workshop at Rear Of 69 Temple Street, Sidmouth. Variation of condition 2 (approved plans) of planning permission 16/1971/FUL (conversion of workshop to dwelling) to allow changes to windows and doors.
South Ward Josman

SUPPORT

578 21/0231/FUL Mr Richard 18 Higher Woolbrook Park, Sidmouth, EX10 9EB. Demolition of existing garage and construction of single storey extension.
West Ward Bissett

SUPPORT

579 Trees in Conservation Areas

To note the following proposed works.

a) 21/0037/TCA Naccache Longbridge, Boughmore Road, Sidmouth, EX10 8SH. T1 English Oak works required through prune oak to protect BT cable giving cable approximately 3ft clearance channel. Also remove lowest limb that trails along top of roadside hedge to facilitate the hedge to fill out and prevent the need in future to remove what will become a large limb and a massive issue requiring a large pruning wound if left. Remove all deadwood throughout canopy. T2 Beech remove secondary smaller co-dominant stem to allow space for large mature stem and oak to develop. This will aid to prevent future issues with the smaller beech fighting for dominance with the other two trees potentially causing damage to either tree. Therefore, the removal of this stem will protect the two more established trees from potential future damage. T3 Maple remove lowest limbs 4 limbs total to raise canopy and improve canopy shape as canopy is currently low to ground and causes issues during standard regular garden maintenance. T4 silver birch remove silver birch due to

poor choice of tree for location and replace with multi-stem snow queen silver birch as it will be more appropriate for situation. T5 blue atlas cedar reduce by 4 to 6 ft in height and reduce sides to rebalance canopy due to currently imbalanced growth pattern. This will allow us to re-establish a balanced canopy structure enabling the tree to develop a more uniform canopy shape.

DEFERRED

- b) 21/0033/TCA Davis Tredarren, Boughmore Road, Sidmouth, EX10 8SH. T1 lime: This historically pollarded lime requires a 20% thin to reduce sail effect on the tree due to weak previous pollard points which increase the risk of failure causing potential damage to property. Tree also requires a crown lift to 6m to prevent potential damage to vehicles accessing the property. During the works a full climbing inspection will be undertaken and any areas of the tree requiring cobra bracing will be braced accordingly to prevent union failure.

DEFERRED

580 EDDC Proposed New Local Plan for consultation.

Members considered a response to consultation documents issued by East Devon District Council in connection with a proposed new Local Plan. The consultation period was felt to be unreasonably short. However, Members discussed the documents and Councillor Dent was asked to collate Members' views and to submit an amended report to the Town Council meeting on 1st March for consideration by the Council along with the response of the Environment Committee. Councillor Hounsom was asked to contact the Council's consultant who assisted with the preparation of the Sid Valley Neighbourhood Plan to see if he might be able to review the Town Council's responses before the deadline of 15th March.

581 Unsupported Decisions

None reported.

582 Appeals

None reported.

583 Enforcement Letters

No Enforcement letters were received.

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CHAIR OF THE PLANNING COMMITTEE