

**Matters considered by
Sidmouth Town Council's Planning Committee
held on Wednesday 2 December 2020**

(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

Apologies; John Loudoun

The meeting started at 10.00 am and finished at 10.55 am.

479 Declarations of Interest - None

480 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.

481 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 18 November 2020.

482 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

483	20/2280/LBC East Ward	Mrs C Nicholls	6 Cambridge Terrace, Salcombe Road, Sidmouth, EX10 8PL. Replace existing window with door and replace existing double doors on (north west) rear elevation; remove section of wall leading from laundry room into kitchen; create new opening from kitchen into snug; block up double doors from dining room into snug and external ground level to be lowered to below ground floor level in the house to reduce damp.
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SUPPORT subject to the recommendations of the Conservation Officer.

484	20/2495/FUL Primley Ward	Mr Dave Hargrave	57 Primley Road, Sidmouth, EX10 9LF. Construction of single storey side and rear extension.
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SUPPORT

485 20/2438/FUL Mr and Mrs Akora, Southway, Sidmouth, EX10 8JL. Demolition of existing dwelling and garage and construction of replacement dwelling and double garage with associated landscaping works, including new pedestrian access gate and formation of path across verge.
Salcombe Stewart
Regis

UNABLE TO SUPPORT

Members are not able to support this application for the following reasons.

- Contrary to Policy 6 of the Sid Valley Neighbourhood Plan - Infill development and Trees.
- Contrary to Policy 7 of the Sid Valley Neighbourhood Plan - Local Distinctiveness.
- The proposed development would adversely affect the street scene.
- The proposed design of the building would not be in keeping with the character of the area and would detract from the street scene.
- Members were concerned about the number and size of the windows in the design which would likely create light pollution.

486 20/2487/FUL Mr Dane Kenwood House, Kestell Road, Sidmouth, EX10 8JJ. Two storey rear extension.
Salcombe
Regis

SUPPORT

487 20/2519/FUL Ridgeway Ridgeway, Salcombe Hill Road, Sidmouth, EX10 8JR. Construction of single storey extension to provide visitors' room.
Salcombe residential
Regis home

SUPPORT

488 20/2244/FUL Mr Nigel 1 Coreway Close, Sidford, Sidmouth, EX10 9SX. Construction of external decking and raised lawn area with minor amendments to approved plans 20/1259/FUL.
Sidford Ward Brown

SUPPORT

489 20/2497/LBC Mr Francis 12 Fortfield Terrace, Sidmouth, EX10 8NT. Balcony support structure repaired/replaced and canopy repaired on front elevation; overhaul french doors, front door with side lights on front elevation; overhaul and repair of all 12no. windows including new lead flashing and repaint; secondary glazing to 2no. bedroom windows at second floor and 1no. living room window at first floor; investigate damp of internal and external walls and roof; replace downpipe from family bathroom; gable end replace where necessary exterior slate tiles; new storage cupboard on ground floor; new fireplace and wood burner at first floor; first floor toilet converted into utility; kitchen new layout; overhaul bannister and family bathroom on second floor, remove wc walls to create larger bathroom.
South Ward Pang

SUPPORT subject to the recommendations of the Conservation Officer.

490 Tree Preservation Order Applications

The Council is authorised to determine the following applications to carry out work to trees protected by Tree Preservation Orders.

- a) 20/2189/TRE Mr and Mrs Evans 101 Peaslands Road, Sidmouth, EX10 8XE. T1, ash - dismantle and fell Reason 2 large branches have fallen recently and possible ash die-back.
 South Ward T2, ash - reduce by approximately 3m to above the main fork Reason to reduce weight on the fork to lessen the likelihood of failure.
 T3, sweet chestnut - reduce height by 2m and shorten side growth by 1 - 2m to leave a natural form Reason to allow more light into the house and garden.

THIS IS A SPLIT DECISION (a part of the application has been refused and a part approved).

The Council hereby **grants** permission to carry out work described below:

T1, ash - dismantle and fell.

T2, ash - reduce by approximately 3m to above the main fork.

The Council hereby **refuses** permission to carry out work described below for the following reason:

T3, sweet chestnut - reduce height by 2m and shorten side growth by 1 - 2m to leave a natural form.

1. Reasoning :- T3 is a mature, healthy tree with a good natural crown in a prominent position in the landscape, the works will reduce the overall amenity value of the tree and the reasoning for the works, more light into the garden is not justified as the tree is located in a larger than normal garden away from buildings.

- b) 20/2217/TRE Mr Graham 9 Dyers Meadow, Byes Lane, Sidford, Sidmouth, EX10 9FB.
 Sidford Ward Langworthy I have been told that the Ash tree has Ash Dieback so needs to be removed asap, someone from the council has been out to look and have taken photographs but I will also forward a photo, I have spoken to sid Valley tree surgeons who are happy to carry out the work once the application has been approved.

REFUSE for the following reasons:

Reasoning - it was difficult to identify which trees were to be removed from the information received. The Sycamores are in good health with no visible major defect, the Ash trees appeared in good health, there was some leafless branch tips, due to the time of the year and the height of the trees it was difficult to confirm the presence of Ash Die Back and they should be re-inspected when in leaf. There was little or no arboricultural evidence to justify removal of the trees at this time. Their loss would remove significant tree cover and amenity views.

491 Unsupported Decisions

None reported

492 Appeals

No Appeals received.

493 Enforcement Letters

No Enforcement letters were received.

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CHAIR OF THE PLANNING COMMITTEE