

**Sidmouth Town Council's Planning Working Group**  
**held on Wednesday 11 May 2022**  
(The Working Group met virtually)

Councillors present: Kelvin Dent (Chair)  
Jeff Turner (Vice Chair)  
Deirdre Hounsom  
Ian Barlow  
John Loudoun  
Rachel Perram  
Jenny Ware  
Chris Lockyear

Apologies: Steven Kendall-Torry

The meeting started at 6pm and finished at 6.35pm

**435 Declarations of Interest**

Cllr Ian Barlow	22/0595/FUL 52 - 58 High Street, Sidmouth EX10 8LJ	Disclosable Pecuniary Interest	Did not take part in the meeting during discussion or voting.	Part owner of property
Cllr Chris Lockyear	22/0465/TRE Bickwell Lodge, Bickwell Valley, Sidmouth, EX10 8RF	Personal Interest	Remained in the meeting but did not take part in discussion or voting	Acquainted with the applicant

**436 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.

**437 Minutes**

Agreed and delegated to the Chair of the Planning Committee to sign as a true and accurate record, the Minutes of the Planning Working Group meeting of 27 April 2022.

**438 Applications for consideration**

**RECOMMENDED:** That in respect of the Planning Applications set out below, representations to the manner in which they should be determined, be made known to the East Devon District Council in accordance minute 230 of Council, 19 April 2021 and with schedule 16 of the Local Government Act 1972.

**Urgent items or Amended Plans received after formulation of the agenda.**

None reported

- 439** 22/0595/FUL The East Ward Sidmouth Tree Ltd (Mr Heard) 52 - 58 High Street, Sidmouth EX10 8LJ. Proposed construction of 2-bed first floor level apartment over existing single storey flat roof.

**SUPPORT**

Note: Members would prefer to see the property used as a principal residence only (not a second or holiday home)

- 440** 22/0872/FUL Mr V Bastyan North Ward 9A Brookside, Sidmouth EX10 9UN. Conversion of roof space to habitable use to include a front dormer, 4 x front rooflights and alterations to fenestration.

**SUPPORT**

- 441** 22/0871/FUL Mr D Gauntlett and Mrs M Gater Primley Ward 75 Newlands Road, Sidmouth EX10 9NN. Single storey side/front extension and garage conversion to habitable use.

**SUPPORT**

- 442** 22/0918/FUL Mr and Mrs Roger Cox Primley Ward 37 Livonia Road, Sidmouth EX10 9JB. Single storey side/rear extension.

**SUPPORT**

- 443** 22/0897/FUL Malcolm Perry Salcombe Regis Ward 1 Brownlands Close, Sidmouth EX10 9AS. Single storey side extension, single storey front extension, alterations to fenestration and demolition of existing conservatory.

**SUPPORT**

- 444** 22/0925/FUL Mr Carlo Bove Salcombe Regis Ward Donkey Sanctuary, Mire Lane, Salcombe Regis EX10 0NU. Retrospective application for a new gravel access track.

**SUPPORT**

- 445** 21/3162/LBC Mrs Elaine Kenrick Sidbury Ward April Cottage, 4 Rivulet Terrace, Sidbury EX10 0RT. Replace 1no. window on rear first floor (southeast) elevation.

**SUPPORT** subject to the views of the Conservation Officer

**446 Trees in Conservation Areas**

To note the following proposed works to trees in a Conservation Area:

- a) 22/0713/TCA Mr Jacob Long Reach, Boughmore Road, Sidmouth, EX10 8SH.  
 South Ward Mummery T1 - Reduce top of Scots Pine by approx 3 metres. max diameter 20cm Branches on eastern stem reduce back to boundary Reason - neighbour is concerned the top of the tree twists in high winds, the tree has low vigour possibly from previous works carried out.

**WORKS NOTED**

- b) 22/0719/TCA Mrs Jane 11 Cranford, Sidmouth, EX10 8UT.  
 South Ward Tigie Sycamore (T1) : selectively reduce and thin cluster of secondary branches on east side of main stem to provide clearance of neighbouring roof and guttering; reduction cuts no longer than 2 metres with a maximum diameter of 50mm; thinning cuts no greater than 75mm diameter with a maximum length of 3 metres. Works will balance lower canopy.

**WORKS NOTED**

- c) 22/0801/TCA Mr Silverdale, Bickwell Valley, Sidmouth, EX10 8SG.  
 South Ward Douglas Removal of low spreading conifer.  
 Chambers

**DEFERRED** pending a report from the Arboricultural Officer.

**447 Tree Preservation Orders**

Notification of any applications to trees covered by Tree Preservation Orders.

- a) 22/0641/TRE Jill The Hills, Sid Road, Sidmouth, EX10 9AQ. Sycamore (T1)  
 Salcombe Havercroft Tree has previously been pruned badly and therefore further  
 Regis Ward management options are limited. The tree presents low amenity value due to its lack of visibility by neighbouring properties or from public areas. Fell tree and replant with species of client's choice.

**GRANTED** subject to conditions as recommended by the Arboricultural Officer.

- b) 22/0465/TRE Mrs Bickwell Lodge, Bickwell Valley, Sidmouth, EX10 8RF.  
 South Ward Therina T1, Pittisporum : DBH 7 inches, located on the left hand side of the  
 Mulder drive, fell. T2, Thuja plicata : DBH 32 inches, located at the NW corner of the property at the beginning of Bickwell Valley Rd, carry out highway regulations compliance, by raising the branches that are growing over the road to a height of 6m T3, Birch : DBH up to 12inches, located on the western side of the property fell due to customers concern over its lean T4, Thuja Plicata : DBH 34 inches, located on the western side of the property, remove all lower dead and live wood up to 6m over highway T5, .....(cont'd)

Thuja Plicata : DBH 24 inches, (multi stemmed) located on the western side of the property next to the garage, dismantle to ground and remove from site. Due to damage being caused to garage and concrete drive to garage, this is self-evident.

### **SPLIT DECISION**

Permission is **GRANTED**, subject to the conditions as recommended by the Arboricultural Officer, for works to the following trees:

T1, Pittisporum : DBH 7 inches, located on the left hand side of the drive, fell.

T2, Thuja plicata : DBH 32 inches, located at the NW corner of the property at the beginning of Bickwell Valley Rd, carry out highway regulations compliance, by raising the branches that are growing over the road to a height of 6m

T4, Thuja Plicata : DBH 34 inches, located on the western side of the property, remove all lower dead and live wood up to 6m over highway

T5, Thuja Plicata : DBH 24 inches, (multi stemmed) located on the western side of the property next to the garage, carry out highway regulations compliance, by raising the branches that are growing over the road to a height of 6m. Prune branches away from garage to achieve maximum two metre clearance.

Permission is **REFUSED** to carry out work described below and for the following reasons:

T3, Birch : DBH up to 12inches, located on the western side of the property fell due to customers concern over its lean .

T5, Thuja Plicata : DBH 24 inches, (multi stemmed) located on the western side of the property next to the garage, dismantle to ground and remove from site. due to damage being caused to garage and concrete drive to garage, this is self evident

#### Reasons for refusal

The form and growth habit of T3 is considered to be natural growth in response to the presence of other trees at the site, particularly a tree that has now been removed.

It is not self-evident that the T5 tree is causing any damage to the garage. There are no visible cracks or other signs of damage. It is not clear if the crack in the concrete drive is caused by the tree. If it is, an engineering solution should be investigated before considering the removal of the tree.

- c) 22/0488/TRE Jacqueline 7 Deans Mead, Sidmouth, EX10 8XP.  
South Ward Cottrell- T7 Scots pine. Fell due to presence of decay and risk of failure (see  
Mostade attached covering letter) and replace. Species and location of  
replacement to be agreed.

**GRANTED** subject to conditions as recommended by the Arboricultural Officer.

#### **448 New Tree Preservation Order**

None received

#### **449 Exemption to a Tree Preservation Order**

None received.

- 450 Appeals**  
None received
- 451 Unsupported decisions**  
None reported.
- 452 Enforcement Letters**  
No Enforcement letters were received.
- 453 Local Plan**  
Nothing reported

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**CHAIR OF THE PLANNING WORKING GROUP**