

**Sidmouth Town Council's Planning Working Group**  
**held on Wednesday 24 August 2022**  
(The Working Group met virtually)

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

Apologies: John Loudoun, Jenny Ware.

The meeting started at 10.00 am and finished at 11.50am

**129 Declarations of Interest**

<b>Name</b>	<b>Application</b>	<b>Type of Interest</b>	<b>Action Taken</b>	<b>Nature of Interest</b>
Cllr Ian Barlow,	22/1661/FUL Land South of Crowpits Covert, Putts Corner, Sidbury.	Personal Interest	Remained in the meeting during discussion and did not vote.	Acquainted with the applicant.
Cllr Ian Barlow	22/1786/FUL Sidford Branch Surgery, Church Street, Sidford EX10 9RL.	Personal Interest	Remained in the meeting during discussion and did not vote.	Trustee for the applicant.
Cllr Jeff Turner	22/1007/FUL 9 Newlands Close, Sidmouth EX10 9NW.	Personal Interest	Remained in the meeting during discussion and did not vote.	Near Neighbour of the applicant.
Cllr Chris Lockyear	22/1749/FUL Belvedere Lodge, Belvedere Court, Hillside Road, Sidmouth, EX10 8FD.	Personal Interest	Remained in the meeting during discussion and did not vote.	Acquainted to the applicant.

**130 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.

**131 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 10 August 2022.

**132 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.

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

22/1703/FUL Pastor Ian Holmdale Chapel, Holmdale, Sidmouth, Devon, EX10 8DQ.  
East Ward Huxham Two storey side-rear extension to existing chapel.

**SUPPORT**

**134** 22/1767/FUL Sally 4 Coburg Road, Sidmouth EX10 8NG.  
East Ward Cabrini External alterations including replacement windows, doors and garage doors, removal of canopy, new porch roof and repainting.

**UNABLE TO SUPPORT**

- Members considered that the development contravened Policies 6 and 7 of the Sid Valley Neighbourhood Plan
- Members felt that the development would be out of keeping with the other houses and not in keeping with the conservation area.
- Members were concerned with overlooking into the house across the road.

**135** 22/1007/FUL Mr Gareth 9 Newlands Close, Sidmouth EX10 9NW.  
Primley Ward Carson Conversion of the existing attached single garage into a bedroom/en-suite.

**SUPPORT**

**136** 22/1385/FUL Mr Stuart 125 Sidford Road, Sidmouth EX10 9PB.  
Primley Ward Derrick Single storey rear extension, conversion of roof space to habitable use to include 2x front and 1x rear dormers and replacement of two hipped roof to gable end. (Amended plans for consultation - amendments relate to revised rear dormer).

**UNABLE TO SUPPORT.**

- Members considered that the dormer now proposed would constitute over development and was of a poor design giving an unbalanced appearance.

**137** 22/1749/FUL Irene and Belvedere Lodge, Belvedere Court, Hillside Road, Sidmouth, EX10  
Salcombe Geoff 8FD. Construction of storage/garden room and carport.  
Regis Ward Hirons

**SUPPORT** - The new construction should be legally tied to the main building.

**138** 22/1772/FUL Jane and Red Gable, Sid Road, Sidmouth EX10 9AL.  
Salcombe Ann Construction of front, side and rear extension, carport and storage.  
Regis Ward Harwood  
and Aston

**SUPPORT**

**139** 22/1661/FUL Messrs Land South of Crowpits Covert, Putts Corner, Sidbury.  
Sidbury Ward Emmott Change of use of agricultural building to mixed use agriculture, storage and office use; and associated works

**UNABLE TO SUPPORT**

- UNABLE TO SUPPORT. No justification had been given for the proposed change of use from agriculture.

**140** 22/1786/FUL Sidmouth Sidford Branch Surgery, Church Street, Sidford EX10 9RL.  
Sidford Ward Hospice at Home Alterations to parking area and drop off area.

**SUPPORT**

**141** 22/1682/VAR Mr Brian Well Cottage, Gorseway, Convent Road, Sidmouth, EX10 8RJ.  
South Ward Sherlow Variation of Condition no.2 (approved plans) on application 21/3160/FUL.

**SUPPORT**

**142** 22/1720/FUL Mrs Lisa 65 Peaslands Road, Sidmouth EX10 8XD.  
South Ward Stoner Extension to existing garage to provide a new dwelling.

**UNABLE TO SUPPORT**

- Members considered that the application contravened Policies 6 of the Sid Valley Neighbourhood Plan
- Members thought that the development would cause overlooking and parking issues.

**143** 22/1771/VAR Dawsey Bindon Residential Home, 36-40 Winslade Road, Sidmouth EX10 9EX.  
South Ward Develop- Variations Ltd Variation of condition 1 (approved plans) of planning permission 21/1600/VAR (Variation of condition 2 of planning consent 20/2898/FUL (Conversion of former care home into 6 new detached and terraced dwellings with off street parking) to facilitate changes to ridge tiles, timber barge boards and render to front façade of No. 36.

**SUPPORT**

**144** 22/1613/LBC Mr & Mrs Flat 7, Green Gables, All Saints Road, Sidmouth EX10 8EU.  
South Ward A & S Replace 1no. window on side west roof slope and 1no. window on Garnett rear north roof slope.

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

**145 Trees in Conservation Areas**

To note the following proposed works to trees in a Conservation Area: None received

**146 Tree with Preservation Orders**

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

**a)** 22/1528/TRE Mrs Long Reach, Boughmore Road, Sidmouth, EX10 8SH.  
South Ward Naccache T1 beech dbh 600mm, located in West corner of property by red brick wall, on western side over driveways raise crown to 5.5m pruning cuts of no more than 75mm on North side prune back to

trunk 1 x first order branch approximately 130mm in diameter, to allow vehicles to get to property's without hitting Tree branches. T2 Oak dbh 1400mm, located next to T1 on on SW side of property, raise crown on SW side only over shared driveway to 5.5m pruning cuts of no more than 75mm to allow vehicles access to property's without hitting any branches. Deferred

**DEFERRED** - To await a report and further information

- b) 22/1558/TRE Mr and 9 Sidmount Gardens, Sidmouth, EX10 8XQ.  
South Ward Mrs Stevens T1, Turkey Oak: remove first order branch at approximately 4m on N side; shorten back second and third order branches over the garden and neighbouring property by approximately 2m; shorten back over roof by approximately 2m to a natural pruning position.

**DEFERRED** - To await a report and further information

- c) 22/1557/TRE Mrs Moy Halwell, West Park Road, Sidmouth, EX10 9DH.  
South Ward T1 and T2, lime - re-pollard to previous pollard points. Reason - to continue previous management of the trees. T3 Large Pittosporum - remove long limb at approximately 2m over drive and shorten upper growth over drive by 1.5m. To allow vehicular access. T4 small Pittosporum - remove low stem over drive at 1.5m and shorten back remainder over drive by 1m. To allow vehicular access.

**DEFERRED** - To await a report and further information

**147 New Tree Preservation Order**

None received

**148 Exemption to a Tree Preservation Order**

None received.

**149 Appeals**

**None received**

**150 Unsupported decisions**

**None received**

**151 Enforcement Letters**

No Enforcement letters were received.

- 152 Local Plan.** An informal meeting of the Planning Working Group was held on 17th August when some additional and amended sites were considered as a result of the further call for sites by EDDC. A report will be submitted to the next meeting of the Town Council on 5th September.

