



SIDMOUTH TOWN COUNCIL

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To: All Members of the Planning Working Group
Town Clerk

16 May 2024

For Information:

Other Members of the Town Council
District Councillor for Sidmouth not on the Town Council
Sid Vale Association

Dear Sir/Madam,

**Meeting of Sidmouth Town Council's Planning Working Group
Wednesday 22 May 2024 at 10.00am**

You are called upon to attend the above meeting where it is proposed that the matters set out on the agenda below will be considered and resolution or resolutions passed as the Planning Working Group considers appropriate.

The Planning Working Group will meet virtually via the Zoom software platform. Please note the start time of the meeting. Those members of the public wishing to view the meeting or speak on a planning application, are required to register by emailing planning@sidmouth.gov.uk at least 24 hours before the start time of the meeting, after which virtual meeting details will be sent out to speakers.

The Chair of the meeting has the right and discretion to control questions to avoid disruption, repetition and to make best use of the meeting time. Individual contributions will be limited to a maximum period of three minutes. Where there is an interested group of objectors or supporters, a spokesperson should be appointed to speak on behalf of the group.

Yours faithfully,

A handwritten signature in black ink, appearing to read 'Ch Holland', written over a thin horizontal line.

Christopher E Holland
Town Clerk

AGENDA

1 Apologies

To receive apologies for absence.

2 Declarations of Interest

To receive Declarations of Interest.

3 Minutes

To agree and delegate to the Chair of the Planning Working Group to sign as a true and accurate record, the Minutes of the Planning Committee meeting of 8 May 2024.

4 District Council Members

It is noted that the participation of those Councillors who are also members of the Local Planning Authority of 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 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.

5 Statutory Obligations - Applications for consideration

Town and Parish Councils are Statutory Consultees to the Local Planning Authority and as such do not make decisions apart from applications for advertising consents and trees. The Town Council's Planning Working Group is required to make known its willingness to support, or not, planning applications based on local knowledge and current planning policies in order that these views can be taken into account when the decision is made by the District Council as Planning Authority. In accordance with Sidmouth Town Council Standing Orders Item 3(d) – (i) Members of the public may speak on each planning application on the agenda for up to three minutes.

6 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 the publication of the agenda.

7 Exclusion of the Public

To agree any items to be dealt with after the public (including the press) have been excluded. There are no items which the Town Clerk recommends should be dealt with in this way.

8 Applications for consideration

Applications can be found at: <https://planning.eastdevon.gov.uk/online-applications/>

(Type in or copy the application number into the box next to the search button, click on the documents tab and then on view documents.)

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|----|-----------------------------|-------------------------------------|--|
| 9 | 24/0894/FUL
Sidbury Ward | Limanda
Hobson &
Jake
Voss | Riverside, Bridge Street, Sidbury, Devon, EX10 0RU
Proposed restoration and conversion of existing barn including single storey rear extension. |
| 10 | 24/0649/FUL
South Ward | Mr Joyce | Bryn-Y-Mor, Cotmaton Road, Sidmouth, Devon, EX10 8SX.
Proposed loft conversion, new front & rear dormers with cladding, terrace on front elevation. |

11 24/0532/FUL Graham and 59 Higher Woolbrook Park, Sidmouth, EX10 9ED.
West Ward Wendy Bex Construction of single storey extension.

12 Trees in Conservation Areas

- a)** 24/0928/TCA Mr Peter Sid House, Sid Road, Sidmouth, EX10 9AH.
Salcombe Regis Nelson T1 - Sycamore (historic coppice) - re coppice 3 x stems which make
Ward up the southern most historic coppice stool of the group which is
impacting on the property.
- b)** 24/0334/TCA Mr and Mrs Bundels, Ridgeway, Sidbury, EX10 0SF
Sidbury Ward Mitchell T1, Poplar : crown lift 3m above ground level, maximum diameter
cuts (MDC) 25-50mm to remove low branches and branches
overhanging neighbours property. T2, Apple : branch reduction of 2-
2.5m creating 2m lateral clearance from adjacent property on
northern aspect, MDC 25mm. T3, Apple : branch reduction of 1-2m
creating 2m lateral clearance from adjacent property on southern
aspect, MDC 25mm. (DR)
- c)** 24/0931/TCA Mr Nigel Boughmore House, Boughmore Road, Sidmouth, EX10 8SH.
South Ward Arnold 2 X Cabbage Trees (Cordyline Australis); Fell - Replant with
Maple.(DR)

13 Tree Preservation Orders

Applications relating to Trees protected by a Tree Preservation Order.

None received at the time of the publication of agenda.

14 Notification of a new Tree Preservation order.

- a)** 24/0016/TPO Land at Luddesdowne, Higher Brook Meadow, Sidford, Sidmouth

15 Notification of any works which constitute an exemption to a Tree Preservation Order

None received at the time of the publication of agenda.

16 Unsupported decisions

None received at the time of the publication of agenda.

17 Appeals

- a)** 23/1419/FUL Ms J Grigg 41 Fleming Avenue, Sidmouth, Devon, EX10 9NH
Primley Ward The development proposed is the erection of first floor side
extension. APPEAL GRANTED.
- STC: SUPPORTED EDDC: REFUSED

21 Enforcement Letters

None received at the time of the publication of agenda.

22 New East Devon Local Plan; To receive any update as necessary on the current process to develop a new East Devon Local Plan.

Forthcoming Council and Working Group meetings:

3 June Council

5 June Planning Working Group

12 June Tourism and Economy Committee

Sidmouth Town Council's Planning Working Group

held on Wednesday 8 May 2024

(The Working Group met virtually)

Councillors present: Kelvin Dent (Chair)
Bernie Davis
John Loudoun
John Nicholson
Rachel Perram

Apologies: Cllr Chris Lockyear
Cllr Ian Barlow

The meeting started at 10.00am and finished at 11.00am

884 Declarations of Interest

No declarations of interest were made.

885 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.

886 Minutes

Members agreed that delegated authority be given to the Chair of the Planning Working Group to sign as a true and accurate record the Minutes of the Planning Working Group meeting of 24 April 2024.

887 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.

888	24/0823/FUL East Ward	Naomi Cook	Sidmouth Lifeboat Station, The Esplanade, Sidmouth, EX10 8BE. Extension and alterations to existing lifeboat station.
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SUPPORT

889	24/0715/LBC East Ward	Mrs Barbara Oakes	Sidmouth YMCA, Mill Street, Sidmouth, Devon, EX10 8DF. Replace 1no. window (W1) on east elevation; replace 4no. windows (W2, W3,W7 & W8) on east elevation; replace 6no. windows (W4, W5, W6, W9, W10 & W11) on south elevation; replace mechanical ventilation in gents, ladies and kitchen and install 4no. through wall vents beneath windows to below floor void on east and south elevation
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NO OBJECTIONS

890 24/0830/FUL Mrs Chris 12 Manstone Mead, Sidmouth, Devon, EX10 9RX.
Primley Ward Shepherd Construction of a single storey extension to the front N/W elevation of the property.

NO OBJECTIONS

891 24/0664/FUL Mrs Chris 28 Harcombe Lane, Sidford, EX10 9QN.
Sidford Ward Sleigh Demolition of existing garage and conservatory. Erection of single storey side extension and new entrance porch.

NO OBJECTIONS

892 24/0765/LBC Mr and Mrs Spring Cottage, Cotmaton Road, Sidmouth, EX10 8EY.
South Ward Barratt Create shower room in bedroom at first floor; install 2no. rooflights on south elevation and remove chimney on south elevation

NO OBJECTIONS

893 24/0435/FUL Mr Michael 24 Woolbrook Park, Sidmouth, Devon, EX10 9DU.
West Ward Sykes Proposed dormered loft extension, external works to increase rear patio and parking areas. (Amended).

DO NOT SUPPORT:

The proposed extension would have an adverse impact on the amenities of the adjoining property and would not complement or enhance the local distinctiveness of the character of the immediate locality contrary to Policies 6 and 7 of the Sid valley Neighbourhood Plan.

894 Trees in Conservation Areas

a) 24/0846/TCA Spencer Hillsdon House, High Street, Sidmouth, EX10 8LD.
East Ward Jarrett G1. Holly and Bay Suggested Works: Reduce eastern crown aspect by 1 metre T1, Sycamore : Suggested works: Reduce eastern crown aspect by 2 metres T2, Beech : suggested works: Reduce north eastern crown aspect by 3 metres T3, Sycamore : suggested works: Reduce eastern crown aspect by 3 metres T4, Oak : Suggested Works: Reduce eastern crown aspect by 2 metres T5, Yew (NB not specified on arboricultural assessment) : Suggested Works: Crown reduce eastern and western spread by up to 2 metres, reduce northern aspect by up to 1 metres, crown lift southern aspect to shape by up to 3 metres T425, Ash : Suggested Works: Crown reduce height and lateral spread of canopy by 1.5 metres, targeting hyper extended branches, prune branches away from floodlight to achieve a minimum of 2 metres of clearance Rationale: Following an arboricultural inspection, these works have been proposed both as part of the reasonable maintenance of the trees and to improve and maintain the amenity and accessibility of the gardens for residents.

DEFERRED: Awaiting Officers report

- b) 24/0860/TCA Mr David Saddlers Mead, Sid Road, Sidmouth, Devon, EX10 9AQ.
Salcombe Reid Layton T1, Ash: Fell
Ward

DEFERRED: Awaiting Officers report

895 Trees with preservation order

- a) 24/0577/TRE Balfour Manor, Station Road, Sidmouth, EX10 8XW.
South Ward G1, Holm Oaks: overhanging Broadway, crown reduce up to 2
metre height reduction and 1-2 metre side prune, (with maximum
diameter pruning cuts of 4cm) G2, Laurel: crown lift to 5.2m above
ground level and prune back to reduce lateral branches over road.
(DR)

APPROVED: subject to the conditions recommended by the Arboricultural Officer.

- b) 24/0472/TRE Tudor House, Connaught Close, Sidmouth, EX10 8TU.
South Ward
Holm oak : crown reduction of 3m, reducing canopy lateral spread
from 11m to 8m; crown lift to 3.5m above ground level above road
access. (DR)

APPROVED: subject to the conditions recommended by the Arboricultural Officer.

896 Exemption to a Tree Preservation Order

- a) 98/0013/TPO 1 Sidleigh, Sid Road, Sidmouth EX10 9DE.
Salcombe Regis Removal of broken hanging branches from 1 Monterey Cypress.
Ward

NOTE

897 Appeals.

None received.

898 Unsupported decisions

- a) 23/2523/FUL Mr & Mrs Northcombe Farm, Salcombe Regis, EX10 0JQ.
Salcombe Regis Eccles Proposed Annexe (conversion of redundant rural building).
STC: SUPPORTED EDDC: REFUSED

899 Enforcement Letters

None received.

900 Urgent Items

None received.

901 New Draft Local Plan Update

No current update.