

**Sidmouth Town Council's Planning Working Group
held on Wednesday 3 January 2024
(The Working Group met virtually)**

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

Apologies: Cllr Louise Laybury

Also present: Cllr Ian Barlow

The meeting started at 10.00am and finished at 10.50am

714 Declarations of Interest

Name	Item Number	Type	Action Taken	Details
Cllr Rachel Perram	23/2639/FUL	Personal	Remained in the meeting during discussion and voting	Acquainted with the applicant
Cllr Chris Lockyear	23/2690/TCA	Personal	Remained in the meeting during discussion and voting	Acquainted with the applicant
Cllr Kelvin Dent	APP/U1105/D/23/3334607	Personal	Remained in the meeting during discussion and voting	Acquainted with the Appellant

715 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.

716 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 meetings of 20 December.

717 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.

- 718** 23/2513/FUL Mr P H S B C, Fore Street, Sidmouth, EX10 8AA.
East Ward Verstage Alterations to the Shopfront, removal of the entrance from New Street to Fore Street, and a new DDA Access.

DO NOT SUPPORT:

Although Members felt the design and materials were more in keeping with the local architecture. Members were still concerned about the repositioning of the entrance. The narrow pavement on Fore Street would cause access issues, particularly for wheelchair users. They would like to see the entrance remaining on New Street.

- 719** 23/2134/FUL Justin 10 Woolbrook Mead, Sidmouth, EX10 9XF.
North Ward Korinek Construction of 1 no. dwelling and associated works.

SUPPORT

Note: Members would like to see a porous carparking area to aid drainage.

- 720** 23/2385/FUL Mr Aldam 87 Sidford High Street, Sidford, EX10 9SA.
Primley Ward Demolition of the existing dwelling and redevelopment of the site to provide four dwellings and a new vehicular access.

DO NOT SUPPORT:

Members felt that this would be overdevelopment of the site. They were concerned with access issues and the potential volume of traffic from the proposed dwellings together with the welfare of dormice and slow worms on the site.

- 721** 23/2588/FUL Ian Cretney Dunscombe Cottage, Salcombe Regis, Sidmouth, EX10 0PN
Salcombe Regis Ward Construction of raised decking to existing outbuilding.

SUPPORT

- 722** 23/2639/FUL Mr and Mrs 28 Connaught Road, Sidmouth, Devon, EX10 8TT.
South Ward G Single storey side / rear extension.
Symington

SUPPORT

723 Trees in Conservation Areas

- a)** 23/2690/TCA Mrs Rusling The White Cottage, Cotmaton Road, Sidmouth, EX10 8QX.
South Ward Maple: fell. Tulip tree: fell.

DEFERRED: Awaiting Officers report.

724 Trees with preservation order

Applications relating to Trees protected by a Tree Preservation Order.

- a) 23/2149/TRE Mrs Gray Oak Cottage, Kestell Road, Sidmouth, EX10 8JJ.
Salcombe Regis
Ward
T1, oak : reduce branches over neighbouring garden to clear roof by 2m by pruning to a suitable second order branch. Reduce branches over roof of Oak Cottage to clear 2m by pruning to a suitable second order branch. Reshape remainder of crown by reduction of 1-2m to leave a natural form.

AGREED: subject to conditions recommended by the Arboricultural Officer

- b) 23/2419/TRE Luddesdown, Higher Brook Meadow, Sidford, Devon, EX10 9SS.
South Ward
T1, Oak : reduction of lateral limbs on southern side and partially east and west side; limbs will be reduced by up to 1.5 metres with cut diameters up to 50mm.

AGREED: subject to conditions recommended by the Arboricultural Officer

- c) 23/2424/TRE High Trees, Manor Road, Sidmouth, EX10 8RR.
T1, lime : reduce height by approximately 2 to 3m and shorten branches and re-shape to leave a balanced form.

AGREED: subject to conditions recommended by the Arboricultural Officer

725 Exemption to a Tree Preservation Order

None received.

726 Appeals

- APP/U1105/D/23 Mr I Davies Magnolia Cottage, Coburg Road, Sidmouth, Devon, EX10 8NF.
/3334607
Retention of a boundary screen.

NOTED

727 Unsupported decisions

None received.

728 Enforcement Letters

None received.

729 New Draft Local Plan Update

Work on preparing the new Local Plan was continuing, A new NPPF had been issued.

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CHAIR OF THE PLANNING WORKING GROUP