



# SIDMOUTH TOWN COUNCIL

WOOLCOMBE HOUSE  
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SIDMOUTH  
DEVON  
EX10 9BB

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To: All Members of the Planning Committee  
Town Clerk

26 March 2026

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 Committee to be held on  
Wednesday 1 April 2026 at 10.00am**

You are hereby summoned to attend the above meeting to be held in the Council Chamber, Woolcombe House, Woolcombe Lane, Sidmouth. It is proposed that the matters set out on the agenda below will be considered at the meeting and resolution or resolutions passed as the Council considers appropriate.

Those members of the public wishing to speak on a planning application, are required to register by emailing [planning@sidmouth.gov.uk](mailto:planning@sidmouth.gov.uk) at least 24 hours before the start time of the meeting.

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 'Chris Holland', written over a 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 to sign as a true and accurate record, the Minutes of the Planning Committee meeting of 11 March 2026.

### 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 Committee 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.)

- |    |                          |                                                     |                                                                                                                                                                                                                                      |
|----|--------------------------|-----------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 9  | 26/0503/FUL<br>East Ward | Mr Pollard<br>(Cottington<br>Court<br>Freehold Ltd) | 1 Cottington Court, Sidmouth, Devon, EX10 8HD.<br>Replacement of existing balcony balustrades with new.                                                                                                                              |
| 10 | 25/2304/LBC<br>East Ward | Trillium<br>(RMF)<br>Limited TT<br>Group            | 1 Radway (The Old Post office), Radway Place, Vicarage Road,<br>Sidmouth, EX10 8TP.<br>Installation of wall mounted blue plaque on front (south east)<br>elevation. (Site was originally advertised as Sidmouth Delivery<br>Office). |

- 11** 26/0344/FUL East Devon 90 Lymebourne Park, Sidmouth, EX10 9HX.  
North Ward District Council  
Change of use of 2nd floor offices back to a residential dwelling In 2008 an application was granted to convert a 4 Bedroom, 3rd storey flat for office use. There was no alteration to the properties layout. We now wish to revert this property back to a residential dwelling to allow us to add it back into our housing stock.
- 12** 26/0468/FUL Mr and Mrs 11A Newlands Close, Sidmouth, EX10 9NW.  
Primley Ward Murray  
Single storey extension to the southwest elevation, front porch extension to the northeast elevation and associated external works.
- 13** 26/0367/FUL Ian Jolley The Hermitage, Vicarage Road, Sidmouth, EX10 8UF.  
South Ward  
Demolition of outhouse, construction of single-storey extension and erection of timber garden workshop and potting shed; relocation and widening of driveway gates and construction of new garden walls; remove paint from east boundary wall.

#### **14 Trees in Conservation Areas**

- a)** 26/0516/TCA Mr Steven Stoneycroft, Sid Road, Sidmouth, Devon, EX10 9AH.  
Salcombe Regis Garner  
Ward  
T1: Eucalyptus - to reduce in height to 2m above ground level.
- b)** 26/0363/TCA 6 Millford Avenue, Sidmouth, Devon, EX10 8DS.  
Salcombe Regis  
Ward  
T1424: Sycamore - reduce tree height and lateral spread by up to approximately 2000mm with cut diameters up to 60mm. T1425 : Sycamore - reduce lateral spread by up to approximately 2000mm with cut diameters up to 60mm. (DR)
- c)** 26/0364/TCA Flat 1 Powys House, All Saints Road, Sidmouth, EX10 8DE.  
South ward  
T1, Monterey Pine: reduce the end weight of all substantial primary limbs growing to the north as indicated on annotated photograph. Max. dia. cut approximately 150mm. (DR)

#### **15 Tree preservation Orders**

None received at the time of the publication of the agenda.

#### **16 Notification of a new Tree Preservation order**

- a)** 26/0012/TPO Land at 8 Ashley Crescent, Sidmouth.  
Salcombe Regis  
Ward  
t1 atlas cedar situation centred on grid ref: trees specified by reference to an area (none) group of trees (none) woodland (none) (e) 312310 (n) 089359

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

None received at the time of the publication of the agenda.

**18 Unsupported decisions**

None received at the time of the publication of the agenda.

**19 Appeals**

None received at the time of the publication of the agenda.

**20 Enforcement Letters**

None received at the time of the publication of the agenda.

**21 New East Devon Local Plan;**

To receive any update if necessary.

**Forthcoming Council and Committee meetings:**

Monday 13 April: Council and Town Assembly (Sidbury)

Wednesday 22 April: Planning Committee

Monday 18 May: Annual Council

**SIDMOUTH TOWN COUNCIL**  
**Minutes of the Meeting of the Planning Committee**  
**held at the Council Chamber, Woolcombe House, Sidmouth,**  
**on Wednesday 11 March 2026 at 10.00am**

Councillors present: Kelvin Dent (Chair)  
Chris Lockyear  
John Loudoun  
Hilary Nelson (Vice Chair in the absence of Rachel Perram)  
John Nicholson

Apologies: Jo Dodds  
Rachel Perram  
Edward Willis Fleming

Also present : Cllr Ian Barlow  
Cllr Marianne Rixson (EDDC)

The meeting started at 10.00 am and finished at 10.45 am

**289 Declarations of Interest**

Name	Item / Reference	Type	Action Taken	Details of Interest
All Cllrs  &  Cllr Kelvin Dent	26/0314/TRE South Ward	Personal  Personal	Remained in the chamber and voted. Did not vote. Item chaired by Hilary Nelson	Applicant is a fellow Councillor  Neighbour
Cllr Chris Lockyear	Agenda Item 24 25/1742/FUL South Ward	Personal	Remained in the chamber	Acquainted with applicant

**290 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.

**291 Minutes**

The minutes of the meeting of the Planning Committee held on Wednesday 18 February 2026 were agreed and signed as a true and accurate record.

**292 Urgent items**

None received

**293** Applications for consideration

**RESOLVED:** 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 with schedule 16 of the Local Government Act 1972.

**294** 26/0118/FUL Mrs Susan Lee Flat, Lloyds Bank House, Church Lane, Sidmouth, EX10 8LF.  
East Ward Change of use from Use Class E (Commercial, Business and Service) to form part of an existing dwelling.

**RESOLVED:** NO OBJECTIONS

**295** 26/0295/LBC Mr Tony Hillier 4 Counters Court, Mill Street, Sidmouth, Devon, EX10 8DW.  
East Ward Retention of paint work on south, west and north elevations; all render painted white; gutters, fascias, downpipes, timber windows and lower stone plinth painted ball green.

**RESOLVED:** NO OBSERVATIONS

**296** 25/2656/FUL Harriet Steptoe 23 Blackthorn Close, Sidmouth, Devon, EX10 9XR.  
North Ward Construction of a two storey side and rear extension.

**RESOLVED:** NO OBJECTIONS

**297** 26/0190/FUL Mr Julian Hofmann 98 Woolbrook Road, Sidmouth, EX10 9XD.  
North Ward Retrospective planning permission for 30m of timber boundary raised fencing to the north and south elevation.

**RESOLVED:** OBJECT

Members considered that the fence was excessively high, was visually prominent and appeared out of keeping with the character of the surrounding area and was contrary to Policy 7 of the Neighbourhood Plan. They requested that enforcement action be taken.

**298** 26/0361/FUL Carol Mussell Briarleigh, Yardlands Close, Sidmouth, EX10 9LL.  
Primley Ward Single storey flat roof garden room to the east elevation.

**RESOLVED:** NO OBJECTIONS

**299** 26/0265/FUL Sue Green & Geoff Mullet Manataka, Redwood Road, Sidmouth, EX10 9AD.  
Salcombe Regis Ward Demolish existing conservatory, construct new garden room and terrace to the south elevation.

**RESOLVED:** NO OBJECTIONS

- 300** 26/0263/VAR Mr & Mrs  
Salcombe Regis Wragg  
Ward  
Mulberry Cottage, Sid Lane, Sidmouth, EX10 9AW.  
Variation of condition number 2 (approved plans) on Planning Permission 22/2433/FUL (Installation of roof lights and dormer windows to east and west roof pitches, with solar panels to west elevation. Replacement of existing windows and doors with alterations to fenestration.) Proposal to install roof lights in lieu of the previously proposed roof dormers.

**RESOLVED:** NO OBJECTIONS

- 301** 26/0237/VAR Mr & Mrs  
Salcombe Regis Rider  
Ward  
Glewstone Lodge, Salcombe Hill Road, Sidmouth, EX10 8JR.  
Variation of condition numbers 1 and 4 (approved plans and window restrictions) on planning permission 25/1923/FUL (demolition of existing dwelling and outbuildings, and construction of replacement dwelling, detached garage, and associated landscape works); proposal for new location of the proposed detached garage, and addition of openable casement windows to the first floor side facing bathroom windows.

**RESOLVED:** NO OBJECTIONS

- 302** 26/0021/LBC Dr Glen  
South Ward Harper  
Flat 2, Fairlawn, Elysian Fields, Sidmouth, EX10 8UH.  
Partial removal of internal stud wall between kitchen and dining area.

**RESOLVED:** NO OBJECTIONS: subject to the views of the Conservation Officer

- 303** 26/0250/LBC Mr & Mrs  
West Ward Trivett  
2 Stowford Court. Stowford, Sidmouth, EX10 0NA.  
Conversion of stable block and adjoining shed to provide ancillary accommodation and associated works.

**RESOLVED:** NO OBJECTIONS subject to the views of the Conservation Officer

- 304** 26/0249/FUL Mr & Mrs  
West Ward Trivett  
2 Stowford Court. Stowford, Sidmouth, EX10 0NA.  
Conversion of stable block and adjoining shed to provide ancillary accommodation and associated works.

**RESOLVED:** NO OBJECTIONS

### 305 Trees in Conservation Areas

- a) 26/0158/TCA  
East Ward
- Flat 1, Norton Garth Court, Station Road, Sidmouth, EX10 8NY  
T1, Black Pine : reduce branch that has approximately 56cm long crack, maximum reduction of 1.5m, maximum diameter of cuts (MDC) less than 50mm diameter, via thinning to suitable growth points to lessen end loads; removal of branch with approximately 45cm long crack; thinning of lateral branch foliar areas by 10%, MDC less than 50mm.

**NOTED**

- b) 26/0115/TCA  
South Ward
- Silverdale, Bickwell Valley, Sidmouth, Devon, EX10 8SG.  
TP1, Magnolia : dying tree - remove. TP2, Small willow : rotten trunk - remove. TP3, Cotoneaster : storm damage - failed due to rotten trunk - remove. TP4, Unknown : dead - remove. TP5, Beech : 4m crown raise, including reduction of south southwest lower aspect by no more 3m in length. Max dia. cut 75mm, to allow light to Walnut (amended).

**NOTED**

### 306 Tree Preservation Orders

Applications relating to Trees protected by a Tree Preservation Order.

- a) 26/0232/TRE      Mr Paul      29 Witheby, Sidmouth, Devon, EX10 8SR.  
South Ward      Satterly
- T1: Monterey Cypress - crown clean to remove any dead branches overhanging the road and remove any dieback from the main crown.

**AGREED:** As recommended by the Arboricultural Officer.

- b) 26/0314/TRE  
South Ward
- Oakdene, Knowle Drive, Sidmouth, Devon, EX10 8HN.  
Oak : overall crown reduction of approximately 15-20% of the foliar area, via removal of branch ends of up to 2.5 metres, target pruning cuts of up to, but not exceeding 50mm diameter; the reduction would see a finished height of 16.5m (reduced from 18.5m) and crown spread of 10m (reduced from 12.5m); crown lift to give a 5m clearance from ground level via removal/pruning of second and third order branches; target pruning cuts of up to 60mm diameter.(DR)

**AGREED:** As recommended by the Arboricultural Officer.

### 307 Notification of a new Tree Preservation order

None received

### 308 Appeals

None received.

### 309 Unsupported decisions

- a) 25/0925/FUL Mr Paul 6 Coburg Road, Sidmouth, Devon, EX10 8NG.  
East Ward Collier External alterations including replacement windows and doors, removal and replacement of canopy, small rear extension and new door within alleyway.

STC: DID NOT SUPPORT EDDC: APPROVED

**NOTED**

- b) 25/1603/VAR & Chris Shrubbs Strathallan, Sid Lane, Sidmouth, Devon, EX10 9AW.  
25/2559/VAR Variation of condition 1 (approved plans) on planning permission  
Salcombe Regis 24/1754/FUL (Two storey extensions to the North and South  
Ward elevations and the addition of a porch) proposed changes in fenestration, to the porch canopy and gable on north elevation.

STC: DID NOT SUPPORT EDDC: APPROVED

**NOTED**

- c) 25/1742/FUL Patrick Silver Howe, Boughmore Road, Sidmouth, Devon, EX10 8SH.  
South Ward Murphy Construction of a carport with hobby room above; alterations to fenestration on main dwelling and widening of access.

STC: DID NOT SUPPORT EDDC: APPROVED

**NOTED**

### 310 Enforcement Letters

Members discussed the recent correspondence with East Devon District Council regarding enforcement concerns and welcomed the issue being taken to the Scrutiny Committee for consideration.

### 311 New East Devon Local Plan

A full report is expected to be taken to Strategic Planning Committee on 3<sup>rd</sup> May following public consultation.

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**CHAIR OF THE PLANNING COMMITTEE**