

**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.

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

**RESOLVED:** NO OBJECTIONS

- |            |                          |                    |  |
|------------|--------------------------|--------------------|--|
| <b>295</b> | 26/0295/LBC<br>East Ward | Mr Tony<br>Hillier | 4 Counters Court, Mill Street, Sidmouth, Devon, EX10 8DW.<br>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

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

**RESOLVED:** NO OBJECTIONS

- |            |                           |                      |   |
|------------|---------------------------|----------------------|---|
| <b>297</b> | 26/0190/FUL<br>North Ward | Mr Julian<br>Hofmann | 98 Woolbrook Road, Sidmouth, EX10 9XD.<br>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.

- |            |                             |               |   |
|------------|-----------------------------|---------------|---|
| <b>298</b> | 26/0361/FUL<br>Primley Ward | Carol Mussell | Briarleigh, Yardelands Close, Sidmouth, EX10 9LL.<br>Single storey flat roof garden room to the east elevation. |
|------------|-----------------------------|---------------|---|

**RESOLVED:** NO OBJECTIONS

- |            |                                       |                             |  |
|------------|---------------------------------------|-----------------------------|--|
| <b>299</b> | 26/0265/FUL<br>Salcombe Regis<br>Ward | Sue Green &<br>Geoff Mullet | Manataka, Redwood Road, Sidmouth, EX10 9AD.<br>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 Shrubb 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.

.....  
**CHAIR OF THE PLANNING COMMITTEE**