



SIDMOUTH TOWN COUNCIL

WOOLCOMBE HOUSE
WOOLCOMBE LANE
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DEVON
EX10 9BB

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To: All Members of the Town Council
Town Clerk

01 September 2026

For information:

District Councillor for Sidmouth

County Councillor for Sidmouth

Dear Sir/Madam,

Meeting of Sidmouth Town Council Monday 7 September 2026 at 6.30pm

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.

All Members are requested to read agenda papers in advance of the meeting. If any Member has a query about an agenda item, they should contact the Town Clerk, Chair or Vice Chair prior to the date of the meeting.

Members of the public are very welcome to attend and speak at this meeting during item 6 of the agenda. The Chair of the Council has the right and discretion to control questions to avoid disruption, repetition and to make best use of the meeting time.

Yours faithfully,

Christopher E Holland
Town Clerk

A G E N D A

PART 'A'

Page/s

- 1 **Apologies**
To receive any apologies for absence.
- 2 **Minutes**
To confirm the minutes of the Town Council meeting held on Monday 3 August 2026. 4 – 6
- 3 **Declarations of Interest**
To receive any Members' declarations of interest in respect of items on the agenda.
Note: You must also declare the nature of any personal or disclosable pecuniary interests in an item whenever it becomes apparent that you have an interest in the business being considered.

4 **Matters of Urgency or Report from the Chair**

To consider any items that in the opinion of the Chair should be dealt with as matters of urgency because of special circumstances. (Note: such circumstances need to be recorded in the minutes).

5 **Exclusion of the Public**

To agree any items to be dealt with after the public (including the press) have been excluded. There is one item which the Clerk recommends should be dealt with in this way.

6 **Public Open Question Time**

In accordance with Sidmouth Town Council Standing Orders Item 3 (d) – (i) Members of the Public are invited to put a question (one per person), to the Council through the Chair (taking no more than 3 minutes each and for a total of 15 minutes). Please note that in accordance with standing order 3(h), a question shall not give rise to a debate or require an immediate response.

Councillors also have the opportunity to ask questions of the County and District Members during this item whilst giving priority to Members of the public.

(Members and members of the public are reminded to notify the Town Clerk and Councillor concerned of questions to be raised. This arrangement is in place to enable a considered response at the meeting. The Chair of the Council has the right and discretion to control questions to avoid disruption, repetition and to make best use of the meeting time.)

7 **Police and Police Advocate Report**

To receive the Police report (when available) and a report from the Police Advocates, Councillor Dodds and Councillor Bridle.

(Members are asked to notify the Town Clerk of questions to be raised in advance of the meeting where possible.)

8 **Committees Reports**

8.1 Planning Committee

7-19

a) To receive the report of the Planning Committee meeting held on Wednesday 22 and Wednesday 12 August 2026.

b) To agree the change of date of the next Planning Committee meeting from Wednesday 23 to 30 September.

8.2 Tourism, Arts, Economy and Culture Committee

To receive an update, if appropriate, from the Chair of the Tourism, Arts, Economy and Culture Committee.

8.3 Environment Committee

To receive an update, if appropriate, from the Chair of the Environment Committee.

8.4 Youth Provision Committee

20-22

a) To receive the report of the Youth Provision Committee meeting held on Tuesday 18 August 2026.

b) To agree the change of date of the next Youth Provision Committee meeting from 10 to 18 November 2026.

- 9 **Reports from Members with Special Responsibilities**
 9.1 Finance Report
 To receive the Finance Report for July 2026. 23-26
 9.2 Other Reports from Members with Special Responsibilities
 To receive other notified reports from other Members.
- 10 **Twinning Visit in 2027**
 Members to note that Sidmouth is due to host a visit from it's twin town of Le Locle in 2027. The dates of the visit recommended by the Twinning Committee are Sunday 13th to Friday 18th June 2027. If this is agreed, an invitation will be issued from the Chair of Council to Le Locle.
- 11 **Review of Sidmouth Neighbourhood Plan** 27-28
 To note the update from the Chair of Planning on the Review of the Sid Valley Neighbourhood Plan and consider the allocation of funds for the Planning Consultant to be taken from General Reserve.
- 12 **Safety Inspection Report** 29
 Members to note the Safety Inspection Report 2025/26 attached.

PART 'B'

- 13 **Exclusion of the Public and Press**
 The Vice-Chair of the Council to move the following:
 “that under the Public Bodies (Admission to Meetings) Act 1960
 the public (including the press) be excluded from the meeting due to the confidential nature of its contents.”
- 14 **Devon County Council Lease of Stowford Community Centre – Subletting** Report to follow
 Members to consider the confidential report.

Forthcoming meetings:

SEP	Wed	23 TOURISM & ECONOMY
	Wed	23 PLANNING (Due to be changed to 30 September)
	Mon	28 ENVIRONMENT
OCT	Mon	05 COUNCIL
	Tue	06 YOUTH PROVISION
	Mon	12 COUNCIL (PRE BUDGET)

SIDMOUTH TOWN COUNCIL
Minutes of the Meeting of Sidmouth Town Council
held at the Council Chamber, Woolcombe House, Sidmouth,
on Monday 3 August 2026 at 6.30pm

Ward	Councillors Present:
Sidmouth North	Stuart Hughes
Sidmouth South	Paul Dodds
	Rachel Perram
	John Nicholson
Salcombe Regis	Ian Barlow (acting Vice Chair)
Primley	Francetta Bridle
	Hilary Nelson (Chair)
Sidford	Joanne Dodds
	Mike Goodman
Sidbury	John Loudon

Apologies: Bernie Davis, Kelvin Dent, Chris Lockyear, Kevin Walker, Edward Willis Fleming

The meeting started at 6.30pm and finished at 8.00 pm.

49 Minutes

The minutes of the meeting of the Town Council held on Monday 6 July 2026 were signed as a true and accurate record.

50 Declarations of Interest

There were no declarations of interest made.

51 Appointment of the Vice Chair of the Council

It was proposed by Councillor Nelson and seconded by Councillor Bridle that Councillor Chris Lockyear be appointed Vice Chair of Sidmouth Town Council. There being no other nominations; Councillor Lockyear was duly appointed Vice Chair of Sidmouth Town Council. Councillor Lockyear would read and sign the Vice Chair's Declaration of Acceptance of Office at his earliest convenience.

The Chair of Council also thanked Cllr Paul Dodds for his support, energy and enthusiasm during his tenure as Vice Chair of the Council.

52 Adjournment

At this point in the meeting the Chair adjourned the meeting of the Council to allow the Trustee meeting to take place more conveniently for a number of members of the public in attendance for that meeting.

53 Matters of Urgency or Report from the Chair

The Chair updated Members on the recent fire at Fire Beacon Hill. It was reported that a BBQ on unauthorised decking in the woods had been the cause and that fire crews from Sidmouth, Ottery and Seaton had managed to bring the fire under control. A letter of thanks would be written to the Fire Crews involved.

The Chair also updated Members that Sidmouths Town of Culture bid had been unsuccessful. Councillor Nelson believed Sidmouth had, had a strong bid and was very grateful for the support received from the Town and community groups. A letter of thanks would be written to Louise, Coco and Emma of Sidmouth School of Art for their help with the bid.

The Chair also reported on the recent Councillor Surgery held at The Market Place Building, which had been attended by 46 members of the public. Issues raised included the pedestrianisation of the Town Centre, lack of public toilets and street cleaning. Members noted that the event had provided a successful session, with the next scheduled for Saturday 22 August 2026 at Stowford.

54 Public Open Question Time

Councillor Perram raised a question regarding EDDC trading fees on the promenade during the Folk Festival. Members were advised that of the 40 pitches available, 20 had been taken and of these, only 1 was of a small local business. Councillor Perram believed that if a locals discount was introduced, there may be more uptake. The question was also raised on where the revenue was allocated at EDDC. It was answered that the revenue goes towards a Street scene fund.

55 Police Advocate Report

Councillor Dodds reported that Sidmouth had a new Neighbourhood Policing officer join the team and they had been all been working at Sidmouth Folk Festival. Other issues dealt with recently included vandalism and anti social behaviour.

RESOLVED: That the report be noted.

56 Committee/Working Group Reports

56.1 Planning Committee Report

Councillor Perram presented the report of the Planning Committee meeting held on Wednesday 24 June 2026.

RESOLVED: That the Planning Committee report be noted and agreed.

56.2 Tourism, Economy, Arts and Culture Committee Report

Councillor Nelson presented the report of the Tourism and Economy Committee. Members were advised on the upcoming Health and Wellbeing Festival from 12-19 September 2026 and Cllr Bridle reported there had been an encouraging amount of business' wanting to be involved. Councillor Nelson thanked Councillor Bridle for all her help with the preparations for the festival.

RESOLVED That the Tourism and Economy Committee report be noted and agreed.

56.3 Environment Committee Report

Councillor Barlow presented the report of the Environment Committee.

RESOLVED: that the Environment Committee report be noted and agreed.

56.4 Youth Provision Committee

Councillor Dodds presented the report of the Youth Provision Committee meeting held on Tuesday 14 July 2026. Members were advised that concerns had been raised about the termination of the holiday food voucher programme and that families in the valley would struggle during the school holidays. It was decided that a Summer Holiday lunch box club scheme would be set up and funded to help those families in need. The scheme had been well attended with 33 young people and parents were receiving support from the benefits teams at EDDC.

RESOLVED: That the report be noted and agreed.

57 Reports from Members with Special Responsibilities

57.1 Finance Report

Deputy Finance Officer Councillor Paul Dodds presented the June report.

RESOLVED: That the report be noted.

57.2 Sidmouth in Bloom

Councillor Nelson reported that Sidmouth in Bloom had hosted a really successful town clean up ahead of the judging which took place on Thursday 16th July. The Chair will write a letter of thanks to Sidmouth in Bloom for all of their hard work.

58 Local Government Reorganisation

The Chair of Council gave a brief update on the recent announcement regarding Local Government Reorganisation. It has been decided that East Devon District Council would be split between an expanded Exeter City Unitary Council and Sidmouth would be part of a Devon Unitary Authority. The Chair said the Council would continue to advocate for shared spaces and safeguard what was special about our town. The focus would always be acting on the best interest of the Sid Valley. Sidmouth Town Council would continue to work with East Devon District Council and Devon County Council alongside the new shadow authority when they came into effect in May 2027.

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CHAIR OF THE COUNCIL

SIDMOUTH TOWN COUNCIL
Minutes of the Meeting of the Planning Committee
held at the Council Chamber, Woolcombe House, Sidmouth,
on Wednesday 22 July 2026 at 10.00am

Councillors present: Kelvin Dent (Chair)
Jo Dodds
Chris Lockyear
John Nicholson
Rachel Perram (Vice Chair)
Edward Willis Fleming

Apologies : John Loudoun
Hilary Nelson

The meeting started at 10.00 am and finished at 11.30 am

1 Declarations of Interest

Name	Item / Reference	Type	Action Taken	Details of Interest
Cllr Chris Lockyear	26/1215/TCA South Ward	Personal	Remained in the Chamber and did not vote.	The applicant
All Committee Members	26/1215/TCA South Ward	Personal	Remained in the Chamber and did vote.	Applicant is a Councillor
All Committee Members	26/1226/LBC North Ward	Personal	Remained in the Chamber and did vote.	Applicant is Sidmouth Town Council.

2 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.

3 Minutes

The minutes of the meeting of the Planning Committee held on Wednesday 24 June 2026 were agreed and signed as a true and accurate record.

4 Urgent items

None received

5 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.

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|----------|---------------------------|--------------------------|---|
| 6 | 26/1226/LBC
North Ward | Sidmouth
Town Council | Band Hq, Woolcombe Lane, Sidmouth, Devon, EX10 9BB.
Internal works: build new timber stud wall inside west wall to stabilise the building and provide support to the bearing of the truss on the first floor; plasterboard lining removed and treated for woodworm; localised repairs; raise dropped roof truss wall internally and finished with ply and plasterboard and insulation; ground level trimmers below the floor which will be supported on posts. |
|----------|---------------------------|--------------------------|---|

RESOLVED: DEFER

Members agreed to defer consideration of the application. Whilst recognising the Town Council's responsibility to maintain the listed building, they considered that a structural conservation expert should be instructed to advise on the proposed works and ensure they are carried out in an appropriate and safe manner.

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|----------|-----------------------------|---------------------|--|
| 7 | 26/0900/FUL
Sidbury Ward | Mrs Jayne
Morgan | 9 Cotford Road, Sidbury, Sidmouth, EX10 0SG.
Replacement of existing windows, form new bathroom, alter stud partition and remove modern fireplace surround. |
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RESOLVED: NO OBJECTIONS

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|----------|-----------------------------|---------------------|--|
| 8 | 26/0901/LBC
Sidbury Ward | Mrs Jayne
Morgan | 9 Cotford Road, Sidbury, Sidmouth, EX10 0SG.
Replacement of existing windows, form new bathroom, alter stud partition and remove modern fireplace surround. |
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RESOLVED: NO OBJECTIONS: subject to the views of the Conservation Officer.

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| 9 | 26/1326/AGR
Sidbury Ward | Mr Coles | Barn At Harcombe Farm, Sidbury, Sidmouth.
A dual pitch portal framed agricultural building. |
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RESOLVED: NO OBJECTIONS

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| 10 | 26/1129/FUL
Sidbury Ward | Mr & Mrs
Gater | Whittons, Sidbury, Sidmouth, EX10 0QJ.
Demolition of conservatory and construction of two storey extension on the North elevation including two storey garage extension. Raised Patio on West elevation and landscaping works. |
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RESOLVED: DO NOT SUPPORT

Members considered the proposed design to be poor and felt it lacked cohesion with the original dwelling. They considered the scale, form and appearance of the extensions would not integrate well with the existing elevations and would result in a development that was out of keeping with the character of the property.

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|-----------|-----------------------------|-------------------|--|
| 11 | 26/0988/VAR
Sidford Ward | Mr D
Wilkinson | Unit 2 Carnival Works, Laundry Lane, Sidford, Sidmouth, EX10 9QR.
Variation of Condition 2 (approved plans) of planning permission 23/2117/FUL (Conversion of workshop building to form 2 no. live/work units, comprising business use (Class E(g)) at ground floor and dwelling (Class C3) at first floor, and formation of associated parking area) to facilitate changes to the approved design. |
|-----------|-----------------------------|-------------------|--|

RESOLVED: NO OBJECTIONS

Note: Members raised no objections to the proposed variation. However, they requested that the amended design maintains cohesion with the existing converted building, particularly in respect of the windows and external paneling. Members also encouraged the incorporation of solar panels as part of the development to improve its environmental sustainability.

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| 12 | 26/1273/FUL
South Ward | Mr & Mrs
Slack | Tay Craig, Cottington Mead, Sidmouth, Devon, EX10 8HB.
Demolition of existing garage and construction of side extension and car port. Removal of existing chimneys and roof dormer. |
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RESOLVED: NO OBJECTIONS

Note: Members raised no objections to the proposed development. However, they expressed a preference for timber or Cedral cladding in place of the proposed finish. Members also requested that, if all of the windows are to be replaced, consideration be given to using materials other than uPVC.

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| 13 | 26/1173/FUL
South Ward | Mr Ashley
Caldwell | Royal Glen Hotel, Glen Road, Sidmouth, EX10 8RW.
Erection of 2no electric vehicle chargers. |
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RESOLVED: NO OBJECTIONS: subject to the views of the Conservation Officer.

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| 14 | 26/1147/FUL
South Ward | Mr Dave
Carter | Redwall, Peak Hill Road, Sidmouth, EX10 0NW.
Demolition of Conservatory and single storey extension on North East elevation. Construction of Two storey extensions |
|-----------|---------------------------|-------------------|---|

on the North East and South West elevations. Construction of balcony on South east elevation and addition of Solar PV Panels to roof.

RESOLVED: OBJECT

Members strongly objected to the application. They considered the scale, massing and design of the proposed extensions to be unsympathetic to the character of the area and not subservient to the existing dwelling, contrary to Policy 7 (Local Distinctiveness) of the Sid Valley Neighbourhood Plan. Members were concerned that the development would have an adverse impact on the street scene and on protected views identified in Policy 2 (Key Views), particularly when viewed from the South West Coast Path. Given its prominent location within the National Landscape and Coastal Preservation Area, Members considered the proposal would fail to conserve or enhance the landscape character. They also noted concerns raised by neighbouring residents regarding overlooking and loss of privacy to the rear. In addition, Members expressed concern that works had already commenced to the historic red brick boundary wall, which formed part of the curtilage of Peak Hill House-

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| 15 | 26/1041/FUL
South Ward | Mr & Mrs
Egan | Craiglands, Convent Road, Sidmouth, EX10 8RD.
Installation of conservation rooflight, alteration to
fenestrations and new glass balustrade to first floor balcony. |
|-----------|---------------------------|------------------|--|

RESOLVED: SPLIT DECISION

NO OBJECTION: to the proposed conservation rooflight or bay window.

DO NOT SUPPORT: the proposed bi-fold doors and glass balustrade. Members considered that the fenestration is a defining feature of this Sampson house within the Conservation Area and felt the modern design failed to respect its vernacular character. They recommended that the bi-fold doors be replaced with French doors matching the existing style of fenestration and that a timber balcony be used in place of the proposed glass balustrade.

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| 16 | 26/1203/FUL
South Ward | Mr and Mrs J
Barnett | Cotlands Lodge, Cotlands, Sidmouth, Devon, EX10 8SP.
Construction of detached garage. |
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RESOLVED: NO OBJECTION

17 Trees in Conservation Areas

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| a) | 26/0943/TCA
Salcombe Regis
Ward | Long Acre, Sid Road, Sidmouth, EX10 9AH.
T1, Sycamore: prune all parts of the tree for 90cm below the
top of the wall, which are in contact with the wall to give 5cm
clearance from the wall as measured from the northern side
of the wall to facilitate repairs. (DR) |
|-----------|---------------------------------------|--|

NOTED

- b)** 26/1215/TCA
South Ward
- Bickwell House, Stadway Meadow, Sidmouth, Devon, EX10 8TB.
Black Poplar: fell. Reason: safety - it is currently leaning at approximately 23 degrees having previously leant at 20 degrees in 024. The roots are lifting and it is very likely moving. (DR)

NOTED

- c)** 26/1276/TCA
South Ward
- Carolcrest, Bickwell Valley, Sidmouth, Devon, EX10 8SQ.
EX10 8SQ
T1, Strawberry tree : reduce to similar height as hedge and reduce lateral branches by 1-2m to leave a natural form. Final height of approximately 5m and final spread of approximately 4m. (DR)

NOTED

- d)** 26/1229/TCA
South Ward
- Uplands, Boughmore Road, Sidmouth, Devon, EX10 8SJ.
T1, Oak : whole crown reduction by approximately 1-2m to leave a height of approximately 16m and spread of approximately 11-12m. T2, Willow (dead) : remove to as close to ground level as possible and plant replacement tree close by (species and size still to be decided). T3, Ash : whole crown reduction by approximately 0.5-1m leaving a height of approximately 5m and spread of approximately 2-3m. T4, Maple : prune overhanging branches back to the boundary, sympathetically to keep shape and form. (DR)

NOTED

18 Tree Preservation Orders

Applications relating to Trees protected by a Tree Preservation Order.

- a)** 26/1339/TRE
Primley Ward
- 15 Yardelands, Sidmouth, Devon, EX10 9LJ.
PROPOSAL: T1, Swamp Cypress : crown reduce by 2.5m in height with Maximum Diameter of Cuts (MDC) of 50mm;
Reduce lateral spread of upper canopy by 2m, MDC 75mm.

DEFERRED: Awaiting the Arboricultural Officers Report.

- b)** 26/1168/TRE Halwell, West Park Road, Sidmouth, EX10 9DH.
South Ward T1: Western Red Cedar, multi stemmed dbh 800mm, crown raise to approximately 6m on the north and north western aspect, maximum pruning cuts of no more than 75mm. (DR)

RESOLVED: AGREED: As recommended by the Arboricultural Officer

- c)** 26/1188/TRE Littleton, Cotmaton Road, Sidmouth, EX10 8SW.
South Ward T1, Lime : reduce primary northern limb, arising at 3.5m on main stem, by 3m, maximum diameter of cut 75mm; remove hazardous deadwood.

DEFERRED: Awaiting the Arboricultural Officers Report.

- d)** 26/0824/TRE 5 Cedar Shade, All Saints Road, Sidmouth, Devon, EX10 8EU.
South Ward Tree number 1: Holm Oak - fell to as close as ground level as possible. Treat the stump by drilling the required amount of eco plugs (contain glyphosate) into stump. (restricted and elevated location prohibits stump removal by tree surgeon). No replacement tree is proposed as space not available. (DR)

RESOLVED: AGREED: As recommended by the Arboricultural Officer

19 Notification of a new Tree Preservation order

- a)** 26/0002/TPO TREE PRESERVATION ORDER
PROPOSAL: Land at and adjacent to Peak House, Cotmaton Road, Sidmouth
TPO NO: 26/0002/TPO
- b)** 26/0023/TPO TREE PRESERVATION ORDER
PROPOSAL: Land at Eaglehurst Lodge, Cotmaton Road, Sidmouth
TPO NO: 26/0023/TPO

20 Appeals

- a)** Appeal Ref: 25/1448/TEC Former Sidmouth Health Centre, Blackmore Drive, Sidmouth, EX10 8ET.
6008369 Technical details consent for PIP application 24/0125/PIP approved on 21/03/24 for 'Permission in principle for change of use of the former Sidmouth Health Centre to provide up to 9 no. residential units (Use Class C3) and other associated works at former Sidmouth Health Centre, Blackmore Drive, Sidmouth.
Appeal dismissed.

Application for a full award of costs against the Council refused.

21 Unsupported decisions

None received.

22 New East Devon Local Plan

There was no new information regarding the new local plan.

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CHAIR OF THE PLANNING COMMITTEE

SIDMOUTH TOWN COUNCIL
Minutes of the Meeting of the Planning Committee
held at the Council Chamber, Woolcombe House, Sidmouth,
on Wednesday 12 August 2026 at 10.00am

Councillors present: Kelvin Dent (Chair)
Jo Dodds
Chris Lockyear
John Loudoun
Hilary Nelson
John Nicholson
Rachel Perram (Vice Chair)
Edward Willis Fleming

Apologies : Ian Barlow

The meeting started at 10.00 am and finished at 11.50 am

1 Declarations of Interest

Name	Item / Reference	Type	Action Taken	Details of Interest
Cllr Chris Lockyear	26/1430/TCA South Ward	Personal	Remained in the Chamber and did not vote.	Neighbour
All Committee Members	26/1422/COU East Ward	Personal	Remained in the Chamber and did vote.	Sidmouth Council is Trustee of the land.
All Committee Members	26/1226/LBC North Ward	Personal	Remained in the Chamber and did vote.	Applicant is Sidmouth Town Council.
Cllr Kelvin Dent	26/1045/FUL South Ward & 26/0766/FUL South Ward	Personal	Remained in the Chamber and did vote.	Applicants are near neighbours.

2 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.

3 Minutes

The minutes of the meeting of the Planning Committee held on Wednesday 22 July 2026 were agreed and signed as a true and accurate record.

4 Urgent items

Items 17b and 18c were received after the agenda had been prepared.

5 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.

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|----------|--------------------------|-------------------------|--|
| 6 | 26/1422/COU
East Ward | Kate Jurassic
Saunas | Land At The Esplanade, Sidmouth.
Change of use of land for the siting of mobile sauna unit. |
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RESOLVED: OBJECT

Members considered the proposed sauna to be significantly larger than anticipated and, in this prominent seafront location, would appear overly conspicuous.

Members considered that the proposal would conflict with Policy 2 of the Sid Valley Neighbourhood Plan, which seeks to protect important views along the seafront, and Policy 5 relating to The Ham as designated Local Green Space. Members also considered that the proposal did not have sufficient regard to its sensitive location within the eastern part of the town, as required by Policies 22–25. It did not enhance or preserve the Conservation Area.

Concerns were also raised regarding the potential impact of smoke from the wood-burning stove on neighbouring premises and the lack of privacy associated with the proposed shower facilities. Members considered that a smaller, more temporary and mobile structure would be more appropriate.

Members further noted the forthcoming Beach Management Plan works and raised concerns that the proposal could conflict with or obstruct future access requirements for the lifeboat and other vessels.

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|----------|---------------------------|--------------------------|---|
| 7 | 26/1226/LBC
North Ward | Sidmouth
Town Council | Band HQ, Woolcombe Lane, Sidmouth, Devon, EX10 9BB.
Internal works: build new timber stud wall inside west wall to stabilise the building and provide support to the bearing of the truss on the first floor; plasterboard lining removed and treated for woodworm; localised repairs; raise dropped roof truss wall internally and finished with ply and plasterboard and insulation; ground level trimmers below the floor which will be supported on posts. |
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RESOLVED: NOTED

Decision issued by East Devon District Council to approve

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|----------|---------------------------|---------------------|---|
| 8 | 26/1481/FUL
North Ward | Mr & Mrs
Bearman | Sussex House, Station Road, Sidmouth, EX10 8NP.
Conversion of a 5 bedroom dwelling into 2no 2 bedroom maisonettes with separate access to each property. |
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RESOLVED: NO OBJECTIONS

Note; Members would like to see the maisonettes restricted to use as main or primary residences.

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|----------|---------------------------|---------------------------|---|
| 9 | 26/1144/FUL
North Ward | Ms
Madeleine
Conway | 68 Woolbrook Road, Sidmouth, EX10 9XB.
Remove garage door and replace with a wall and window to match the front of the house; wall rendered and painted white; window to match kitchen window. |
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RESOLVED: NO OBJECTIONS

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|-----------|-----------------------------|---------------------|---|
| 10 | 26/1556/FUL
Primley Ward | Mr Damon
Russell | 108 Malden Road, Sidmouth, Devon, EX10 9LY.
Demolition of the existing side garage and conservatory, the construction of a two storey side extension and single storey rear extension, together with associated internal and external alterations; replacement windows and doors and associated landscaping. |
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RESOLVED: NO OBJECTIONS

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|-----------|---------------------------------------|----------------------|---|
| 11 | 26/1327/FUL
Salcombe Regis
Ward | Ms Eleanor
Selley | Flat 2, Beecroft, Laskeys Lane, Sidmouth, EX10 8JW.
Proposed replacement of rear first floor balcony on south elevation; balcony depth to be increased slightly and deck to be raised to allow for level threshold into the apartment. |
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RESOLVED: NO OBJECTIONS

Members would like to see the window materials matching the existing.

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| 12 | 26/1540/FUL
Salcombe Regis
Ward | Mr & Mrs
Berisford | Weir Lodge, Millford Road, Sidmouth, Devon, EX10 8DP.
Installation of new timber gates and replacement of existing windows. |
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|-----------|---------------------------|------------|---|
| 13 | 26/1053/FUL
South Ward | Mr Quincey | Land Off Cotmaton Road, Sidmouth, EX10 8SY.
Formation of a new access onto Cotmaton Road, realignment of boundary wall and construction of a new dwelling. |
|-----------|---------------------------|------------|---|

RESOLVED: DO NOT SUPPORT

Members considered the proposal to represent an overdevelopment of the site due to its scale, bulk and massing. The angular and modern design was considered unsympathetic to the softer character of the site and the curved boundary wall and considered that the proposal

failed to respect local character and distinctiveness, contrary to Policy 7 of the Sid Valley Neighbourhood Plan.

Members also expressed a preference for traditional imperial-style brickwork to better reflect the existing boundary wall .

- | | | | |
|-----------|---------------------------|----------------------------|--|
| 14 | 26/0766/FUL
South Ward | Lorna And
Joe
Burton | Ashleigh, Knowle Drive, Sidmouth, EX10 8HW.
Proposed loft conversion. |
|-----------|---------------------------|----------------------------|--|

RESOLVED: DO NOT SUPPORT

Members considered the proposed design of the rear dormer-to be-out of keeping with the character and appearance of the house and the surrounding properties. Members expressed a preference for white-framed windows to better reflect the neighbouring properties and considered the proposal to be contrary to Policy 7 of the Sid Valley Neighbourhood Plan.

- | | | | |
|-----------|---------------------------|----------------------------|---|
| 15 | 26/1045/FUL
South Ward | Lorna And
Joe
Burton | Ashleigh, Knowle Drive, Sidmouth, EX10 8HW.
Proposed Side Extension. (Phase 1 works only comprising a single storey side extension and associated internal works). |
|-----------|---------------------------|----------------------------|---|

RESOLVED: NOTED

Decision issued by East Devon District Council to approve.

- | | | | |
|-----------|--------------------------|-------------------------------|--|
| 16 | 26/1404/ADV
West Ward | Kensington
Alice Jefferies | Waitrose Ltd, Stowford Rise, Sidmouth, EX10 9GA.
Replacement of external freestanding and wall mounted illuminated and non illuminated signage. |
|-----------|--------------------------|-------------------------------|--|

RESOLVED: DEFER

Members considered that insufficient information had been provided to determine the application and requested clarification on the existing and proposed levels of illumination, whether the proposed signage would be brighter than the existing signage, and the proposed hours of illumination.

Members also requested the observations of East Devon District Council before reconsidering the application.

17 Trees in Conservation Areas

- | | | |
|-----------|---------------------------|--|
| a) | 26/1430/TCA
South Ward | The Hill, Muttersmoor Road, Sidmouth, Devon, EX10 8RH.
T1, Holly : reduce thin, declining branches in the upper canopy by approximately 3m down into the denser canopy from approximately 12m to leave a final height of approximately 9m. T2, Holly : height approximately 11m, spread approximately 5m; reduce height by 2m leaving a final height of approximately 9m, prune branches over the |
|-----------|---------------------------|--|

garage roof to give approximately 1-2m clearance; cuts should not be greater than 50mm in diameter. (DR)

NOTED

- b)** 26/1487/TCA Camden, Elysian Fields, Sidmouth, Devon, EX10 8UH.
T1: conifer - dismantle and remove (dead). T4 - Judas Tree: reduce low lateral south eastern limb back to growth point 1.2m from main stem. T5 - Field Maples: crown lift above Quince tree to 4m above ground level, reduce height of Quince at same time by 1m. T9 - Sycamore: reduce southern aspect where overhanging garages by 2-3m, crown lift above garages to achieve a minimum clearance of 1.5m.

NOTED

18 Tree Preservation Orders

Applications relating to Trees protected by a Tree Preservation Order.

- a)** 26/1339/TRE 15 Yardlands, Sidmouth, Devon, EX10 9LJ.
Primley Ward PROPOSAL: T1, Swamp Cypress : crown reduce by 2.5m in height with Maximum Diameter of Cuts (MDC) of 50mm; Reduce lateral spread of upper canopy by 2m, MDC 75mm.

RESOLVED: AGREED: As recommended by the Arboricultural Officer

- b)** 26/1188/TRE Littleton, Cotmaton Road, Sidmouth, EX10 8SW.
South Ward T1, Lime : reduce primary northern limb, arising at 3.5m on main stem, by 3m, maximum diameter of cut 75mm; remove hazardous deadwood. (DR)

RESOLVED: AGREED: As recommended by the Arboricultural Officer

- c)** 26/1465/TRE Eaglehurst, Court Flats, Cotmaton Road, Sidmouth, EX10 8EZ.
South Ward Yew - reduce by less than 1.8m x5 small branches back to centre of hedge line.

RESOLVED: AGREED: As recommended by the Arboricultural Officer

19 Notification of a new Tree Preservation order

None received.

20 Appeals

None received.

21 Unsupported decisions

- | | | | |
|----|---------------------------------------|------------------------|---|
| a) | 25/2497/FUL
Sidbury Ward | John and
Jackie Gay | Valley View, Sidbury, Sidmouth, EX10 0QR.
Proposed demolition of existing dwelling and attached building and replacement with 1 no. dwellinghouse, and detached garage.
STC DO NOT SUPPORT EDDC APPROVED |
| b) | 26/0679/FUL
Salcombe Regis
Ward | Mr Robert
Amos | Coastlands, Cliff Road, Sidmouth, EX10 8JN.
Partial demolition of attached garage and construction of two storey extension on the North elevation.
STC DO NOT SUPPORT EDDC APPROVED |

22 New East Devon Local Plan

The proposed new plan is expected to be reported to the Strategic Planning Committee on 22nd September with a recommendation that it be approved at an extraordinary meeting of the District Council and submitted to the Inspectorate in October. Adoption is expected in 2028.

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CHAIR OF THE PLANNING COMMITTEE

SIDMOUTH TOWN COUNCIL
Minutes of the Meeting of the Youth Provision Committee,
held at the Council Chamber, Woolcombe House, Sidmouth,
on Tuesday 18 August 2026 at 10.00am

Councillors Present: Paul Dodds (Chair)
 Francetta Bridle (Vice Chair)
 Ian Barlow
 Chris Lockyear
 Hilary Nelson
 John Nicholson
 Rachel Perram

Apologies: Stuart Hughes

The meeting started at 10:00am and finished at 11:35am

19 Minutes

The minutes of the meeting of the Youth Provision Committee held on Tuesday 19 May and Tuesday 14 July 2026 were signed as a true and accurate record.

20 Declarations of Interest

Name	Type	Action Taken	Details of Interest
Cllr Rachel Perram	Personal	Remained in the Council Chamber and took part during voting and discussion	Daughter employed by Sidmouth International School.

21 Matters of Urgency or Report from the Chair

The Chair reported he had recently visited the Skatepark in Sidmouth and found a significant amount of broken glass and litter. Members were disappointed to hear this. The Chair suggested he approached local groups to ask them to manage specific areas of Sidmouth and in return, they could potentially receive a small amount of funding for their group.

RESOLVED that: The Chair will approach Sidmouth Vikings AFC to ask them to manage parts of the local area in exchange for some small funding for their group.

22 Service Review - Open Access Sessions

The Committee received a report on the Open Access Sessions at Sidmouth International School. The Project Officer updated Members that the sessions were running well with numbers increasing each week and positive feedback had been received from the young people attending the sessions. The introduction of the second Open Access Session at Sidmouth International School is being discussed with the hope to begin later this year. The Chair and Members also discussed increasing the age limit of the Open Access Sessions from 11-14 to 11-15 as this would mean retaining the young people that had been attending in the higher age bracket. It was also discussed about trialing some new activities for the young people in the valley.

RESOLVED: That:

- 1) the update on Open Access Sessions at Sidmouth International School be noted.

- 2) the Chair of the Youth Provision Committee and Project Officer implement the second Open Access Session with Sidmouth Intenatinal School as well as trailing some new activities in the future.
- 3) the Open Access Sessions be open to 11-15 year olds.

23 Mental Health Youth Worker Project

The Committee received the Q4 report for January-March 2026 on the Mental Health Youth Worker Project, which had transferred from Young Devon to Action East Devon in the New Year. The service was reported to be operating successfully and providing valued support to participants and Sidmouth College. The Q1 report for April-July 2026 had not yet been received.

RESOLVED: That

- 1) the report be noted.
- 2) Action East Devon be invited to the meeting on 6th October 2026 to discuss how this project can increase the amount of young people seen.

24 Headlight Sidmouth Project

Action East Devon had provided a written update stating that the Headlight Sidmouth service, supporting young people aged 11–18 with mental health difficulties, was on track to open on 21st September 2026 and that referrals were coming in. Members noted mention of a transition project. As this was not part of the original proposal put forward by Action East Devon, the Town Council's grant funding could not be used for this purpose.

RESOLVED: That the report be noted. The Clerk to write to AED to confirm the details of their project funding and clarify for what purposes the Town Council's grant can be used.

25 Parental Minds

The Committee received a written report from Parental Minds on support provided to caregivers and families in the Sid Valley through Sid Valley Help 2025/26. The service provided practical guidance and emotional support to families managing children's mental health and wellbeing challenges. Members were made aware that Sid Valley Help could not provide funding for the 'Parental Minds' project next year so they would need to apply for a grant through our standard grant scheme.

RESOLVED: That the report be noted and that a representative of Parental Minds be invited to attend a subsequent meeting of the Youth Provision Committee

26 Youth Provision Services

Members were asked to consider a statement of core activities for Sidmouth Town Council commissioned Youth Provision services for September 26-October 27. The statement included a list of actions previously agreed by the Committee but not yet brought to completion. Members discussed the draft statements and decided that a clear summary would be helpful. The statement of intent agreed at the meeting on 19th May 2026 was also referenced.

RESOLVED: That the statement of core activities for Sidmouth Town Council Commissioned Youth Provision services be noted and discussed further with the Chair of Youth Provision, Chair and Vice Chair of Council and Town Clerk to create a priority list and a summary statement.

27 Food and Socialisation Project

Councillor Dodds updated Members on the food and socialisation project. After a recent visit, it was reported the project was a success with an average of 30 children and families attending and staying for up to 3 hours at a time. During these sessions, families were engaging with other families as well as having the opportunity to meet with the finance resilience team if required. The feedback was that the sessions were well ran with a good atmosphere and an excellent resource for the town.

RESOLVED: That the report be noted.

28 Projects

Youth @ Sidmouth

The Project Officer updated the Committee on the development of the Youth@Sidmouth website and reported that it was almost ready to launch. Training had been provided on how to update the website, and feedback would be sought from young people at the next Open Access Session.

Get Involved Grants (GIG)

Councillor Dodds updated Members on the Get Involved Grant (GIG). Two grants had already been paid and two more were in progress. Uptake had been reasonably slow; however, Councillor Dodds was hopeful that interest would increase once the information had been shared more widely.

Next Meetings

- 7 September: Full Council
- 9 September: Planning Committee
- 23 September: Tourism and Economy Committee
- 28 September: Environment Committee

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CHAIR OF THE YOUTH PROVISION COMMITTEE

Sidmouth Town Council - Detailed Income and Expenditure Report
Month 4 - July 2026

			Actual Current Month	Actual Year to Date	Current Annual Budget	Budget Balance	Cummulative To + / From - EMReserves
<u>CODES</u>							
<u>Council Services</u>							
1	4105	Asset Management	£0	10,266	70,000	59,734	0
2	4110	Youth Service Support	2,860	10,224	56,000	45,776	0
3	4115	Youth Provision Income	-200	-200	0	200	0
4	4120	Flower Beds, Planters & Watering	5,260	7,277	21,000	13,723	0
5	4130	Christmas Lighting & Events	0	0	18,375	18,375	0
6	1000	Donation to Christmas Lighting (Income)	0	0	-1,750	-1,750	0
7	4140	Tourism Promotion	11,052	29,636	50,000	20,364	0
8	1005	Tourism Promotion Income	-564	-564	-15,000	-14,436	0
9	4150	Verge Cutting, Town Maintenance & Weeding	2,304	5,556	27,000	21,444	0
10	1010	Verge Cutting DCC Grant (Income)	0	0	-5,500	-5,500	0
11	4170	Street Furniture	0	0	0	0	0
12	4180	Sidmouth Information Centre	5,000	20,220	45,220	25,000	0
13	4190	Water Fountains & Defib Mtce	201	551	3,000	2,449	0
14	4200	Dog Hygiene Bins	0	0	2,500	2,500	0
15	4240	War Memorials	0	0	500	500	0
16	4250	Parish Paths Partnership Payments	171	280	2,000	1,720	-280
17	1020	Parish Paths Partnership (Income)	0	-1,000	-2,000	-1,000	1,000
			£26,084	£82,246	£271,345	£189,099	£720
<u>Discretionary Expenditure</u>							
18	4301	Festival and Events Grant	0	62,200	62,000	-200	0
19	4302	Special Funding Support	0	26,500	26,500	0	0
20	4303	Community Small Grants	0	23,283	23,483	200	0
21	4350	Sidmouth Regatta	0	7,579	25,000	17,421	0
22	1100	Donation to Sidmouth Regatta (Income)	-385	-926	-11,500	-10,574	0
23	4381	Environment Committee	10	5,871	4,000	-1,871	0
24	1120	Donation to use of Marquee (Income)	0	0	-100	-100	0
25	4410	Community Infrastructure Levy Payments	5,827	10,391	0	-10,391	-10,391
26	1130	Community Infrastructure Levy (Income)	0	-10,839	-1,000	9,839	10,839
27	4423	Rayson Bequest - Fireworks/Light Displays	0	2,350	0	-2,350	-2,350
28	4424	Rayson Bequest - Natural/Sidmouth History	0	0	0	0	0
29	4425	Rayson Bequest - Party/Celebrations	0	0	0	0	0
30	4426	Everett Bequest - Flowers/Public Spaces	0	-20,000	0	20,000	20,000
31	4427	CCTV	0	-10,000	0	10,000	10,000
32	4490	Woolley Bequest Payments	0	0	0	0	0
			£5,452	£96,409	£128,383	£31,974	£28,098

Sidmouth Town Council - Detailed Income and Expenditure Report

Month 4 - July 2026

			Actual Current Month	Actual Year to Date	Current Annual Budget	Budget Balance	Cummulative To + / From - EMReserves
<u>CODES</u>							
		<u>Woolcombe House</u>					
33	4500	Services Gas/Water/Elec	691	1,811	8,925	7,114	0
34	4510	Woolcombe House Business Rate	0	5,768	11,025	5,257	0
35	4520	Woolcombe House (Loan Interest&Repayment)	0	7,444	14,890	7,446	0
36	4530	Woolcombe House-General Maintenance	3,025	5,778	25,000	19,222	0
			£3,716	£20,801	£59,840	£39,039	£0
		<u>Other Property</u>					
37	4600	Alma Lane Field	1,376	1,376	500	-876	0
38	4610	Youth Premises Provision		0	0	0	0
39	4620	Manstone Sports and Play Areas	342	395	3,000	2,605	0
40	4630	Long Park & Play Area	103	3,080	3,500	420	0
41	4631	Long Park Public Conveniences	1,950	3,930	5,000	1,070	0
42	4632	Long Park Public Conveniences Servicing	0	0	22,000	22,000	0
43	4640	The Arches	2,915	4,839	35,000	30,161	0
44	4641	Arches Public Conveniencing Servicing	0	2,497	28,000	25,503	0
45	1350	The Arches East (Income)	0	0	-29,148	-29,148	0
46	4650	Conservatory Maintenance	132	8,245	10,000	1,755	0
47	4660	Knowle Parkland & Amphitheatre	2,312	18,731	15,000	-3,731	0
48	1360	Knowle Parkland & Amphitheatre (Income)	0	0	-1,000	-1,000	0
49	4680	Fire Beacon Nature Reserve	0	0	0	0	0
50	1310	Fire Beacon Nature Reserve (Income)	0	0	0	0	0
51	1320	Sidmouth Golf Club (Income)	-5	-5	-5	0	0
52	1330	Elec Pole Rent (Income)	0	-40	-40	0	0
			£9,125	£43,048	£91,807	£48,759	£0
		<u>Trust Property</u>					
		<u>The Ham</u>					
53	4750	The Ham Ground Mtce	133	532	2,100	1,568	0
54	4760	The Ham Other Mtce	0	7,649	12,000	4,351	0
55	4770	The Ham Play Equipment	0	0	0	0	0
56	4781	The Ham Utility Building	0	0	2,000	2,000	0
57	4790	The Ham 3Phase Power	8,053	14,893	6,320	-8,573	0
58	1400	The Ham Rent (Income)	-1,592	-3,292	-12,100	-8,808	0
		<u>Manstone</u>					
59	4800	Manstone Land Ground Mtce	73	292	950	658	0
60	4810	Manstone Other Maintenance	0	6,165	1,600	-4,565	0
61	1410	Manstone Rent (Income)	0	-757	-1,427	-670	0

Salcombe Regis

62	4830	S.R. Allotment Field	0	0	0	0	0
63	4840	S.R. Recreation Field	0	0	0	0	0
64	1430	S.R. Recreation Field Rent (Income)	-670	-670	-670	0	0
			£5,997	£24,812	£10,773	-£14,039	£0

**Sidmouth Town Council - Detailed Income and
Expenditure Report
Month 4 - July 2026**

<u>CODES</u>			Actual Current Month	Actual Year to Date	Current Annual Budget	Budget Balance	Cummulative To + / From - EMReserves
<u>Members</u>							
65	4900	Members/Chair's Allowances	0	4,944	7,600	2,656	0
66	4910	Chair's Expenses	0	1,000	2,000	1,000	0
67	4920	Members Expenses/Training	0	132	1,000	868	0
68	4930	Elections	0	0	0	0	0
69	4940	Civic & Hospitality	0	0	0	0	0
70	4950	Civic Regalia	0	8	1,000	992	0
			£0	£6,084	£11,600	£5,516	£0
<u>Staff</u>							
71	5000	Salaries	14,699	58,523	191,000	132,477	0
72	5010	Pensions	2,577	10,257	38,000	27,743	0
73	5020	Staff Eye Tests	0	0	100	100	0
74	5030	Training & Conferences	0	0	1,500	1,500	0
75	5040	Officers Expenses	24	325	500	175	0
			£17,300	£69,105	£231,100	£161,995	£0
<u>Office Expenses</u>							
76	5120	Postage	0	172	525	353	0
77	5130	Stationery	119	295	1,650	1,355	0
78	5140	Telephone	1,116	2,194	5,775	3,581	0
79	5150	Subscriptions	10	2,998	3,150	152	0
80	5160	Photocopier	99	215	840	625	0
81	5170	Internet, website and webcams	0	1,500	6,300	4,800	0
82	5180	I.T. Software Contracts	51	1,557	4,725	3,168	0
83	5190	I.T. Maintenance and Equipment	1,173	1,173	6,300	5,127	0
84	5200	Advertisements	0	0	1,050	1,050	0
85	5210	Audit	0	0	2,625	2,625	0
86	5220	Insurance	9,985	9,985	8,000	-1,985	0
87	5230	Sundry	118	283	1,050	767	0
88	5240	Bank Charges	13	46	315	269	0
89	1700	Bank Interest Received (Income)	0	-9,291	-21,000	-11,709	0
			£12,684	£11,127	£21,305	£10,178	£0

Sidmouth Town Council - Detailed Income and Expenditure Report

Month 4 - July 2026

					Cummulative
					To + / From -
					EMReserves
Expense Group Totals	Actual Current Month	Actual Year to Date	Current Annual Budget	Budget Balance	
Council Services	26,084	82,246	271,345	189,099	720
Discretionary Expenditure	5,452	96,409	128,383	31,974	28,098
Woolcombe House	3,716	20,801	59,840	39,039	0
Other Freehold Property	9,125	43,048	91,807	48,759	0
Trust Property	5,997	24,812	10,773	-14,039	0
Members	0	6,084	11,600	5,516	0
Staff	17,300	69,105	231,100	161,995	0
Office Expenses	12,684	11,127	21,305	10,178	0
1076 Precept Received	0	-413,077	-826,153	-413,076	
Net Income over Expenditure	£80,358	-£59,445	£0	£59,445	£28,818

200	Current/Deposit Bank Accounts	£1,290,936
	of which:	
322	Woolley Bequest	£2,963
323	Rayson Bequest Fireworks/Light Displays	£49,710
324	Rayson Bequest Natural/Sidmouth History	£65,709
325	Rayson Bequest Party/Celebrations	£64,208
	Everett	£20,000
	CCTV	£10,000
320 plus 330 to 332	Earmarked Reserves	£848,892
	General Reserve at 1Apr25	£237,805
	Balance of Precept held	£30,627
	Control accounts	-£39,396
	Outstanding Year End Debtors/Creditors	£0

Review of the Sid Valley Neighbourhood Plan 2018 to 2032 Report to Sidmouth Town Council on 7th September 2026

Introduction

This is an update to the report which was submitted to the Council on 2nd February 2026 when the Council resolved to proceed with a review of the Neighbourhood Plan and to request regular updates.

Consultant

A consultant has now been appointed. She is Deborah McCann BSc MRICS MRTPI Dip Arch Con. from South Brent near Torquay. Deborah has considerable experience both in preparing and examining Neighbourhood Plans. Her role will be to advise on process and on policies which will be particularly critical in the light of the new NPPF, East Devon Local Plan and other requirements imposed under the Levelling Up and Regeneration Act 2023. Her first task is to go critically through the existing Neighbourhood Plan with a view to deleting anything which is no longer of relevance.

Funding

The Council expressed a wish to seek any grant funding which might be available. Sadly, the Government has withdrawn the national programme of grant funding that has historically been available to support communities with neighbourhood planning. As an alternative, the use of CIL money has been suggested but reviewing the Neighbourhood Plan does not seem to be an Infrastructure project and I would not support this suggestion.

Budget

It is difficult to predict what a review of the Neighbourhood Plan will cost because of unknown factors including the extent any new policies and the degree of public consultation. Whilst the hope is that the review will be a light touch, we need to ensure that the new plan is sufficiently robust to stand up to anticipated changes to planning both nationally and in Devon in particular. Our Consultant has already expressed the view that a referendum will be necessary.

In consultation with the Chair and Vice-Chair of the Council, a budget of £50k is suggested.

Working Group

Best practice is to appoint a Working Group to lead the review. The Group should comprise both Town Councillors and lay people who can represent the Community and should not exceed 10 members. The expectation is that members of the Working Group will not undertake all the work themselves. For example, the new legal obligation to explain how the Neighbourhood Plan will help combat climate change could be delegated to the Environment Committee. Representatives of local interest groups will be expected to consult their own members and report to the Working Group via their representative.

The suggestion is:

- Chair of Council

- Chair and Vice Chair of Planning

- Chair of the Environment Committee

- Lay people by invitation who will represent local interest groups.

The Working Group will be administered by the Projects and Service Delivery Officer.

Reporting

It is envisaged that the Working Group will report to the Planning Committee which will steer the direction of the Working Group. The minutes of the Planning Committee will continue to be submitted to full Council which will need to adopt the new plan.

Next Steps

- To advertise for lay people to serve on the Working Group. They will be appointed by the Councillors referred to above.
- To await the initial response from Deborah McCann
- For the Working Group, once it is in place, to consider:
 - Which areas of the existing plan are no longer appropriate
 - Which areas need formal amendment (eg boundaries)
 - Which areas to concentrate effort on (eg design guide, protected green spaces, community assets etc)
 - Whether new policies are required. NB there is a new legal requirement that Neighbourhood Plans should not thwart national or local planning policies. We must also bear in mind that any proposed changes must be evidence based.
 - And to give some preliminary thought to how to consult.

Recommendation: To agree the budget allocation and note the report.

Sidmouth Town Council Safety Inspections 2025/6

All of Sidmouth Town Council's Assets managed directly by the Council have now been inspected for safety risks. 44 actions have been identified to rectify issues. As of 25 August, 29 of these have been completed (66%). 5 actions have been started but not completed and 8 are yet to start.

The inspectors were Town Clerk Christopher Holland (all assets), Cllr Mike Goodman (5 assets) and Cllr Chris Lockyear (all assets).

The venues inspected were

1. Woolcombe House (Inspected 17/3/26)
2. Old Band Room (Inspected 17/3/26)
3. Woolcombe House Stores (Inspected 17/3/26)
4. Arches (Inspected 15/9/25)
5. Alma Lane Field (Inspected 24/8/26)
6. Manstone Sports and Play Area, including Skatepark (Inspected 15/9/25)
7. Long Park including toilets and Play Area (Inspected 15/9/25)
8. Knowle Parkland (Inspected 24/8/26)
9. Blackmore Gardens Conservatory (Inspected 24/8/26)
10. Ham, including play area (Inspected 15/9/25)
11. Fisherman's Sheds (Inspected 15/9/25)
12. Tourist Information Centre (Inspected 17/3/26)

The checklist used covered:

- Fire Safety
- Housekeeping safety
- Electrical and Gas Safety
- Chemical Safety
- Training for safety
- Security and Safety
- Health
- Grounds safety including car park
- General

Cllr Chris Lockyear

25 August 2026