#### **EXMOUTH TOWN COUNCIL**

## Minutes of the Meeting of Exmouth Town Council Planning Committee held in the Council Chamber, Town Hall, St Andrews Road, Exmouth on Monday 27 February 2023 at 6:15pm

#### Present:

Councillor Jo Whibley (Chairman)

Councillor Brian Bailey

Councillor Fred Caygill

Councillor Andrew Colman

Councillor Tim Dumper

Councillor Cherry Nicholas

Councillor David Poor

Councillor Mike Rosser

Councillor Brian Toye

#### **Apologies:**

Councillors Frank Cullis, Lynne Elson,

#### **Public Speaking Time**

There were no members of the public wishing to speak.

#### P23/030. Minutes of the previous meeting

Councillor B Bailey proposed, seconded by Councillor D Poor and it was agreed that the minutes of the previous meeting held on 13 February 2023 be approved.

#### P23/031. Declarations of pecuniary interests and dispensations:

Councillor Whibley declared a personal interest on account of being Chairman of East Devon District Council's Licensing and Enforcement Committee.

Application:	23/0206/FUL 5 Cooperfield Close
Councillor	D Poor
Pecuniary or personal	Personal
Reason	Applicant a close neighbour
Application:	22/2392/FUL Exmouth Football Club
Councillor	J Whibley
Pecuniary or personal	Personal
Reason	Involved with the Mufftown Casuals that are involved with supporting the club
Application:	22/2392/FUL Exmouth Football Club
Councillor	T Dumper
Pecuniary or personal	Personal
Reason	Liaised with the club historically through his membership to outside bodies.
Application:	23/0322/FUL Withycombe Rugby Football
Councillor	F Caygill
Pecuniary or personal	Personal

Reason	Liaised with the club regarding previous planning applications
Application:	23/0322/FUL Withycombe Rugby Football
Councillor	T Dumper
Pecuniary or personal	Personal
Reason	Applicant is known to him

#### P23/032. Urgent business

None

#### P23/033. Tree and advertising consent applications

#### BRIXINGTON

#### Planning Application No: 23/0125/TRE

Location: Fairy Cross, Marley Road, EX8 5DW

Applicant: Wyatt

Proposal: T2 - Oak: pollard at approx. 4.5m in height.

Target date: 17.03.23

**Comments Statutory Consultees:** 

Tree Officer's report previously circulated to members.

Recommendation – APPROVAL of slightly lesser works as highlighted in photograph

3.

Decision: Proposed: CN Seconded: AC

Approval of slightly lesser works in accordance with the Tree Officer's report.

#### **LITTLEHAM**

#### Planning Application No:23/0050/TCA

Location: East Checkstone 4 Douglas Avenue

Applicant: Scott & Tate Tree Surgeons

Proposal: 2x Magnolia and 1x Plum - reduce and shape.

Target date: 13.03.23

Comments Statutory Consultees:

Tree Officer's report previously circulated to members.

Recommendation - APPROVAL

Decision: Proposed: DP Seconded: BB

Approval in accordance with the Tree Officer's report.

#### WITHYCOMBE RALEIGH

#### Planning Application No: 22/2840/TRE

Location: 26 Bradham Court, EX8 4AN

Applicant: Mr Adam Birch

Proposal: T6: Ash Crown reduce in overall height to around 17-19m (25-30% live crown). Retain all adventitious shoots and secondary branching proximal to

reduction cuts. Target cuts approx. 200mm in diameter.

Target date: 01.03.23

**Comments Statutory Consultees:** 

Tree Officer's report previously circulated to members.

Recommendation – APPROVAL

View of representations:

Cllrs B Taylor & S Gazzard - Support the application.

Cllr F Cullis – Support Tree Officer's recommendation for approval.

Decision: Proposed: JW Seconded: TD

Approval in accordance with the Tree Officer's report.

#### P23/34. Planning applications.

#### **BRIXINGTON**

Planning Application No: 23/0164/FUL

Location: 38 Greenpark Road, EX8 4JT

Applicant: Aline Delarue

Proposal: Retain the existing single storey extension and construct infill extension

and installation of cladding

Date limit for comments: 13.03.23

Decision: Proposed: Seconded:

Application deferred to ward members for a decision when the plans were available

to view online.

Cllr A Colman had been able to previously view the application had no objection subject to no concerns raised by neighbours.

Planning Application No: 23/0345/FUL

Location: The Retreat St Johns Road, EX8 5EG

Applicant: Mr Paul Fell

Proposal: Two storey extension to the side of the existing building.

Date limit for comments: 10.03.23

Decision: Proposed: Seconded:

Application deferred to ward members for a decision when the plans were available

to view online.

Cllr A Colman had been able to previously view the application had no objection.

Planning Application No: 23/0294/FUL

Location: 6 Ashfield Close, EX8 4HE

Applicant: Beryl Rees

Proposal: Proposed single storey front porch extension

Date limit for comments: 06.03.23

Decision: Proposed: AC Seconded: CN

No objection

#### **HALSDON**

Planning Application No: 23/0322/FUL

Location: Withycombe Rugby Football Club Raleigh Park, Hulham Road, EX8 3HS

Applicant: Mr David Gillings

Proposal: Construction of single storey side extension to the existing clubhouse to

provide two additional changing rooms

Date limit for comments: 09.03.23

Cllr L Elson – (Lives nearby so declares an interest). The club is expanding and like many other clubs now accommodating lady players so new changing rooms are a requirement. No adverse effect on street scene – no objection

Decision: Proposed: BT Seconded: DP

No objection

Planning Application No: 23/0243/FUL

Location: 32 Elmfield Crescent, EX8 3BL

Applicant: Mr & Mrs Gibson

Proposal: Proposed rear extension, front porch and internal alterations.

Date limit for comments: 28.02.23

Cllr L Elson – Many similar extension in this road and already one at the next door Property. No overlooking problems. Concurred with Cllr Brian Toyes view that the appearance would look better if front door porch was fully glazed. Steps were acceptable. There are no similar porches nearby. NO OBJECTION but with condition

of full glazing to porch.

Decision: Proposed: BT Seconded: TD

No objection subject to the porch being fully glazed.

#### **LITTLEHAM**

Planning Application No: 23/0254/FUL

Location: Flat 8 Heron Court 5 Cranford Avenue, EX8 2HP

Applicant: Mr Mark Hield Agent:

Proposal: Replace old wooden balcony single door with single bar across with UPVC

single pane double gazed door.

Date limit for comments: 07.03.23

Decision: Proposed: Seconded:

Application deferred to ward members for a decision when the plans were available

to view online.

Cllr D Poor had been able to previously view the application had no objection.

Planning Application No: 23/0078/FUL

Location: 2 Turner Avenue, EX8 2LF

Applicant: Iain McNeill

Proposal: Construction of new attached dwelling in garden of existing house

Date limit for comments: 01.03.23

Decision: Proposed: Seconded:

Application deferred to ward members for a decision when the plans were available to view online. Cllr B Toye was concerned that the area was highly congested due to its location near to Exmouth Hospital and noted that DCC Highways had not commented on the application.

Cllr D Poor had been able to previously view the application had no objection.

Planning Application No: 23/0094/PVJ

Location: Devon Cliffs Holiday Centre Sandy Bay, EX8 5BT

Applicant: Bourne Leisure Ltd

Proposal: Installation of 512 kWp of solar photovoltaic panels and ancillary Equipment across multiple roofs associated with the entertainment complex at

Haven Devon Cliffs Holiday Centre

Please note that this is not a planning application. The presumption is that this development can proceed without requiring planning permission unless we object on grounds of transport and highways impact of the development, noise impacts of the development, contamination risks on the site, flooding risks on the site and/or

whether the location or siting of the building makes it otherwise impractical or undesirable for the building to change to use as a state-funded school or, as the case may be, a registered nursery.

Date limit for comments: 01.03.23

Decision: Proposed: Seconded: Cllrs D Poor, M Rosser and B Bailey had no objection.

Councillor F Caygill queried the how the criteria for permitted development was monitored.

#### **TOWN**

Planning Application No: 23/0357/FUL

Location: 27 St Andrews Road, EX8 1AR

Applicant: Jacky Loveless

Proposal: Installation of a dropped kerb.

Date limit for comments: 13.03.23

Decision: Proposed: Seconded: It was understood that this application had been withdrawn.

Planning Application No: 23/0320/FUL

Location: 27 Ryll Grove, EX8 1TT Applicant: Mr Matthew Wyon-Brown

Proposal: Replacement of existing single glazed timber conservatory with new Single storey side extension and installation of new timber fence along boundary

wall.

Date limit for comments: 08.03.23

Decision: Proposed: Seconded: Cllrs T Dumper and J Whibley had no objection theoretically.

Application deferred to ward members for a decision when the plans were available to view online.

Planning Application No: 22/2786/LBC

Location: Flat 1, 5 The Beacon, EX8 2AG

Applicant: Mr & Mrs Loveless

Proposal: Block up existing doorway between hall and kitchen; create new door Opening between bedroom no. 1 and bedroom no.2; remove cupboard door in kitchen; remove section of wall between kitchen and living area and install bath in

bay window and tile section of floor in bedroom no. 1

Date limit for comments: 07.03.23

Decision: Proposed: Seconded:

Application deferred to ward members for a decision when the plans were available

to view online.

#### **ADDENDUM**

Planning Application No: 22/2392/FUL

Location: King George V Ground Exmouth Town Football Club, Southern Road, EX8

3EE

Applicant: Exmouth Town F C

Proposal: Installation of covered stands, erection of new barricade and alterations for

Grade D upgrade.

#### Amended plans

Tree report and impact assessment, amended site plans with drainage info and information to address the comments of Sports England ground capacity and dimensions of pitch.

Date limit for comments: 08.03.23

Decision: Proposed: TD Seconded: FCa

No objection subject to consultee responses and the club considers parking arrangements which impacts on the neighbourhood amenity as the club grows.

Planning Application No: 22/2158/FUL

Location: 44 Montpellier Road, EX8 1JP

Applicant: Mr and Mrs Doliczny

Proposal: Conversion of roof space to habitable use to include a front dormer, 1 x

rooflight and covered rear balcony; proposed re-modelling of rear tenement

to provide an external staircase and decked area

#### **Amended Plans**

Conversion of roof space to habitable use to include a front dormer, 1 x rooflight and covered rear balcony.

Date limit for comments: 08.03.23

Decision: Proposed: Seconded:

Application deferred to ward members for a decision when the plans were available

to view online.

#### WITHYCOMBE RALEIGH

Planning Application No: 23/0206/FUL

Location: 5 Copperfield Close, EX8 4HP

Applicant: Robert Dodds

Proposal: Proposed cladding on the top gable ends of the house and garage.

Date limit for comments: 06.03.23

Cllr F Cullis – from memory can't see a problem with it. The buildings in the area are of a similar style and appearance and this would be different from the norm but not to the extent that I feel it would be detrimental enough to the appearance of the area for the planning committee to object too.

Decision: Proposed: Seconded:

Members noted Cllr F Cullis's comments but were unable make a decision due to the

plans being unavailable to view online.

#### P23/035. Other items

# i. Notification of "New time limited" premises licences received – Withycombe RFC "Withfest 2023"

Ref No: 055297

Premises: Withycombe Raleigh RFC, The Field, Raleigh Park, Hulham Road,

Ward: Halsdon

Name of Applicant: Mrs Carol Glover

TIME LIMITED Premises Licence Application for Saturday 15th July 2023

Members did not wish to comment.

#### P23/036. Items for information

#### i. Appeal decision

Appeal ref: APP/U1105/U/22/3303990

Appeal by: Mr D Crocker Application Ref: 21/0103/FUL

Location: Chestnuts, 65 Salterton Road, EX8 2EJ

Proposal: Demolition of existing building and construction of 9 no. apartments with associated parking, cycle and bin stores and creation of new vehicular access onto

Salterton Road.

It was noted that the above appeal had been allowed and permission had now been granted. Concern was raised regarding highway safety during the construction phase of the development as the site was located near to a bend in the road.

Cllr J Whibley agreed to write to DCC Highways regarding members concerns.

## P23/037. East Devon District Council – Planning Decisions

Application	Exmouth Town Council View	EDDC Decision
22/1868/FUL	No objection	Approval
42 Springfield Road	-	
22/2298/FUL	Objection	Refusal
32 Willow Avenue		
22/2353/FUL	Objection	Refusal
Land Adjoining 12 The Copse		
22/2509/FUL	No objection	Withdrawn
The Beacon Vaults,		
Beacon Hill		
<u>22/1825/VAR</u>	Objection	Conditional
Land at Liverton Business Park		Approval
Salterton Road		
22/2030/FUL	No objection	Refusal
Exmouth Beach, Queens Drive		
23/0065/FUL	No objection	Conditional
2 Highbury Park		Approval
22/1468/FUL	No objection	Conditional
Jewson Ltd		Approval
Withycombe Village Road		
<u>21/1546/FUL</u>	No objection	Refusal
British Red Cross Society,		
South Street		
22/2486/FUL	No objection	Conditional
Willowbank, Foxholes Hill		Approval
23/0048/FUL	No objection	Approval
14 Spencer Close		
<u>22/1571/FUL</u>	No objection	Refusal
29 Clarence Road		
22/1730/FUL	No objection	Conditional
2 Laurel Rise		Approval

### The meeting concluded at 19:14

Signed	Date
(Chairman)	