



EXMOUTH TOWN COUNCIL

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This Meeting is open to the Public and Press

To: Members of the Exmouth Town Council Planning Committee, other members of Exmouth Town Council for information & The Press

Dear Councillor

A Meeting of the Exmouth Town Council Planning Committee, to which you are summoned, will be held in the Council Chamber, Town Hall, Exmouth on **MONDAY 13th JULY 2015 at 6.00pm** to consider the matters detailed on the Agenda below.

Yours faithfully

Lisa Bowman
TOWN CLERK

A G E N D A

1. Apologies for absence.

PUBLIC SPEAKING

- Representations will be taken ahead of each discussion by Councillors on each application.
- Members of the public wishing to make an oral representation on an application should make themselves known to the clerk on arrival, 15 minutes before the meeting begins.
- Representations may be up to 3 minutes.
- Speakers must begin, within their representation, by stating their name and interest in the application, and whether they are supporting or objecting to the application.
- Speakers must endeavour to avoid repeating themselves or earlier comments by others.
- The Chairman, at their absolute discretion, may limit the number of speakers or ask for members of the public wishing to make similar points to choose one speaker to represent them all. This is to enable the business of the meeting to be carried out in a timely way and allow representations on other applications to be heard.

2. **Minutes of meeting held on 29th June 2015** - To confirm the minutes (copies attached).

3. **Declarations of Pecuniary Interest and Dispensations** – Members to declare any interests they may have on the agenda and agree any dispensations to stay.

4. **Urgent Business** - To consider any items which, in the opinion of the Chairman, should be dealt with as a matter of urgency.

5. To consider the Planning Applications for consultation set out below

		PROPOSED DEVELOPMENT	COMMENTS	REPRESENTATIONS	OBJ/NO OBJ
WARD	Brixington				
PLAN No:	15/1161/FUL	Mereworth Gorse Lane Mr S Steele Construction of detached dwelling			
LIMIT	14.07.15				
PLAN No:	15/3022/MOUT	Land At Higher Marley Road Mr P Lee & Mr T Davey Outline application for the construction of up to 150 residential dwellings and associated parkland and open space seeking approval for access only (matters of appearance, landscape, layout and scale reserved). <u>These amendments relate to:</u> Revised scheme reducing the numbers of dwellings from 150 to 98 and reduction in site area from 8.9ha to 6.4 ha			
LIMIT	23.07.15				
WARD	Halsdon				
PLAN No:	15/1501/FUL	20 Bapton Close Mr C. Jones Construction of an entrance porch			
LIMIT	22.07.15				

		PROPOSED DEVELOPMENT	COMMENTS	REPRESENTATIONS	OBJ/NO OBJ
PLAN No:	15/1065/FUL	47 Wordsworth Close Mrs Caroline Stroud Construction of attached dwelling			
LIMIT	14.07.15				
PLAN No:	15/1222/MFUL	Land Between Exeter Road And Exe Estuary Trail Mr Peter Blyth (National Trust) Construction of a multiuser path between 321 & 347 Exeter Road (A376) to Exe Estuary Trail <u>Amended plans for consultation.</u> Clarification of position of works compound			
LIMIT	15.07.15				
PLAN No:	15/1438/FUL	Flat 3 247 Exeter Road Mr Alan Woodward Erection of balcony to rear elevation			
LIMIT	23.07.15				
WARD	Littleham				
PLAN No:	15/1416/FUL	24 The Crescent Mr & Mrs A Brunt Construction of single storey extension to rear.			
LIMIT	14.07.15				

		PROPOSED DEVELOPMENT	COMMENTS	REPRESENTATIONS	OBJ/NO OBJ
PLAN No:	15/1123/FUL	12 Dunsford Close Mr Robert Nield Alterations and extensions to roof including raising of the height and installation of rear dormer and window in north east and south west gables <u>Amended plans for consultation</u> Revised dormers front and back			
LIMIT	14.07.15				
WARD	Town				
PLAN No:	15/1516/FUL	Premier Inn Esplanade Whitbread PLC Extension to rear to be used as a storage unit			
LIMIT	23.07.15				
PLAN No:	15/1498/FUL	Strand Court Chambers 1 Victoria Road Strand Court Management (Mr Richard Gray) Construction of infill roof extension			
LIMIT	24.07.15				

		PROPOSED DEVELOPMENT	COMMENTS	REPRESENTATIONS	OBJ/NO OBJ
PLAN No:	15/1539/FUL	Capels 11 Imperial Road Mr Les Oldman Change of use of first floor from residential accommodation into seating/restaurant area in conjunction with existing takeaway			
LIMIT	24.07.15				
WARD	Withycombe Raleigh				
PLAN No:	15/1415/VAR	Unit 1 Liverton Business Park Clinton Devon Estates Variation of condition 1 of planning permission 03/P2254 to allow the sale of non-food goods and for the ancillary sale of food and drink from an area of no more than 645 square metres			
LIMIT	15.07.15				
PLAN No:	15/1509/FUL	8 Marpool Crescent Mrs Jane Habermehl Demolition of single storey side extension and construction of single storey annex extension.			
LIMIT	21.07.15				

		PROPOSED DEVELOPMENT	COMMENTS	REPRESENTATIONS	OBJ/NO OBJ
PLAN No:	15/0763/FUL	187 Withycombe Village Road Mr & Mrs J & E Rogers Construction of first floor extension to rear elevation <u>Amended plans for consultation.</u> Showing a reduction in width of 1st floor extension.			
LIMIT	16.07.15				
PLAN No:	15/0921/COU	Unit 1 Pound Lane Staddons Change of use from MOT station, garage and tyre fitting centre to car sales, vehicle rentals and valeting			
LIMIT	23.07.15				
PLAN No:	15/1521/FUL	112 Pound Lane Mr & Mrs B Endacott Demolition of existing garage and construction of single storey side and rear extension			
LIMIT	23.07.15				

		PROPOSED DEVELOPMENT	COMMENTS	REPRESENTATIONS	OBJ/NO OBJ
PLAN No:	15/1227/MRES	<p>Land North Of Liverton Business Park Clinton Devon Estates Construction of 8 no. industrial units (B1, B2 & B8 use) comprising open yard and parking area and new concrete access road (approval of details and layout, appearance, access and landscaping pursuant to outline planning permission 09/2533/MOUT)</p> <p><u>Amended plans for consultation.</u> Building moved to north to accommodate landscaping. Cladding colours amended from Goosewing Grey to Merlin Grey and bargeboards, gutters, rwp's, doors and windows amended from Merlin Grey to Anthracite Grey and removal of 2 no. electric doors and 2 no. Pedestrian doors in north elevation.</p>			
LIMIT	16.07.15				

6 ITEM FOR CONSIDERATION

(i) PREMISES AND CLUB PREMISES LICENCE APPLICATIONS, VARIATIONS AND MINOR VARIATIONS RECEIVED UNDER THE LICENSING ACT 2003

Ref No: 039538

Premises: Oddfellows (The) High Street, EX8 1NP

Ward: Town

Name of applicant: HEAVITREE BREWERY PLC

Premises Licence Application to include

Premises Open Hours requested	Time From	Time To
Sunday to Tuesday	10:00am	12:30am
Wednesday & Thursday	10:00am	1:30am
Friday & Saturday	10:00am	2:30am
Bank Holiday Mondays	10:00am	2:30am
New Year's Eve	10:00am	Midnight

and from the end of opening hours on New Year's Eve to the start of opening hours on New Year's Day

Activities - Times requested	Time From	Time To
B. Exhibition of films (Indoors & Outdoors)		
Sunday to Thursday	10:00am	Midnight
Friday & Saturday	10:00am	1:00 am
Bank Holiday Mondays	10:00am	1:00am
New Year's Eve	10:00am	Midnight

and from the end of permitted hours on New Year's Eve to the start of permitted hours on New Year's Day

E. Performance of live music (Indoors & Outdoors)		
Monday & Tuesday	10:00am	11:00pm
Wednesday & Thursday	10:00am	12:30am
Friday & Saturday	10:00am	1:00am
Sunday	10:00am	10:00pm
Bank Holiday Mondays	10:00am	1:00am
New Year's Eve	10:00am	10:00pm

and from the end of permitted hours on New Year's Eve to the start of permitted hours on New Year's Day

F. Playing of recorded music (Indoors & Outdoors)

G. Performance of dance (Indoors & Outdoors)

H. Entertainment of a similar description to that falling within E, F, or G (Indoors & Outdoors)

Sunday to Tuesday	10:00am	Midnight
Wednesday & Thursday	10:00am	1:00am
Friday & Saturday	10:00am	2:00am
Bank Holiday Mondays	10:00am	2:00am
New Year's Eve	10:00am	Midnight

and from the end of permitted hours on New Year's Eve to the start of permitted hours on New Year's Day

I. Late night refreshment (Indoors)

Sunday to Tuesday	11:00pm	Midnight
Wednesday & Thursday	11:00pm	1:00am
Friday & Saturday	11:00pm	2:00am
Bank Holiday Mondays	11:00pm	2:00am
New Year's Eve	11:00pm	5:00am

and from the end of permitted hours on New Year's Eve to the start of permitted hours on New Year's Day

J. Supply of alcohol for consumption ON and OFF the premises

Sunday to Tuesday	10:00am	Midnight
Wednesday & Thursday	10:00am	1:00am
Friday & Saturday	10:00am	2:00am
Bank Holiday Mondays	10:00am	2:00am
New Year's Eve	10:00am	Midnight

and from the end of permitted hours on New Year's Eve to the start of permitted hours on New Year's Day

CONDITIONS OFFERED BY APPLICANT

General

The Local licensing authority Licensing objectives have been considered and implemented on this application with the view to providing a safe and friendly atmosphere for customers.

The prevention of crime and disorder

A minimum of 2 x SIA Registered members of staff must be employed from 21:00 on Friday and Saturday night (and any other night when the premises are open for regulated entertainment past midnight) until the premises are closed and all customers have left.

SIA Registered member of staff must wear clothing that makes them clearly identifiable in that role.

An IP 1080p HD CCTV system will be installed and images retained for a minimum of 28 days, at 6Fps (as a minimum) recording on motion.

The CCTV system must be operational at all times whilst the premises are trading. If the system is faulty or not working then the police must be informed immediately. Details of the malfunction must be recorded in the premises incident book.

Warning notices must be displayed in public areas of the premises and at all entrances advising that CCTV is in operation.

All signs must comply with the requirements of the Data Protection Act 2002.

An incident book must be maintained within which full details of all occurrences of disorder and refused alcohol sales at the premises must be recorded. The incident book must be kept on the premises at all times and must be made available for inspection by us and the police.

No one carrying open or sealed bottles or glasses will be admitted to the premises at any time.

Public safety

Persons will not be permitted entry onto the premises after 01:30 hrs this is to make sure that the customers enjoying the premises into the earlier hours have been monitored and will prevent customers using the premises as a last stop of their evening.

Irresponsible drinks promotions must not be permitted, and the standards for the management of responsible drinks promotions including happy hours produced by the British Beer and Pub Association will be complied with.

The licence holder or people authorised by them must check the premises before it opens to the public to ensure there are no risks to patrons and that all safety precautions are in place.

The licence holder must ensure that all staff receive appropriate training about emergency and general safety precautions and procedures.

The licence holder must ensure that all staff are aware of their social and legal obligations and their responsibilities regarding the sale of alcohol.

Free drinking water must be made available at all times the premises is open to the public.

The fire safety measures provided on the premises must be maintained in good working order, and their adequacy will be determined on a regular basis, by the carrying out of a fire risk assessment as required by, and in accordance with the Regulatory Reform (Fire Safety) Order 2005.

An adequate and appropriate supply of first aid equipment and materials must be available on the premises.

The prevention of public nuisance

All forms of regulated entertainment will cease outside by 23:00

Customers will not be permitted onto the balcony beyond the last sale of Alcohol on Sunday to Tuesday evenings.

Customers will not be permitted onto the balcony 1 hour prior to the last sale of Alcohol on Wednesday to Saturday evenings.

Customers will not be permitted into the garden with drinks beyond the last sale of Alcohol on Sunday to Thursday evenings.

Customers will not be permitted into the garden with drinks 30 minutes prior to the last sale of Alcohol on Friday and Saturday evenings.

Customers will be asked and reminded by staff to leave and vacate the premises quietly by staff. Also prominent legible notices requesting people to leave the premises and the area quietly must be displayed at all exits.

No drinks taken off site apart from off-sales in sealed containers.

The licence holder must ensure that staff regularly patrol the premises both indoors and patio garden to supervise the orderly conduct of patrons.

Prominent legible notices requesting people to leave the premises and the area quietly must be displayed at all exits.

Suitable signage must be displayed in the garden areas requesting patrons to respect the amenities of local residents.

The Licence Holder or nominated person will control the sound levels during regulated entertainment. The Licence Holder or nominated person will monitor and

assess the impact of any noisy activities on neighbouring premises at the start of the activity/entertainment periodically throughout the night or when complaints are received and take action to reduce noise levels if they are found to be excessive/distinguishable above background levels at the nearest residential property.

The protection of children from harm

No children allowed on the premises after 22:00 hrs An agreed proof of age policy will be enforced.

Last Date for receipt of representations by the Licensing Authority 23 July 2015

7 ITEMS FOR INFORMATION

(i) EDDC Planning Enforcement

Please find attached copy letter sent by EDDC Enforcement officer for your information.

(ii) Designation of Extensions to Exmouth Conservation Area

The extension was formally adopted on the 27th January and public notices went in the Exmouth Journal and London Gazette (see attached). EDDC apologies for not confirming this earlier.

(iii) Tree Preservation Order

Land at 14 Gussiford Lane – TPO No: 15/0005/TPO

The above tree preservation order has been confirmed by EDDC Arboricultural Team.

(iv) Neighbourhood Plan

Tim Spurway, Neighbourhood Planning Officer for EDDC has confirmed that the Exmouth Neighbourhood area has now been designated. Details and a full list of comments from respondents can be found on the website at the following link - <http://eastdevon.gov.uk/planning/neighbourhood-and-community-plans/neighbourhood-plans/neighbourhood-plans-being-produced-in-east-devon/Exmouth/#article-content>

This will now let us proceed with the development of our Neighbourhood Plan and allow us to claim support funding of up to £8,000. EDDC offer an additional £2,000 to groups to support them along the process.

8 EAST DEVON DISTRICT COUNCIL – PLANNING DECISIONS

APPLICATION	EXMOUTH TOWN COUNCIL VIEW	EDDC DECISION
15/0670/FUL Land Adjacent 12 Newlands Avenue	Objection	Conditional Approval
14/2466/FUL 15 Evergreen Close	No Objection	Approval
14/2790/FUL Land Surrounding Bystock Hayes Old Bystock Drive	No Objection	Conditional Approval

15/0582/FUL The Famous Ship High Street	No Objection	Conditional Approval
15/0804/FUL Owls Cott, St Johns Lodge St Johns Road	Objection	Conditional Approval
15/1225/FUL 12 Anson Road	No Objection	Conditional Approval
15/0267/FUL 26A Exeter Road	No Objection	Conditional Approval
15/1052/FUL 10 Southern Wood	No Objection	Approval
15/1156/FUL 11 Seymour Road	No Objection	Approval
15/1159/FUL 100 Salterton Road	No Objection	Approval
15/1178/FUL 20 Masey Road	No Objection	Approval
15/1201/FUL 195 Pound Lane	No Objection	Approval
15/1265/FUL 6 Withycombe Park Drive	No Objection	Approval

Please note that all Decisions received from East Devon District Council are available on request for inspection in the office.