

**MINUTES OF A MEETING OF THE PLANNING COMMITTEE, HELD IN HOLY TRINITY CHURCH, ROLLE ROAD, EXMOUTH ON TUESDAY 25<sup>th</sup> SEPTEMBER 2017 AT 7.00 P.M.**

**PRESENT:** Councillors: L Elson (Chairman)  
B Bailey (BB) Observer  
F Caygill (FC)  
M Chapman(MC)  
T Dumper (TM)  
R Masding (RM)  
C Nicholas (CN)  
S Gazzard (SG) Reserve for Withycombe  
J Trail (JT)

**APOLOGIES:** Councillors B Nash & B Taylor

**P17/129. MINUTES**

The minutes of the meeting held on 11 September 2017 were approved.

**P17/130. DECLARATIONS OF PECUNIARY INTEREST AND DISPENSATIONS**

Councillors J Trail, L Elson and S Gazzard all declared a personal interest in respect of listed building application, 17/2037/LBC, Royal Beacon Hotel, The Beacon.

**P17/131. URGENT BUSINESS**

None.

**P17/132. To consider the Planning Applications for consultation set out below.**

		<b>APPLICATIONS FOR DETERMINATION</b>
<b>WARD</b>	<b>Brixington</b>	
<b>PLAN No:</b>	<u>17/2148/FUL</u>	6 Brixington Drive, EX8 4HJ <b>Mr John Walland</b> Rear and side extension.  <b>COMMENTS STATUTORY CONSULTEES:</b>  <b>VIEWS OF REPRESENTATIONS:</b> None  <b>DECISION:</b> Proposed: MC                      Seconded: CN No Objection
<b>LIMIT</b>	05.10.17	
<b>PLAN No:</b>	<u>17/2215/FUL</u>	137 St Johns Road, EX8 4EW <b>Mr &amp; Mrs Gardner</b> Proposed front and rear single storey extensions  <b>COMMENTS STATUTORY CONSULTEES:</b> <b>Highways</b> – Gave standing advice  <b>VIEWS OF REPRESENTATIONS:</b> None  <b>DECISION:</b> Proposed: MC                      Seconded: CN No Objection
<b>LIMIT</b>	09.10.17	
<b>WARD</b>	<b>Halsdon</b>	
<b>PLAN No:</b>	<u>17/2145/FUL</u>	19 Grange Avenue, EX8 3HU <b>Mr &amp; Mrs D M Jackson</b> Demolition of building and construction of 3-bedroom dwelling with parking.  <b>COMMENTS STATUTORY CONSULTEES:</b> <b>Highways</b> – Gave standing advice  <b>VIEWS OF REPRESENTATIONS:</b> None  <b>DECISION:</b> Proposed: TD                      Seconded: FC No Objection
<b>LIMIT</b>	05.10.17	

		<b>APPLICATIONS FOR DETERMINATION</b>
<b>PLAN No:</b>	<u>17/1678/FUL</u>	<p>2 Bapton Close  <b>Mr K Nil</b>  Retrospective application for alterations to and enlargement of garage with the inclusion of annex above.</p> <p><b><u>Amended plans for consultation.</u></b>  Amended plans correcting elevation and removing staircase.</p> <p><b>COMMENTS STATUTORY CONSULTEES:</b>  <b>Town Council</b> - Meeting 14.08.17  Strongly objected to original application for the inclusion of annex above as per previous comment made in respect of application 16/2281/FUL. Should the application be refused, the Committee requested for immediate enforcement action to be taken.</p> <p><b>VIEWS OF REPRESENTATIONS:</b>  <b>4 x Rep</b> - against original application</p> <p><b>DECISION:</b> Proposed: TD                      Seconded: LE  The amended plans did not address that the proposal included an annex above the garage, members therefore continue to strongly object to the application.</p>
<b>LIMIT</b>	02.10.17	

		<b>APPLICATIONS FOR DETERMINATION</b>
<b>WARD</b>	<b>Littleham</b>	
<b>PLAN No:</b>	<u>17/1582/MRES</u>	<p><b><u>ADDENDUM</u></b>  Rolle College Playing Field, Douglas Avenue  <b>Blue Cedars Homes</b>  Application for approval of reserved matters relating to appearance, landscaping, layout and scale for the proposed development of 23 no. age-restricted dwellings, details of changing pavilion and upgrading of sports grounds pursuant to outline consent 16/2227/VAR</p> <p><b><u>Amended plans for consultation.</u></b>  Minor layout changes, landscape amendments, amendment to pavilion, section details.</p> <p><b>COMMENTS STATUTORY CONSULTEES:</b>  <b>Town Council – No Objection</b></p> <p><b>VIEWS OF REPRESENTATIONS:</b>  <b>6 x Objection to original application.</b></p> <p><b>DECISION:</b> Proposed: RM                      Seconded: LE  No Objection</p>
<b>LIMIT</b>	05.10.17	
<b>WARD</b>	<b>Town</b>	
<b>PLAN No:</b>	<u>17/2143/FUL</u>	<p>British Telecom, South Street, EX8 2RY  <b>EE C/o Arqiva</b>  Installation of 1 no. satellite dish, 1 no. GPS device, the removal and replacement of 1 no. cabinet and associated supporting equipment</p> <p><b>COMMENTS STATUTORY CONSULTEES:</b></p> <p><b>VIEWS OF REPRESENTATIONS:</b>  None</p> <p><b>DECISION:</b> Proposed: RM                      Seconded: LE  No Objection</p>
<b>LIMIT</b>	05.10.17	

		<b>APPLICATIONS FOR DETERMINATION</b>
<b>PLAN No:</b>	<u>17/2037/LBC</u>	<p>Royal Beacon Hotel, the Beacon, EX8 2AF  <b>Mr E K Richardson, Royal Beacon Hotel</b>            Various works to lower ground floor basement to include: internal tanking; re-configure floor layout involving the removal of chimney, removal of walls, construction of new walls, removal of piers, installation of new beams, creation of 3no. W.C. facilities and floor levels lowered</p> <p><b>COMMENTS STATUTORY CONSULTEES:</b>  <b>Highways</b> – Did not wish to comment</p> <p><b>VIEWS OF REPRESENTATIONS:</b>            None</p> <p><b>DECISION:</b> Proposed: RM                      Seconded: LE            No Objection subject to List Buildings Officer's report.</p>
<b>LIMIT</b>	03.10.17	
<b>PLAN No:</b>	<u>17/2084/FUL</u>	<p>Savoy Film Centre, 7 Rolle Street, EX8 1HL  <b>Scott Cinemas</b>            Change of Use of Unit 3 (7-9 Rolle Street) from A5 Take Away to D2 Cinema, re-location of main entrance, new canopy incorporating new signage, provision of ATM and re-cladding</p> <p><b>COMMENTS STATUTORY CONSULTEES:</b>  <b>Highways</b> – Visited site, the footway width would not be restricted by these proposals and therefore did not object.</p> <p><b>VIEWS OF REPRESENTATIONS:</b>  <b>1 x Rep</b> – Concerned about queues blocking access to residential properties. Plans should include signage to ensure the queues that form outside the cinema go past the current cinema entrance rather downward across the only access to No.7 Rolle Street.</p> <p><b>DECISION:</b> Proposed: RM                      Seconded: LE            No objection to the application in principle, however members felt that the provision of a further ATM was excessive with 5 other ATM's in the near vicinity. The installation of an ATM on this site would create queues within an area used as a bus stop and may encourage random parking of cars where drivers were stopping to use the ATM.</p>
<b>LIMIT</b>	27.09.17	

<b>APPLICATIONS FOR DETERMINATION</b>		
<b>WARD</b>	<b>Withycombe Raleigh</b>	
<b>PLAN No:</b>	<u>17/2147/FUL</u>	4 Clerk Close, EX8 4HX <b>Mr Frederick Strawn</b> Raise height of existing rear boundary wall / fence.  <b>COMMENTS STATUTORY CONSULTTEES:</b> <b>Highways</b> – Did not wish to comment  <b>VIEWS OF REPRESENTATIONS:</b> None  <b>DECISION:</b> Proposed: JT                      Seconded: FC No Objection
<b>LIMIT</b>	03.10.17	
<b>PLAN No:</b>	<u>17/2129/FUL</u>	Summer Haye, St Johns Road, EX8 5EF <b>Mr Newman</b> Proposed extension, garage and stable porch.  <b>COMMENTS STATUTORY CONSULTTEES:</b> <b>Highways</b> – Gave standing advice. <b>Cllr B Taylor</b> – Plenty of room, already had a static caravan in the grounds.  <b>VIEWS OF REPRESENTATIONS:</b> None  <b>DECISION:</b> Proposed: SG                      Seconded: LE No Objection
<b>LIMIT</b>	28.09.17	

### P17/133. ITEMS FOR INFORMATION

#### (i) TREE PRESERVATION ORDER

**Proposal:** Land at Elmdene Court, Long Causeway

**TPO No:** 17/0129/TPO

**Proposal:** Land at or adjacent to 4 Valley Way

**TPO No:** 17/0099/TPO

**Proposal:** Land at or adjacent to 145 Withycombe Village Road

**TPO No:** 17/0098/TPO

**Proposal:** Land at or adjacent to 1 Clerk Close

**TPO No:** 17/0093/TPO

The above tree preservation orders had been confirmed by EDDC Arboricultural team.

**(ii) NOTIFICATION OF TREE WORKS CONSIDERED AN EXCEPTION TO TPO 89/0005:  
Marley House, Higher Marley Road, EX8 5DT**

A copy letter was previously circulated for information.

**P17/134. EAST DEVON DISTRICT COUNCIL – PLANNING DECISIONS**

<b>APPLICATION</b>	<b>EXMOUTH TOWN COUNCIL VIEW</b>	<b>EDDC DECISION</b>
<u>17/1556/FUL</u> <b>23 Marpool Hill</b>	<b>No Objection</b>	<b>Refusal</b>
17/1594/LBC War Memorial, The Strand	No Objection	Approval
17/1668/FUL Street Record, Beach Gardens	No Objection	Conditional Approval
17/1885/FUL 81 Foxholes Hill	No Objection	Approval
17/1558/FUL 16 Avondale Road	No Objection	Approval
<u>17/1358/FUL</u> <b>2 Rosebery Road</b>	<b>No Objection</b>	<b>Refusal</b>
17/1961/FUL 17 Moorfield Road	No Objection	Approval
<u>17/1140/FUL</u> <b>41 Valley Way</b>	<b>Objection</b>	<b>Approval</b>
17/1346/FUL 58 St Johns Road	No Objection	Conditional Approval
17/1425/LBC Manor Hotel, The Beacon	No Objection	Conditional Approval
17/1713/FUL 47 Withycombe Park Drive	No Objection	Approval
17/1772/FUL 59 Salterton Road	No Objection	Approval
17/1908/FUL 112 St Andrews Road	No Objection	Conditional Approval

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

**The meeting closed at 19.29**

**SIGNED: .....DATED:.....**