

MINUTES OF A MEETING OF THE PLANNING COMMITTEE, HELD IN THE CHAMBER, EXMOUTH TOWN HALL, ST ANDREWS ROAD, EX8 1AW ON MONDAY 18 FEBRUARY 2019 AT 6.00 P.M.

PRESENT: Councillors: L Elson (Chairman)
F Caygill (FC)
M Chapman (MC)
J Humphreys (JH)
R Masding (RM)
C Nicholas (CN)
B Toye (BT)

APOLOGIES: Cllrs T Dumper & T Hill

PUBLIC SPEAKING TIME

The meeting was adjourned for: -

Angela Greenhalgh and Ben Cornish spoke against planning application 19/0186/TEL, land at Junction of Salterton Road And Rolle Road, EX8 2BJ, CTIL And Vodafone Ltd installation of 17.5m high monopole supporting 3 no. shrouded antennas and a microwave dish antenna, the installation of an equipment cabinet and meter cabinet and ancillary work

Note: The application stated above was discussed immediately after the Public Speaking Time. The Chairman then reconvened the Planning Meeting.

P19/023. MINUTES

The minutes of the meeting held on 4 February 2019 were approved.

P19/024. DECLARATIONS OF PECUNIARY INTEREST AND DISPENSATIONS

None

P19/025. URGENT BUSINESS

None

P19/026. To Determine Applications under Delegated Powers.

		APPLICATIONS FOR DETERMINATION
WARD	Brixington	
PLAN No:	<u>19/0024/TRE</u>	<p>Pine Ridge, Higher Marley Road, EX8 5DT Mr Jacob Mummery T1, Beech: Remove 2 lower branches T2, Beech: Remove 2 lower branches, clear telephone wire to give clearance of 2 metres T3, Oak: Reduce branches away from house, removing 3 metres in length 20cm in diameter, giving approx 4 metres clearance to house. T4, Species not stated: Remove 5 lower branches to give clearance of 5 metres off driveway; reduce branches growing toward old tea room reduce by 3 metres. Max diameter 20cm, give 4 metres clearance from building approx. in line with edge of driveway. T5, Triple stemmed Lime: Cut down to ground level. T6, Triple stemmed Beech: Crown lift to 5 metres. T7, Oak: Reduce branches back by 4 metres growing towards house, max 20cm diameter. T8, Cherry: Reduce branches by 5 metres, to give 3 metres clearance from balcony max diameter 5 cm Group 1, Comprised of four Beech: Crown lift to give clearance of 2.5 metres.</p> <p>COMMENTS STATUTORY CONSULTEES: Tree Officer's report – The trees on the property boundary were subject to a 1989 Area TPO, but those trees internal to the site were not protected under the area TPO. The boundary trees were predominately mature oak and beech which made a positive contribution to the amenity and character of the wider and adjacent AONB. The principle of the proposed works was to crown lift the trees crown from the building and remove a sweet chestnut stump. However, the extent of the proposed works was considered excessive to achieve the stated objectives. Target cuts of 20cm diameter would cause physiological damage to the tree and result in unattractive dense re growth & lead to decay pockets in structural branches. Lesser cuts of 50mm diameter would be considered more appropriate and less damaging to the health and amenity value of T2, T3 & T4.</p>
LIMIT	01.03.19	Cont.....

		APPLICATIONS FOR DETERMINATION
		<p>Conclusion: Consent was not required for the works to the Sweet Chestnut (T5), the Oak (T7) and the Cherry (T8).</p> <p>Approve Group 1 - 4 Beeches – crown lift to give clearance of 2.5 mtrs.</p> <p>Approve T1 Beech – remove 2 lower branches</p> <p>Approve T6, Triple stemmed Beech: Crown lift to 5 metres but with a condition that pruning cuts do not exceed 75mm in diameter.</p> <p>Refuse T2, Beech: Clear telephone wire to give clearance of 2 metres but approve 1 metre clearance.</p> <p>Refuse T3, Oak: Reduce branches away from house, removing 3 metres in length 20cm in diameter, giving approx 4 metres clearance to house but approve the retention of the crown radius of 11 metres with pruning cuts not exceeding 50mm.</p> <p>Refuse T4, Oak: Remove 5 lower branches to give clearance of 5 metres off driveway; reduce branches growing toward old tea room reduce by 3 metres. Max diameter 20cm, give 4metres clearance from building approx in line with edge of driveway but approve crown lift of 4 mtrs over the driveway with pruning cuts not exceeding 50mm.</p> <p>IEWS OF REPRESENTATIONS: None</p> <p>DECISION: Proposed: CN Seconded: MC SPLIT DECISION as recommended in the Tree Officer's report.</p>

P19/027. To consider the Planning Applications for consultation set out below.

		APPLICATIONS FOR DETERMINATION
WARD	Brixington	
PLAN No:	<u>19/0006/FUL</u>	<p>44 Brixington Drive, EX8 4HJ Mr And Mrs P Edwards Single storey rear and side extension, new driveway with landscaping to front. Demolition of existing side garage and external alterations.</p> <p><u>Amended plans for consultation.</u> Corrected plans in lieu of window numbers and numbering of neighbouring properties</p> <p>COMMENTS STATUTORY CONSULTEES: Town Council on 21.01.19 – No objection</p> <p>VIEWS OF REPRESENTATIONS: 1 x Rep in respect of the original application.</p> <p>DECISION: Proposed: CN Seconded: MC No Objection to the amended plans.</p>
LIMIT	21.02.19	

APPLICATIONS FOR DETERMINATION		
WARD	Littleham	
PLAN No:	<u>19/0178/FUL</u>	<p>Flat 1 Highcliffe, 10 Louisa Terrace, EX8 2AQ Mr & Mrs Marshall Installation of window, replacement doors and new vent</p> <p>COMMENTS STATUTORY CONSULTEES:</p> <p>VIEWS OF REPRESENTATIONS: None</p> <p>DECISION: Proposed: JH Seconded: LE No objection</p>
LIMIT	28.02.19	
PLAN No:	<u>19/0179/LBC</u>	<p>Flat 1 Highcliffe, 10 Louisa Terrace, EX8 2AQ Mr & Mrs Marshall Conversion of kitchen into bedroom, works to bathroom and relocation of kitchen into hall/utility area; removal of 1m length of wall to allow hall to become kitchen; re-instate windows and replace 2 no. plastic doors with timber and new external vent.</p> <p>COMMENTS STATUTORY CONSULTEES: Cllr M Williamson - no objection subject to the consent of the Conservation Officer.</p> <p>COMMENTS STATUTORY CONSULTEES:</p> <p>COMMENTS STATUTORY CONSULTEES:</p> <p>VIEWS OF REPRESENTATIONS: None</p> <p>DECISION: Proposed: JH Seconded: LE No objection subject to the Conservation Officer's report.</p>
LIMIT	28.02.19	

APPLICATIONS FOR DETERMINATION		
PLAN No:	<u>19/0186/TEL</u> Note: Angela Greenhalgh & Ben Cornish spoke during the public speaking time.	<p>Land At Junction Of Salterton Road And Rolle Road, EX8 2BJ</p> <p>CTIL And Vodafone Ltd Installation of 17.5m high monopole supporting 3 no. shrouded antennas and a microwave dish antenna, the installation of an equipment cabinet and meter cabinet and ancillary work</p> <p>COMMENTS STATUTORY CONSULTEES: Cllr M Williamson – no objection subject to highways approval in view of traffic directional signs in the vicinity.</p> <p>VIEWS OF REPRESENTATIONS: 18 x Reps - concerned the proposed mast was out of keeping, an eyesore and too close to residential properties and a future residential school. The tremendous height of the mast was an imposition on the Streetscene Concern about the noise emitted by the mast and potential health problems caused from the mast's radiation. Research on the health effects had focused on increased cancer risk, genetic damage, cellular stress and other effects. The mast would detract from the line of attractive mature trees and historic grey stone walls nearby. A representative of the Deaf School had requested clarification that the humming of the powerful mast and the expected transmission power would not affect the technology and personal equipment to be used by pupils and staff. Possible impact on plant life, animals and bees. The mast would detract from the entrance to Exmouth's seafront.</p> <p>DECISION: Proposed: JH Seconded: MC Objection on the grounds of concern over the potential health risks and possible affect on the deaf school equipment. Members questioned the need for another mast.</p>
LIMIT	19.02.19	

APPLICATIONS FOR DETERMINATION		
WARD	Withycombe Raleigh	
PLAN No:	<u>19/0188/FUL</u>	<p>Salterton Road Service Station, 87 Salterton Road, EX8 2NE Cardtronics UK Ltd Trading As Cashzone Retrospective application for the installation of an ATM within shopfront</p> <p>COMMENTS STATUTORY CONSULTEES: Contaminated Land Officer – did not anticipate any concerns.</p> <p>Environmental Health – did not foresee any pollution issues.</p> <p>Cllr. S Gazzard wished to support the application.</p> <p>VIEWS OF REPRESENTATIONS: None</p> <p>DECISION: Proposed: BT Seconded: LE No objection</p>
LIMIT	21.02.19	
PLAN No:	<u>19/0214/FUL</u>	<p>92 Moorfield Road, EX8 3QP Mrs Kate Wadhams Construction of two storey side extension</p> <p>COMMENTS STATUTORY CONSULTEES:</p> <p>VIEWS OF REPRESENTATIONS: None</p> <p>DECISION: Proposed: BT Seconded: LE No objection</p>
LIMIT	27.02.19	

P19/028. ITEM FOR CONSIDERATION

(i) REVIEW OF THE EAST DEVON AREA OF SPECIAL CONTROL OF ADVERTISEMENTS (ASCA)

East Devon District Council was consulting on changes they wished to make to the area covered by the East Devon Area of Special Control of Advertisements (ASCA).

An ASCA placed additional controls on the display of advertisements due to an areas scenic, historic, architectural or cultural significance. The East Devon ASCA was originally designated in the 1960's and covered the vast majority of East Devon. It was being reviewed to ensure that it still covered the areas that needed additional protection without placing unnecessary burdens on local businesses and others where the stricter controls were no longer necessary. Initial work had identified large parts of the main towns of East Devon, together with the Exeter and East Devon Enterprise Zone, where it was now difficult to justify the ASCA designation.

A consultation paper had been prepared to help inform the review, this included detailed plans for areas where changes were proposed, including alternative proposals where appropriate. Additional information on the different rules that applied to the display of advertisements in an ASCA, an Area of Outstanding Natural Beauty and a conservation area was previously circulated for information.

Comments on the planned changes should be emailed to planningpolicy@eastdevon.gov.uk by 5pm on Tuesday 19th March 2019.

The proposed changes to the ASCA were discussed by the Committee. The Chairman agreed to seek clarification from EDDC the implications of removing the identified area from the ASCA and report back the members at the next meeting.

P19/029. ITEM FOR INFORMATION

(i) Town Council Application for advertisement consent

Location: 45A The Strand, EX8 1AL

Application No: 19/0261/ADV

Proposal: Replacement non-illuminated fascia sign. Retention of 8 x A3 landscape LED light pocket display.

The above application had been submitted on behalf of the Town Council in respect of the Tourist Information Service.

Noted

P19/030. EAST DEVON DISTRICT COUNCIL – PLANNING DECISIONS

APPLICATION	EXMOUTH TOWN COUNCIL VIEW	EDDC DECISION
18/2634/FUL Carnival House, 5 Exeter Road	No Objection	Conditional Approval
18/2808/FUL 122 Withycombe Village Road	No Objection	Approval
17/1770/FUL Store At The Rear of Belvedere House, Danby Lane	No Objection	Conditional Approval
18/2175/LBC Smeaton Wall, Morton Crescent, Imperial Hotel & Esplanade	No Objection	Conditional Approval
18/2740/FUL Flat 3, 96 St Andrews Road	No Objection	Approval

18/2778/FUL 43 St Andrews Road	No Objection	Conditional Approval
<u>18/2540/FUL</u> 1 Mountbatten Close	Objection	Conditional Approval
18/2922/FUL Hunters Lodge, 18 Foxholes Hill	No Objection	Approval
19/0025/FUL 39 Langstone Drive	No Objection	Approval
18/2394/FUL 2/3 Magnolia Walk	No Objection	Conditional Approval
19/2936/FUL 65 Little Meadow	No Objection	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: 18.47

SIGNED:DATED:.....