

BUDLEIGH SALTERTON TOWN COUNCIL

MINUTES of the Meeting of the Planning Committee held in the Council Offices, Station Road, Budleigh Salterton on Monday 19 August 2024 at 7.00pm.

PRESENT

Cllr C A Sismore-Hunt (Town Mayor)
Cllr J S Billington
Cllr A F Chaplin
Cllr S P Cook
Cllr C M Cunningham
Cllr R J Doorbar
Cllr S J Horn
Cllr M P Lewis
Cllr D Walsh
Cllr W K Wood
Cllr G Woodcraft

In Attendance: Mrs J E Vanstone (Town Clerk), District Cllr M Martin, District Cllr H L Riddell and one member of the public

The Town Mayor, Cllr C A Sismore-Hunt welcomed Steve Cook to the Council and introduced the other Members of the Council.

24.132 Public Speaking Time

No Members of the public wished to speak.

24.133 Apologies for Absence

Apologies were received and accepted from Cllr M C Hilliar (Deputy Town Mayor) and District Cllr C Fitzgerald.

24.134 Declarations of Interests in Items on the Agenda

No interests were declared.

24.135 Minutes

The Minutes of the Meeting of the Planning Committee held on 29 July 2024 had been circulated prior to the Meeting. It was unanimously agreed they be signed as a true record.

24.136 Planning Applications – Amended Plans

Application No: 24/0825/FUL
Location: 22 Fore Street, EX9 6NH
Proposal: Front porch and rear extension with terrace
Amendment: Amended plans received 19/07/2024 illustrating revised design
Letters Received: None at the time the observations were made
Observations: This Council is unable to support the amendments to the application for the following reasons:

1. The proposal will have a detrimental impact on the Conservation Area.
2. The proposal is too large and considered as over-development.
3. The proposed terrace will affect the privacy, health & well-being and amenity of those living in the neighbouring properties.

In summary, the application does not comply with Policies EN10 and D1 and Strategies 21 and 46 of the East Devon Local Plan and Policies B1, B2, H2 and H3 of the Budleigh Salterton Neighbourhood Plan.

24.137 Planning Applications

Application No:	24/1399/FUL
Location:	The Barn, Kersbrook, EX9 6AF
Proposal:	Replacement two storey side extension, single storey rear extension, alterations to existing porch and detached double garage
Letters Received:	None at the time the observations were made
Observations:	This Council supports the application. Members feel there is plenty of room on the plot for the proposals.
Application No:	24/1492/VAR
Location:	42 Honey Park Road, EX9 6EG
Proposal:	Variation of condition 2 of planning approval 23/2087/FUL (Demolition of existing garage and construction of single storey annex on west elevation; proposed new garage with loft store; ground floor rear single storey extension, extended first floor dormer; new render on external walls) with the inclusion of a rear balcony
Letters Received:	None at the time the observations were made
Observations:	This Council supports the application
Application No:	24/1493/FUL
Location:	15 Clinton Close, EX9 6QD
Proposal:	Construction of a first floor side extension over existing garage. Change of materials to façade
Letters Received:	None at the time the observations were made
Observations:	This Council supports the application which is similar to other extensions in this road
Application No:	24/1423/FUL
Location:	21 Clinton Terrace, EX9 6RY
Proposal:	Removal of garden wall to create proposed driveway including dropped kerb
Letters Received:	None at the time the observations were made
Observations:	This Council supports the application
Application No:	24/1486/FUL
Location:	Lion House, 10 Fore Street Hill, EX9 6PE
Proposal:	Change of use from 3no. Flats to 1no. Dwelling. Demolition of front external steps, front lean-to extension and rear extension and balcony to be replaced with two storey rear extension with enlarged terrace, external steps to first floor on south-western elevation, alterations to fenestration
Letters Received:	None at the time the observations were made
Observations:	This Council supports the application
Application No:	24/1487/LBC
Location:	Lion House, 10 Fore Street Hill, EX9 6PE
Proposal:	Demolition of front external steps, front lean-to extension and rear extension and balcony, fenestration changes to east, south and west elevations, reinstatement of main internal staircase, internal layout changes and external refurbishments
Letters Received:	None at the time the observations were made
Observations:	This Council supports the application

24.138 East Devon District Council: Planning Decisions – Approval

Application No: 24/0399/FUL
Location: 34 Fore Street, EX9 6NH
Proposal: Proposed change of use of the office to residential, renovation/restoration on the front elevation

Application No: 24/0941/TRE
Location: 25A Northview Road
Proposal: T1: Monterey Pine – fell

Application No: 24/0627/FUL
Location: 9 Coastguard Road, EX9 6NU
Proposal: Construction of single storey extensions, detached garden shed and new boundary treatment

Application No: 24/0776/FUL
Location: 17 Meadow Road, EX9 6JL
Proposal: Proposed first floor side extension

Application No: 24/0946/FUL
Location: 14 Marine Parade, EX9 6NS
Proposal: Removal of redundant chimney from east elevation

Application No: 24/1001/TRE
Location: Summerlands, Cricket Field Lane, EX9 6PB
Proposal: T1: Sycamore – dismantle to ground level
T2: Lime – dismantle to ground level
G3: Holm Oak & Holly – trim all back to boundary
T4: Sycamore – crown lift above outbuilding by removing all small low overhanging branches; maximum diameter of cuts (MDC) 50-75mm
T5: Bay – Coppice
T6: Holm Oak – remove lowest south western limb arising at 200mm above ground level, MDC 125mm; remove next limb up on south western aspect arising at 1.5m above ground level, MDC 75mm; reduce remaining canopy on south western aspect by approximately 2m, to a point 1m north of guttering.

Application No: 24/1018/FUL
Location: 11A Northview Road, EX9 6BZ
Proposal: Proposed two storey front extension and partial removal of garage/store on front elevation; single storey rear extension with 2x 1st floor balconies, in addition to construction of detached double garage and associated external landscaping

Application No: 24/1178/FUL
Location: Waveside, 2B East Budleigh Road, EX9 6HE
Proposal: Proposed new carport on side/north elevation of dwelling

Application No: 24/1218/FUL
Location: 3 Bramble Close, EX9 6JS
Proposal: Proposed single storey extension and partial garage conversion, extended raised patio

Application No: 24/1219/FUL
Location: 3 Sherbrook Hill, EX9 6DA
Proposal: Proposed single storey front extension, modifying a flat roof to a hipped roof on S/W elevation

Application No: 24/1425/TCA
Location: 7 Garden Cottage, Fore Street Hill, EX9 6PD
Proposal: T1: Twin-stem Holm Oak by steps – fell
T2: Holm Oak adjacent to T1 – remove low limb at 2m over wall
Group 1: Holm Oaks in corner – shorten second and third order branches by 1 2m and lift over roof to clear 2m; remove low branch over wall and small sucker growth.
T3: dead beech in woodland – fell
Group 2: Holm Oaks over roof – shorten back by 2-3m to reduce to clear overhang over roof

24.139 East Devon District Council: Planning Decisions – Refusal

Application No: 24/0640/FUL
Location: Lily Farm Vineyard, EX9 7AH
Proposal: Construction of managers' accommodation and extension to Lily Farm Vineyard business premises

24.140 Any other Business at the Chairman's Discretion

No other business was raised.

There being no further business, the Meeting closed at 7.15pm.

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Chairman

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Date