

BUDLEIGH SALTERTON TOWN COUNCIL

MINUTES of the Meeting of the Planning Committee held in the Council Chamber on Monday 29 January 2018 at 7.00pm.

PRESENT

Cllr C Richards (Chairman)
Cllr T D Wright (Deputy Town Mayor)
Cllr Mrs L D Evans
Cllr A N Gooding
Cllr M C Hilliar
Cllr Mrs M L Kenneally-Stone
Cllr C A Kitson
Cllr Mrs C A Sismore-Hunt

Clerk: Mrs J E Vanstone

Others Present: One member of the public and one representative of the press

17.363 Public Speaking Time

No members of the public wished to speak.

17.364 Apologies for Absence

Apologies were received from the Town Mayor, Cllr A J Dent (holiday), Cllr S V Hall (working), Cllr D J Harrison (working) and Cllr A L Jones.

17.365 Declarations of Interests in Items on the Agenda

No interests were declared.

17.366 Minutes

The Minutes of the Meeting of the Planning Committee held on 8 January 2018 had been circulated prior to the Meeting. It was unanimously agreed they be signed as a true record.

17.367 Declaration by District Councillors

It was formally noted that the participation of Cllr T D Wright, who is also a Member of the East Devon District Council, in both the debate and subsequent vote, was on the basis that the views expressed were his preliminary views taking account of the information presently made available to the Town Council. He reserved his final views on the applications until he was in full possession of all the relevant arguments for and against.

17.368 Planning Applications

Application No: 18/0032/FUL
Applicant: Mr A Trotter
Location: 11b Knowle Road, EX9 6AR
Proposal: Construction of annexe/garage and external alterations including cladding of external walls
Letters Received: None at the time the observations were made
Observations: This Council supports the application as the proposals will not be detrimental to the character of that area of the town, as per Policy H3 of the Budleigh Salterton Neighbourhood Plan.

Application No: 18/0077/FUL
Applicant: Mr and Mrs J Lyne
Location: 5a Cliff Terrace, EX9 6JY
Proposal: Proposed replacement garden room
Letters Received: One letter of concern at the time the observations were made
Observations: This Council is unable to support the application as the proposal is substantially bigger than the existing garden room and members feel it will have a detrimental effect on the area sitting as it does in the town's Conservation Area, Area of Outstanding Natural Beauty as well as being in the World Heritage Site. The proposal also goes against guidance laid out in the Budleigh Salterton Neighbourhood Plan Policy B2 which states that "key views and vistas should be protected".

Application No: 18/0170/FUL
Applicant: Ms L Burton
Location: Flat 1, 24 Station Road, EX9 6RW
Proposal: Retention of single storey lean to
Letters Received: None at the time the observations were made
Observations: This Council is unable to support the application as the lean-to is detrimental to the street scene. Budleigh Salterton Neighbourhood Plan Policy H3 states development should "... reflect the character of the area..."

17.369 East Devon District Council: Planning Decisions – Approvals

Application No: 17/1866/MFUL
Applicant: Mr C Jenner
Location: Land between South Farm Road and Granary Lane, Otter Valley Grazing Marshes and land to the east of East Budleigh Road (B3178)
Proposal: Engineering works (in association with installation of interconnector cable confirmed as permitted development under 16/2995/CPL): a) to raise the finished level of the footpath; and b) to provide flood plain compensation and associated regrading of agricultural land

Application No: 17/2324/FUL
Applicant: Mrs S Rehbock
Location: Rosehill, 30 West Hill, EX9 6BU
Proposal: Removal of fence and extension of height of existing wall to 1.65 metres

Application No: 17/2270/FUL
Applicant: Mrs S Olivelle
Location: 11 Station Road, EX9 6RW
Proposal: Change of use of the first floor from a flat (use class C3) to a dental surgery (use class D1) to provide further accommodation for the existing dental practice on the ground floor

Application No: 17/2452/FUL
Applicant: Mr M Henderson
Location: Oak Barn Furnishings, Knowle Hill, EX9 7AL
Proposal: Construction of gazebo in garden area to provide outside covered seating area for café

Application No: 17/2922/LBC
Applicant: Mrs E Spurway
Location: Lion House, 10 Fore Street Hill, EX9 6PE
Proposal: Removal of two sections of pitched roof to ground floor rear extension, construction of flat roof and parapet wall to provide balcony

Application No: 17/2921/FUL
Applicant: Mrs E Spurway
Location: Lion House, 10 Fore Street Hill, EX9 6PE
Proposal: Replacement of pitched roof with flat roof/balcony and parapet wall to grade II listed building

Application No: 17/3010/FUL
Applicant: Mrs G Laver
Location: 21 Vision Hill Road, EX9 6ED
Proposal: Construction of side extension with front, side and rear dormer windows

17.370 Any other Business at the Chairman's Discretion
No other business was raised.

There being no further business, the Meeting closed at 7.11pm.


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Chairman

12/2/18
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Date