

# Agenda for Planning Committee Tuesday, 28th March, 2023, 10.00 am



## Members of Planning Committee

Councillors E Wragg (Chair), S Chamberlain (Vice-Chair), K Bloxham, C Brown, A Colman, O Davey, B De Saram, S Gazzard, M Howe, D Key, R Lawrence, G Pook, G Pratt, E Rylance, P Skinner and T Woodward

East Devon District Council  
Blackdown House  
Border Road  
Heathpark Industrial Estate  
Honiton  
EX14 1EJ

DX 48808 Honiton

Tel: 01404 515616

[www.eastdevon.gov.uk](http://www.eastdevon.gov.uk)

**Venue:** Council Chamber, Blackdown House, Border Road, Heathpark Industrial Estate, Honiton EX14 1EJ

**Contact:** Wendy Harris, Democratic Services Officer  
01395 517542; email  
[wharris@eastdevon.gov.uk](mailto:wharris@eastdevon.gov.uk)

(or group number 01395 517546)

Issued: Thursday 16 March 2023

### [Speaking on planning applications](#)

In order to speak on an application being considered by the Planning Committee you must have submitted written comments during the consultation stage of the application. Those that have commented on an application being considered by the Committee will receive a letter or email detailing the date and time of the meeting and instructions on how to register to speak. The letter/email will have a reference number, which you will need to provide in order to register. Speakers will have 3 minutes to make their representation.

The number of people that can speak on each application is limited to:

- Major applications – parish/town council representative, 5 supporters, 5 objectors and the applicant or agent
- Minor/Other applications – parish/town council representative, 2 supporters, 2 objectors and the applicant or agent

The revised running order for the applications being considered by the Committee and the speakers' list will be posted on the council's website (agenda item 1 – speakers' list) on the Friday before the meeting. Applications with registered speakers will be taken first.

**Parish and town council representatives wishing to speak on an application are also required to pre-register in advance of the meeting.** One representative can be registered to speak on behalf of the Council from 10am on Monday, 20 March 2023 up until 12 noon on Thursday, 23 March 2023 by leaving a message on 01395 517525 or emailing [planningpublicspeaking@eastdevon.gov.uk](mailto:planningpublicspeaking@eastdevon.gov.uk).

### Speaking on non-planning application items

A maximum of two speakers from the public are allowed to speak on agenda items that are not planning applications on which the Committee is making a decision (items on which you can register to speak will be highlighted on the agenda). Speakers will have 3 minutes to make their representation. You can register to speak on these items up until 12 noon, 3 working days before the meeting by emailing [planningpublicspeaking@eastdevon.gov.uk](mailto:planningpublicspeaking@eastdevon.gov.uk) or by phoning 01395 517525. A member of the Democratic Services Team will only contact you if your request to speak has been successful.

1 **Speakers' list and revised running order for the applications** (Pages 5 - 7)

Speakers' list and revised running order for the applications.

2 **Minutes of the previous meeting** (Pages 8 - 11)

Minutes of the Planning Committee meeting held on 28 February 2023.

3 **Apologies**

4 **Declarations of interest**

Guidance is available online to Councillors and co-opted members on making [declarations of interest](#)

5 **Matters of urgency**

Information on [matters of urgency](#) is available online

6 **Confidential/exempt item(s)**

To agree any items to be dealt with after the public (including press) have been excluded. There are no items that officers recommend should be dealt with in this way.

7 **Planning appeal statistics** (Pages 12 - 18)

Update from the Assistant Director Planning Strategy and Development Management

### **Applications for Determination**

8 **22/2157/FUL (Minor) EXMOUTH TOWN** (Pages 19 - 28)

30 Camperdown Terrace, Exmouth, EX8 1EH.

9 **22/1954/MOUT (Major) EXMOUTH LITTLEHAM** (Pages 29 - 64)

Douglas Gardens, Douglas Avenue, Exmouth.

10 **22/0783/MFUL (Major) WHIMPLE & ROCKBEARE** (Pages 65 - 140)

Land east of Rutton Farm, Rull Lane, Whimple, EX5 2NX.

- 11 **22/2653/VAR (Minor) FENITON** (Pages 141 - 150)  
Sunningdale, Buckerell, Honiton, EX14 3ER.

**\*\*Lunch Break\*\***

**Afternoon session - the applications below will not be considered before 1.45pm**

- 12 **22/1315/FUL (Minor) SIDMOUTH RURAL** (Pages 151 - 165)  
Thorn Park Family Golf Centre, Salcombe Regis, EX10 0JH.
- 13 **22/0686/MFUL (Minor) BROADCLYST** (Pages 166 - 196)  
Hill Barton Business Park, Sidmouth Road, Clyst St Mary.
- 14 **22/1886/FUL (Minor) CLYST VALLEY** (Pages 197 - 208)  
Unit 60D Stock Exe Ltd., Newcourt Barton, Topsham, EX3 0DB.
- 15 **22/2316/FUL (Minor) OTTERY ST MARY** (Pages 209 - 223)  
Devon Mushroom Farm, Alfington Road, Alfington, Ottery St Mary, EX11 1FE.
- 16 **22/2166/FUL (Minor) WEST HILL & AYLESBEARE** (Pages 224 - 237)  
The Oaks, Aylesbeare, EX5 2DE.
- 17 **22/2824/OUT (Minor) WHIMPLE & ROCKBEARE** (Pages 238 - 249)  
The Littlefield, land south of Hazel Grove, Rockbeare.
- 18 **22/2549/OUT (Minor) WOODBURY & LYMPSTONE** (Pages 250 - 262)  
Marandor, Exmouth Road, Exton, EX3 0PZ.

Under the Openness of Local Government Bodies Regulations 2014, members of the public are now allowed to take photographs, film and audio record the proceedings and report on all public meetings (including on social media). No prior notification is needed but it would be helpful if you could let the democratic services team know you plan to film or record so that any necessary arrangements can be made to provide reasonable facilities for you to report on meetings. This permission does not extend to private meetings or parts of meetings which are not open to the public. You should take all recording and photography equipment with you if a public meeting moves into a session which is not open to the public.

If you are recording the meeting, you are asked to act in a reasonable manner and not disrupt the conduct of meetings for example by using intrusive lighting, flash photography or asking people to repeat statements for the benefit of the recording. You may not make

an oral commentary during the meeting. The Chairman has the power to control public recording and/or reporting so it does not disrupt the meeting.

[Decision making and equalities](#)

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