

## **EAST DEVON DISTRICT COUNCIL**

### **Minutes of the meeting of Planning Committee held at Council Chamber, Blackdown House, Honiton on 28 January 2025**

#### **Attendance list at end of document**

The meeting started at 10.10 am and ended at 3.45 pm. The meeting adjourned for lunch at 1.20 pm and reconvened at 2.18 pm.

#### **241 Minutes of the previous meeting**

The minutes of the Planning Committee held on 17 December 2024 were confirmed as a true record.

#### **242 Declarations of interest**

Minute 246. 24/1174/MFUL & 24/1175/LBC (Major) SIDMOUTH TOWN

In accordance with the Code of Good Practice for Councillors and Officers dealing with planning matters as set out in the Constitution, the Chair, Councillor Olly Davey, on behalf of the Committee Members advised lobbying in respect of this application.

Minute 247. 23/1897/MOUT (Major) HONITON ST MICHAELS.

Councillor Steve Gazzard, Affects Non-registerable Interest, Known to one of the public speakers objecting to the application.

#### **243 Matters of urgency**

There were no matters of urgency.

#### **244 Confidential/exempt item(s)**

There were no confidential or exempt items.

#### **245 Planning appeal statistics**

The Committee noted the appeals statistics report.

#### **246 24/1174/MFUL & 24/1175/LBC (Major) SIDMOUTH TOWN**

##### **Applicant:**

Melanye Luscombe (Richmond Estates Sidmouth Ltd.)

##### **Location:**

The Richmond Hotel, Elysian Fields, Sidmouth, EX10 8UJ.

##### **Proposal:**

Change of use of Cumberland Cottage and its adjoining extensions including 1987 front extension and guest house extension from C1 Hotel to C3 Residential Use; change of use of annexe apartments currently classed as C1 Hotel Rooms to C3 Holiday Use; remove Managers Use restrictions on residential bungalow; permission to split and sell all the above properties, plus residential staff cottage leasehold/commonhold.

**RESOLVED:**

Refused in accordance with the officer recommendation.

247 **23/1897/MOUT (Major) HONITON ST MICHAELS**

**Applicant:**

c/o Agent.

**Location:**

Land north west of Ottery Moor Lane, Honiton.

**Proposal:**

Outline application for the construction of up to 21 dwellings, internal roads, landscaping, public open space, infrastructure and the creation of a new access and 'ahead only' junction on Ottery Moor Lane (all matters except access reserved).

**RESOLVED:**

Approved with conditions in accordance with officer recommendation subject to a Section 106 Agreement and with delegated authority to the Development Manager in consultation with the Chair and Vice Chair of Planning to include:

1. Planning conditions amended as set out in the officer presentation including amendments to Condition 18 (working hours 8am on Saturday), Condition 10 to be removed as not necessary and Condition 15(f) to be removed as duplicated.
2. Two further conditions as requested by Members:
  - The reserved matters application for layout shall include details of pedestrian and cycle links to and from the site to maximise permeability and access into the town centre. Details to include timescales for delivery;
  - The reserved matters application for landscaping shall demonstrate that hedgerow removal has been kept to the minimum required to facilitate the vehicular access.

248 **24/1787/FUL (Minor) HONITON ST MICHAELS**

**Applicant:**

Mr Michael Belcher.

**Location:**

Land to rear of Barn Mews, King Street, Honiton.

**Proposal:**

Erection of a two bedroom dwelling.

**RESOLVED:**

Refused as per officer recommendation.

249 **24/1203/COU (Other) WEST HILL & AYLESBEARE**

**Applicant:**

Mr Sam Slade.

**Location:**

Vacant chicken shed, Rosamondford Farm, Perkins Village, Exeter, EX5 2JG.

**Proposal:**

Change of use from agricultural to commercial storage (Class B8).

**RESOLVED:**

Approved with conditions as per officer recommendation.

250 **24/2250/FUL (Minor) CRANBROOK**

**Applicant:**

Taylor Wimpey UK Ltd.

**Location:**

Land to the south of Tillhouse Road, Cranbrook.

**Proposal:**

Erection of a temporary sales centre with associated car parking (retrospective).

**RESOLVED:**

Approved with conditions as per officer recommendation.

**Attendance List**

**Councillors present (for some or all the meeting)**

B Bailey  
I Barlow  
K Bloxham  
C Brown  
J Brown  
O Davey (Chair)  
P Faithfull  
S Gazzard  
D Haggerty  
M Howe  
S Smith  
E Wragg

**Councillors also present (for some or all the meeting)**

R Collins  
G Jung

**Officers in attendance:**

Wendy Harris, Democratic Services Officer  
Andrew Digby, Senior Planning Officer  
Liam Fisher, Senior Planning Officer  
Jill Himsworth, Planning Officer  
Damian Hunter, Planning Solicitor  
Charlie McCullough, Senior Development Control Officer  
Debbie Meakin, Democratic Services Officer  
Wendy Ormsby, Development Manager

**Councillor apologies:**

S Chamberlain

M Chapman  
A Hall  
M Hall  
J Bailey (Ward Member)  
K Blakey (Ward Member)

Chairman .....

Date: .....