

Agenda for Strategic Planning Committee Tuesday, 3rd September, 2024, 10.00 am



Members of Strategic Planning Committee

Councillors: B Bailey, J Bailey, K Blakey, C Brown, B Collins, O Davey, P Fernley, P Hayward, M Howe (Vice-Chair), B Ingham, G Jung, D Ledger, Y Levine, T Olive (Chair) and H Parr

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Friday, 23 August 2024; Reissued, Friday, 30 August 2024

This meeting is being recorded for subsequent publication on the Council's website and will be streamed live to the [East Devon District Council Youtube Channel](#).

Speaking on site allocations – Item 9

Any individual wishing to speak on a site allocation listed under item 9 on this agenda, is required to pre-register in advance of the meeting. Public speaking registration for item 9 will open at 10am on Tuesday, 27 August 2024 and will close at midday on Friday, 30 August 2024. To register, email democraticservices@eastdevon.gov.uk or phone 01395 517546.

Please provide the following information:

- Name and contact number (your name only will be published on a speaker's list 24 hours before the meeting)
- Site reference number (listed in the report under item 9)
- Whether you wish to speak in support or against the site allocation (this is limited to a maximum of 2 supporters and 2 objectors, on a first come first served basis)
- Whether you are the landowner or promoter of the site for future development

Any relevant Ward Member(s) and a Town/Parish Council representative will also be required to register to speak. To register, email democraticservices@eastdevon.gov.uk or phone 01395 517546 and provide your name and contact number, and the site reference number.

All speaking on site allocations will be limited to 3 minutes.

- 1 Site Allocation Speakers Lists (Pages 4 - 16)
- 2 Minutes of the previous meeting (Pages 17 - 23)
- 3 Apologies

4 Declarations of interest

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

5 Public speaking

Information on [public speaking](#) is available online. This only covers item 1 to 8 on the agenda. Details on public speaking on item 9 on the site allocations are detailed at the top of this agenda.

6 Matters of urgency

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

7 Confidential/exempt item(s)

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

8 Notes of the CIL Working Party 1 August 2024 (Pages 24 - 25)

9 Housing Requirement Report (Pages 26 - 30)

This report sets out the housing requirement in more detail by identifying how many homes have already been built or have planning permission in the plan period.

10 Proposed Housing Site Allocations - Exmouth and surrounding areas (Pages 31 - 48)

This report sets out recommendations for sites to be allocated for development through the new local plan for/at the settlements of:

- Exmouth,
- Lympstone,
- Woodbury,
- Exton,
- Budleigh Salterton,
- Otterton
- East Budleigh.

a) [Exmouth Site Selection Report](#) (Pages 49 - 135)

b) [Lympstone Site Selection Report](#) (Pages 136 - 165)

c) [Woodbury Site Selection Report](#) (Pages 166 - 241)

d) [Employment Sites, Greendale Barton Site Selection Report](#) (Pages 242 - 252)

e) [Exton Site Selection Report](#) (Pages 253 - 271)

These sites will not be considered before 2pm

f) [Budleigh Salterton Site Selection Report](#) (Pages 272 - 300)

g) [East Budleigh Site Selection Report](#) (Pages 301 - 310)

- h) Otterton Site Selection Report (Pages 311 - 333)
- i) Exmouth and Surrounds Local Plan Member Working Group Note of Discussions (Pages 334 - 340)
- j) Feedback on potential development sites at Exmouth and Lypstone in respect of Coastal Preservation Area and Green Wedge Designation (Pages 341 - 355)

Under the Openness of Local Government Bodies Regulations 2014, any 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 Chair has the power to control public recording and/or reporting so it does not disrupt the meeting.

Members of the public exercising their right to speak during Public Speaking will be recorded.

[Decision making and equalities](#)

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