

**EAST DEVON DISTRICT COUNCIL  
LIST OF PLANNING APPEALS LODGED**

**Ref:** 20/2298/FUL                      **Date Received** 19.01.2022  
**Appellant:** Linda Quinn  
**Appeal Site:** Land Adjacent Heather Bell South Common Axminster  
**Proposal:** Proposed conversion of existing building to form 1 no. unit of  
holiday accommodation  
**Planning** APP/U1105/W/22/3290996  
**Inspectorate Ref:**

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**EAST DEVON DISTRICT COUNCIL  
LIST OF PLANNING APPEALS DECIDED**

**Ref:** 21/0162/FUL                      **Appeal Ref:** 21/00044/REF  
**Appellant:** WIMS (UK) Ltd  
**Appeal Site:** Land South Of Pump Field Close Dunkeswell  
**Proposal:** Construction of 1no affordable dwelling and associated works  
**Decision:** **Appeal Dismissed**    **Date:** 05.01.2022  
**Procedure:** Written representations  
**Remarks:** Delegated refusal, sustainability and lack of local need reasons upheld (EDLP Policy TC2 and Strategies 5B, 7 & 35).  
**BVPI 204:** **Yes**  
**Planning** APP/U1105/W/21/3279130  
**Inspectorate Ref:**

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**Ref:** 19/0792/TRE                      **Appeal Ref:** 19/00043/TRE  
**Appellant:** Mr Michael Grant  
**Appeal Site:** 14 Warren Park West Hill Ottery St Mary EX11 1TN  
**Proposal:** T1 Beech - fell due to shading of proposed site for dwelling  
**Decision:** **Appeal Dismissed**    **Date:** 11.01.2022  
**Procedure:** Written representations  
**Remarks:** Delegated refusal, amenity reasons upheld.  
**BVPI 204:** **No**  
**Planning** APP/TPO/U1105/7502  
**Inspectorate Ref:**

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**Ref:** 20/0003/FUL      **Appeal Ref:** 21/00054/REF  
**Appellant:** Mr Julian Gigg  
**Appeal Site:** Land North-West Of Littletown Villas Manor Crescent  
Honiton  
**Proposal:** Construction of timber shed.  
**Decision:** **Appeal Allowed**      **Date:** 11.01.2022  
**(with conditions)**  
**Procedure:** Written representations  
**Remarks:** Delegated refusal, flood risk reasons overruled (EDLP Policy EN21).

The Inspector acknowledged that part of the site is within a flood-zone, however, he noted that the grassed area on which the shed is to be sited is 2.7m above the nearby brook and that the land to the west of the site, in the grounds of Littletown House, is lower than that and slopes down away from the watercourse. He considered that this adjacent land, and not the shed, would be more likely to be vulnerable to flooding if a fluvial flood event were to occur.

He concluded that the site would be a suitable location for the shed with reference to flood risk and that the proposal would accord with the relevant aims of Policy EN21 of the East Devon Local Plan 2013-2031 (adopted 2016) and the National Planning Policy Framework.

**BVPI 204:** **Yes**  
**Planning** APP/U1105/W/21/3281632  
**Inspectorate Ref:**

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**Ref:** 20/2789/FUL **Appeal Ref:** 21/00041/REF  
**Appellant:** John Lomax  
**Appeal Site:** Water Tower At Mount Pleasant Exmouth Road Aylesbeare  
**Proposal:** New storage building and demolition of existing water tower  
**Decision:** **Appeal Allowed** **Date:** 18.01.2022  
**(with conditions)**  
**Procedure:** Written representations  
**Remarks:** Delegated refusal, landscape and amenity reasons overruled (EDLP Policies D1 & E5 and Strategies 7 & 46).

The Inspector considered that The removal of the tower and the water tank would result in a worthwhile visual benefit to the character and appearance of the site in this countryside location. The provision of the appeal building with its low key and modest form would not have an undue visual impact and the result of the scheme would be to deliver a net visual benefit to the character and appearance of the area. Furthermore, he did not consider that the likely level of use and the associated activities on the site, in association with the storage building, would cause harm to the character and appearance of the area.

He concluded that the proposal would have an acceptable impact on the character and appearance of the area, including the AONB. Accordingly, the scheme would comply with Strategy 46 and Policy D1 of the East Devon Local Plan 2013-2031 and the Framework.

**BVPI 204:** **Yes**  
**Planning** APP/U1105/W/21/3278600  
**Inspectorate Ref:**

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**Ref:** 21/0822/VAR                      **Appeal Ref:** 21/00042/REF  
**Appellant:** Mr Tim Baker  
**Appeal Site:** Sundown Littlemead Lane Exmouth EX8 3BU  
**Proposal:** Variation of condition 2 (plans condition) of planning permission 20/1963/FUL (Proposed new two-bedroom dwelling with off-road parking and garden) to reduce size of plot and size of dwelling.  
**Decision:** **Appeal Allowed**                      **Date:** 27.01.2022  
**(with conditions)**  
**Procedure:** Written representations  
**Remarks:** Delegated refusal, amenity reasons overruled (EDLP Policy D1 & Exmouth NP Policy EN1).

The Inspector acknowledged that the appeal proposal would result in a garden area which is smaller than previously approved, however, he considered that the plot size was commensurate with others in the vicinity of the site. He acknowledged that the area closest to the host dwelling would provide limited scope for recreation purposes given the presence of the retaining wall which results in a narrow strip of land at the side of the existing dwelling. However, this area is identified on the plans as providing space for refuse, recycling and cycle storage. The plans also indicate on-site provision for the parking of two vehicles.

He noted that there is an area to the rear and south west side of the property which could provide sufficient recreation space for future occupiers, particularly given that it is located on the south west side of the property and not overlooked to any great extent.

The Inspector concluded that that the proposal complied with Policy D1 of the Local Plan and Policy EN1 of the Exmouth Neighbourhood Plan which permit development that does not harm amenity, together with paragraphs 119 and 130 of the Framework.

**BVPI 204:** **Yes**  
**Planning** APP/U1105/W/21/3278789  
**Inspectorate Ref:**

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## East Devon District Council List of Appeals In Progress

**App.No:** 19/0078/FUL  
**Appeal Ref:** APP/U1105/W/19/3242773  
**Appellant:** Mr & Mrs Raggio  
**Address:** Lily Cottage Goldsmith Lane All Saints Axminster EX13 7LU  
**Proposal:** Demolition of former cottage and construction of new dwelling.  
**Start Date:** 8 January 2020  
**Procedure:** Hearing  
**Questionnaire Due Date:** 15 January 2020  
**Statement Due Date:** 12 February 2020  
**Hearing Date:** To be arranged

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**App.No:** 20/2710/FUL  
**Appeal Ref:** APP/U1105/W/21/3275285  
**Appellant:** Mr Coletti  
**Address:** 2 Brooklyn Stowford Sidmouth EX10 0NA  
**Proposal;** Change of use of land and construction of hardstanding to allow the siting of 2no. shepherd huts for holiday accommodation  
**Start Date:** 6 July 2021  
**Procedure:** Written reps.  
**Questionnaire Due Date:** 13 July 2021  
**Statement Due Date:** 10 August 2021

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**App.No:** 20/1618/FUL  
**Appeal Ref:** APP/U1105/W/21/3276272  
**Appellant:** Mr Henry Slade  
**Address:** Land To West Of B3180 Between The Existing Houses Tetry And Panorama West Hill  
**Proposal;** Proposed new two storey dwelling  
**Start Date:** 6 July 2021  
**Procedure:** Written reps.  
**Questionnaire Due Date:** 13 July 2021  
**Statement Due Date:** 10 August 2021

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**App.No:** 19/2710/MFUL  
**Appeal Ref:** APP/U1105/W/21/3276990  
**Appellant:** S Paull (Yourlife Management Services Ltd)  
**Address:** Site Of Redgate & Land At Tesco Salterton Road Exmouth  
**Proposal;** Erection of extra care/assisted living accommodation (Class C2) with communal facilities and car parking; erection of Class B1(b) or B1(c) accommodation (322 sqm employment floorspace) with associated car parking; development to be accessed from Salterton Road.

**Start Date:** 3 August 2021  
**Procedure:** Hearing

**Questionnaire Due Date:** 10 August 2021  
**Statement Due Date:** 7 September 2021  
**Hearing Date:** 6 January 2022

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**App.No:** 20/1115/COU  
**Appeal Ref:** APP/U1105/W/21/3277838  
**Appellant:** Mr Mark Perry  
**Address:** Building North Of Harbour Close Combyne  
**Proposal;** Proposed change of use of 1 no existing structure from agricultural to B1 and B2 use

**Start Date:** 17 August 2021  
**Procedure:** Written Reps.

**Questionnaire Due Date:** 31 August 2021  
**Statement Due Date:** 28 September 2021

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**App.No:** 21/F0029  
**Appeal Ref:** APP/U1105/C/21/3278461  
**Appellant:** Mr Mark Perry  
**Address:** Building North Of Harbour Close Combyne  
**Proposal;** Appeal against an enforcement notice served in respect of the unauthorised change of use of a building from agricultural to B1 and B2 use

**Start Date:** 17 August 2021  
**Procedure:** Written Reps.

**Questionnaire Due Date:** 31 August 2021  
**Statement Due Date:** 28 September 2021

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**App.No:** 21/0182/FUL  
**Appeal Ref:** APP/U1105/W/21/3279851  
**Appellant:** Mr and Ms J M and D Jones and Mayerova  
**Address:** 13 Park Way Exmouth EX8 3QG  
**Proposal;** Proposed detached dwelling  
**Start Date:** 17 September 2021  
**Procedure:**  
**Written Reps.**  
**Questionnaire Due Date:** 24 September 2021  
**Statement Due Date:** 22 October 2021

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**App.No:** 20/1801/FUL  
**Appeal Ref:** APP/U1105/W/21/3281230  
**Appellant:** Mrs A Golding  
**Address:** Edenvale Turf Courtlands Dulford Cullompton EX15 2EQ  
**Proposal;** Proposed replacement dwelling.  
**Start Date:** 7 October 2021  
**Procedure:**  
**Written Reps.**  
**Questionnaire Due Date:** 14 October 2021  
**Statement Due Date:** 11 November 2021

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**Ref.No:** 18/F0086  
**Appeal Ref:** APP/U1105/C/21/3283353  
**Appellant:** Darren Squires  
**Address:** Long Range Park, Whimple  
**Proposal;** Appeal against enforcement notice served in respect of caravan park homes being used as permanent residences (Nos 2,3,4,5,6,10 &12)  
**Start Date:** 18 October 2021  
**Procedure:**  
**Written Reps.**  
**Questionnaire Due Date:** 1 November 2021  
**Statement Due Date:** 29 November 2021

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**App.No:** 20/2734/OUT  
**Appeal Ref:** APP/U1105/W/21/3282287  
**Appellant:** Mr P Sparks  
**Address:** Barn Close Kennels Combe Raleigh Honiton EX14 4SG  
**Proposal;** Demolition of existing kennel buildings and construction of 2no detached dwellings (outline application with all matters reserved)  
**Start Date:** 23 November 2021  
**Procedure:** Written Reps.  
**Questionnaire Due Date:** 30 November 2021  
**Statement Due Date:** 28 December 2021

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**App.No:** 20/0933/OUT  
**Appeal Ref:** APP/U1105/W/21/3282445  
**Appellant:** Mr & Mrs C Fayers  
**Address:** Land South Of Underhill Close Lympstone  
**Proposal;** Construction of predominately single storey dwelling with annexe accommodation (outline application with all matters except access reserved)  
**Start Date:** 23 November 2021  
**Procedure:** Written Reps.  
**Questionnaire Due Date:** 30 November 2021  
**Statement Due Date:** 28 December 2021

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**App.No:** 20/2481/FUL  
**Appeal Ref:** APP/U1105/W/21/3281523  
**Appellant:** Mr Dominic Morgan  
**Address:** New Fountain Inn Church Road Whimple Exeter EX5 2TA  
**Proposal;** Subdivision of public house to create dwelling and construction of three 2 bedroom dwellings with associated parking and gardens  
**Start Date:** 25 November 2021  
**Procedure:** Hearing  
**Questionnaire Due Date:** 2 December 2021  
**Statement Due Date:** 30 December 2021  
**Hearing Date:** 15 February 2022

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**App.No:** 21/0106/FUL  
**Appeal Ref:** APP/U1105/W/21/3280492  
**Appellant:** Miss Pia-Maria Boast  
**Address:** Land Adjacent 4 Cheese Lane Sidmouth  
**Proposal;** Proposed new dwelling  
**Start Date:** 8 December 2021  
**Procedure:** Written Reps.  
**Questionnaire Due Date:** 15 December 2021  
**Statement Due Date:** 12 January 2022

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**App.No:** 21/0110/FUL  
**Appeal Ref:** APP/U1105/W/21/3283597  
**Appellant:** Mr & Mrs Jefferson  
**Address:** Lower Marsh Farm Marsh Green Exeter EX5 2EX  
**Proposal;** Conversion of existing outbuildings to form residential dwelling  
**Start Date:** 8 December 2021  
**Procedure:** Written Reps.  
**Questionnaire Due Date:** 15 December 2021  
**Statement Due Date:** 12 January 2022

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**App.No:** 21/0238/LBC  
**Appeal Ref:** APP/U1105/Y/21/3284637  
**Appellant:** Mr Hillier  
**Address:** 4 Counters Court Mill Street Sidmouth EX10 8DW  
**Proposal;** Replacement windows and doors: 1no. window at ground floor and 1no. window at first floor on rear north elevation; 1no. window at first floor and double doors on side west elevation and 1no. door and 2no. windows on front south elevation  
**Start Date:** 15 December 2021  
**Procedure:**  
**Written Reps.**  
**Questionnaire Due Date:** 22 December 2021  
**Statement Due Date:** 19 January 2022

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**App.No:** 20/1799/FUL  
**Appeal Ref:** APP/U1105/W/21/3285171  
**Appellant:** Mrs K Rowsell  
**Address:** 105 Victoria Road Exmouth EX8 1DR  
**Proposal;** Proposed new 1 bed annexe with under-croft for 2no. vehicle parking.  
**Start Date:** 15 December 2021  
**Procedure:**  
**Written Reps.**  
**Questionnaire Due Date:** 22 December 2021  
**Statement Due Date:** 19 January 2022

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**App.No:** 21/1651/FUL  
**Appeal Ref:** APP/U1105/W/21/3285963  
**Appellant:** Mr Andrew Wadhams  
**Address:** Figgins Church Road Lympstone Exmouth EX8 5JT  
**Proposal;** Creation of off road parking to support installation of electric vehicle charging point  
**Start Date:** 15 December 2021  
**Procedure:**  
**Written Reps.**  
**Questionnaire Due Date:** 22 December 2021  
**Statement Due Date:** 19 January 2022

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**App.No:** 21/1652/LBC  
**Appeal Ref:** APP/U1105/Y/21/3286111  
**Appellant:** Mr Andrew Wadhams  
**Address:** Figgins Church Road Lypstone Exmouth EX8 5JT  
**Proposal;** Removal and reinstatement of part of front wall to garden to create off road parking to support installation of electric vehicle charging point.  
**Start Date:** 15 December 2021  
**Procedure:**  
**Written Reps.**  
**Questionnaire Due Date:** 22 December 2021  
**Statement Due Date:** 19 January 2022

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**App.No:** 21/2069/PIP  
**Appeal Ref:** APP/U1105/W/21/3285255  
**Appellant:** Mr & Mrs ND & PF McIlveen  
**Address:** Nursery Garage Courtlands Lane Exmouth EX8 5AB  
**Proposal;** Residential development  
**Start Date:** 15 December 2021  
**Procedure:**  
**Written Reps.**  
**Questionnaire Due Date:** 22 December 2021  
**Statement Due Date:** 19 January 2022

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**App.No:** 21/1441/ADV  
**Appeal Ref:** APP/U1105/Z/21/3285218  
**Appellant:** Alight Media  
**Address:** Martins Of Exeter Ltd Sandygate Exeter EX2 7JL  
**Proposal;** Installation of 1x48 sheet freestanding digital advertising display unit, measuring 6.4m wide x 3.4m high and comprising pressed metal frame and sealed LED lighting  
**Start Date:** 5 January 2022  
**Procedure:**  
**Com. appeals**  
**Questionnaire Due Date:** 12 January 2022

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**App.No:** 20/2701/FUL  
**Appeal Ref:** APP/U1105/W/21/3287929  
**Appellant:** Mr Martin Jackson  
**Address:** 18 Hartley Road Exmouth EX8 2BQ  
**Proposal;** Construction of dwelling.  
**Start Date:** 18 January 2022  
**Procedure:**  
**Written Reps.**

**Questionnaire Due Date:** 25 January 2022  
**Statement Due Date:** 22 February 2022

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**App.No:** 21/0811/FUL  
**Appeal Ref:** APP/U1105/W/21/3288093  
**Appellant:** Oliver Cleaver  
**Address:** Land And Buildings Opposite Hembury Close  
Broadhembury Honiton EX14 3LE  
**Proposal;** Demolition of an existing barn and construction of a 4  
bedroom dwelling in its place  
**Start Date:** 18 January 2022  
**Procedure:**  
**Written Reps.**

**Questionnaire Due Date:** 25 January 2022  
**Statement Due Date:** 22 February 2022

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**App.No:** 21/1795/FUL  
**Appeal Ref:** APP/U1105/D/21/3289211  
**Appellant:** Mr And Mrs Peter Tyldesley  
**Address:** 1 Cowley Barton Cottages Cowley Exeter EX5 5EL  
**Proposal;** First floor rear extension with the addition of 2 x dormer,  
pergola to the front and single storey outbuilding to rear for  
use as garden room.  
**Start Date:** 19 January 2022  
**Procedure:**  
**Written Reps.**

**Questionnaire Due Date:** 24 January 2022

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