

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

Ref: 22/2801/FUL **Date Received** 16.11.2023
Appellant: Mr and Mrs Peter Tyldesley
Appeal Site: 1 Cowley Barton Cottages Cowley Exeter EX5 5EL
Proposal: First floor extension above existing single storey element
Planning APP/U1105/W/23/3333333
Inspectorate Ref:

Ref: 23/1822/FUL **Date Received** 20.11.2023
Appellant: Janette Grant
Appeal Site: 21 Marpool Hill Exmouth Devon EX8 2LJ
Proposal: Formation of new access and associated development
Planning APP/U1105/W/23/3333553
Inspectorate Ref:

Ref: 23/0017/CPE **Date Received** 23.11.2023
Appellant: Mr Paul Sparks
Appeal Site: Barn Close Combe Raleigh Honiton EX14 4SG
Proposal: Certificate of existing lawful development to confirm material
start to planning ref. 02/P0677 and breach of condition 3
(landscaping details).
Planning APP/U1105/X/23/3333743
Inspectorate Ref:

Ref: 23/1496/FUL **Date Received** 23.11.2023
Appellant: Mr Paul Sparks
Appeal Site: Barn Close Kennels Combe Raleigh Devon EX14 4SG
Proposal: Change of use from kennels to 3no. dwellings including
associated works and parking.
Planning APP/U1105/W/23/3333745
Inspectorate Ref:

Ref: 23/1224/FUL **Date Received** 23.11.2023
Appellant: Mrs Elaine Paget
Appeal Site: The Barn Annexe 2 Lower Court Cottages Fluxton Ottery St
Mary EX11 1RL
Proposal: Subdivision of 2 Lower Court Cottages, with creation of
vehicular access and parking to serve new independent
property
Planning APP/U1105/W/23/3333794
Inspectorate Ref:

Ref: 22/1782/FUL **Date Received** 27.11.2023
Appellant: Mr & Mrs Paul and Sarah Howes
Appeal Site: Land And Outbuilding at North Star Ottery Street Otterton
Proposal: Conversion of 2no. barns into an MOT testing centre with associated office and waiting room; new hard surface parking area, 2no. EV charging points, turning circle and sales vehicle parking
Planning Inspectorate Ref: APP/U1105/W/23/3333929

Ref: 22/0349/OUT **Date Received** 29.11.2023
Appellant: Mr & Mrs Reeves
Appeal Site: Kilmore House Poltimore Exeter EX4 0AT
Proposal: Outline application for an exception site comprising of 4 affordable houses and 2 open market houses
Planning Inspectorate Ref: APP/U1105/W/23/3334118

Ref: 23/0556/FUL **Date Received** 30.11.2023
Appellant: Mr M Glanvill
Appeal Site: Land North of Martin Gate Sidmouth Road Aylesbeare
Proposal: Change of use of land from agricultural use to storage (within Use Class B8) for the siting of up to 40 storage containers
Planning Inspectorate Ref: APP/U1105/W/23/3334199

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

Ref: 22/1622/FUL **Appeal Ref:** 23/00012/REF
Appellant: Mr Mark And Mrs Lisa Clouter
Appeal Site: Kings Arms Farm Nags Head Road Gittisham Devon EX14
3AP
Proposal: Construction of a two storey 18-unit residential home for
vulnerable people.
Decision: **Appeal Dismissed** **Date:** 07.11.2023
Procedure: Written representations
Remarks: Officer recommendation to refuse, Committee refusal,
amenity and flood risk reasons upheld (EDLP Policies D1 &
EN21, Strategy 7).
BVPI 204: **Yes**
Planning APP/U1105/W/23/3319921
Inspectorate Ref:

Ref: 23/0665/FUL **Appeal Ref:** 23/00027/HH
Appellant: Mr Tim Prince
Appeal Site: 42 Springfield Road Exmouth Devon EX8 3JY
Proposal: Conversion of roof space to habitable use to include front flat
roof dormer and single storey rear extension with roof terrace.
Decision: **Appeal Dismissed** **Date:** 09.11.2023
Procedure: Written representations
Remarks: Delegated refusal, amenity reasons upheld (EDLP Policy D1
and Exmouth NP Policy EB2).
BVPI 204: **Yes**
Planning APP/U1105/D/23/3325341
Inspectorate Ref:

Ref: 22/0912/FUL **Appeal Ref:** 22/00052/HH
Appellant: Mr John Lomax
Appeal Site: The Workshop Longmeadow Road Lympstone EX8 5LF
Proposal: Addition of first floor with alteration to fenestration.
Decision: **Appeal Dismissed** **Date:** 14.11.2023
Procedure: Written representations
Remarks: Delegated refusal, amenity and green wedge reasons upheld
(EDLP Policy D1 and Lympstone NP Policies CA2 & 3).
BVPI 204: **Yes**
Planning APP/U1105/D/22/3307801
Inspectorate Ref:

Ref: 21/3275/FUL **Appeal Ref:** 22/00047/COND
Appellant: Mr & Mrs Jenny & Richard Wiggins
Appeal Site: 5 Fairfield Road Exmouth EX8 2BL
Proposal: First floor extension to an existing dwelling as well as altering the external appearance to form a modern dwelling and a new detached single storey garage of matching materials, and conversion of existing garage and a rear extension with alteration to fenestration.
Decision: **Appeal Withdrawn** **Date:** 16.11.2023

BVPI 204: **No**
Planning APP/U1105/W/22/3306620
Inspectorate Ref:

Ref: 23/1352/FUL **Appeal Ref:** 23/00044/HH
Appellant: Mr Bruce Bailey
Appeal Site: 13 Mount Pleasant Avenue Exmouth EX8 4QG
Proposal: To install wooden featheredge board corner fence along boundaries adjacent to Mount Pleasant Avenue and Swiss Close. (Retrospective)
Decision: **Appeal Allowed** **Date:** 30.11.2023
(with conditions)
Procedure: Written representations
Remarks: Delegated refusal, amenity reasons overruled (EDLP Policy D1 and Exmouth NP Policy EB2).
The Inspector noted that there are a number of similar fencing enclosures in the area, including on similar corner plots. The Inspector also observed a number of circumstances where gardens and boundary enclosures appear to have been replaced by off-street parking spaces to the front of properties, together with numerous examples of hedging which has grown above the low level boundary walls to the front of properties to provide enclosures to roadside boundaries. In this context, the principle of alterations to the front boundary of the property and to provide for a means of enclosure are consistent with the surroundings to the appeal site.
The Inspector concluded that the fence is not overly high or visually dominant and does not appear unduly prominent or out of place within the street scene. As such, the appeal proposal does not harm the character or the appearance of the area and is therefore in accordance with Policy D1 of the East Devon Local Plan and Policy EB2 of the Exmouth Neighbourhood Plan.
BVPI 204: **Yes**
Planning APP/U1105/D/23/3331532
Inspectorate Ref:

East Devon District Council List of Appeals in Progress

App.No: 22/0120/FUL
Appeal Ref: APP/U1105/W/22/3305821
Appellant: Mr & Mrs Charles Isaac
Address: 3 Trefusis Place Exmouth EX8 2AR
Proposal; Loft conversion to a habitable use, Changes to external elevation finishes with alteration to fenestration, Replacement of existing conservatory with a garden room and alterations to Garden Annex with front extension and relocation of front door.
Start Date: 28 February 2023
Procedure:
Written reps.
Questionnaire Due Date: 7 March 2023
Statement Due Date: 4 April 2023

App.No: 22/0058/FUL
Appeal Ref: APP/U1105/W/22/3305830
Appellant: Sophie, Harriet and Oliver Persey
Address: Pitmans Farm Dulford Cullompton EX15 2ED
Proposal; Proposed demolition of existing buildings; construction of residential dwelling and detached garage; installation of solar photovoltaic array; landscaping; and associated works.
Start Date: 28 February 2023
Procedure:
Written reps.
Questionnaire Due Date: 7 March 2023
Statement Due Date: 4 April 2023

App.No: 22/2216/MFUL
Appeal Ref: APP/U1105/W/23/3319803
Appellant: Enso Green Holdings B Limited
Address: Pound Road BESS Land North East Of Axminster National Grid Substation Pound Road Hawkchurch
Proposal; Installation of a battery energy storage system with associated infrastructure and works.
Start Date: 9 May 2023
Procedure:
Inquiry
Questionnaire Due Date: 16 May 2023
Statement Due Date: 13 June 2023
Inquiry Date: 5 September 2023

App.No: 23/F0056
Appeal Ref: APP/U1105/C/23/3320164
Appellant: Donovan George Galling
Address: The Workshops Deer Park Farm Buckerell Honiton
Proposal; Appeal against an enforcement notice served in respect of the change of use from workshop to gymnasium, without planning permission.
Start Date: 10 May 2023
Procedure: Written Reps.
Questionnaire Due Date: 24 May 2023
Statement Due Date: 21 June 2023

App.No: 22/1836/FUL
Appeal Ref: APP/U1105/D/23/3319877
Appellant: Mr Joe Priday
Address: Hux Shard Church Hill Exeter Devon EX4 9JJ
Proposal; Erection of annexe
Start Date: 14 June 2023
Procedure: Householder
Questionnaire Due Date: 21 June 2023

App.No: 22/2126/FUL
Appeal Ref: APP/U1105/W/23/3318928
Appellant: Mr Josh Baker
Address: Annexe At Huxham View (Church Hill Cottage) Pinhoe Exeter EX4 9JJ
Proposal; Change of use from redundant annexe to C3 dwelling house.
Start Date: 19 June 2023
Procedure: Written Reps.
Questionnaire Due Date: 26 June 2023
Statement Due Date: 24 July 2023

App.No: 22/2389/PIP
Appeal Ref: APP/U1105/W/23/3315470
Appellant: Mr Luke Drakes
Address: 1 Colliton Cross Broadhembury Honiton EX14 3LQ
Proposal; Permission in principle for a two storey 4-bed dwelling and garage on amenity land
Start Date: 21 June 2023
Procedure: Written Reps.
Questionnaire Due Date: 28 June 2023
Statement Due Date: 26 July 2023

App.No: 21/F0248
Appeal Ref: APP/U1105/C/23/3322437
Appellant: Helen Dawn Cutler, Mr Tom Horridge & Mrs Amy Horridge
Address: Land north east of Clyst William Cross , Plymtree, EX15 2LG
Proposal; Appeal against an enforcement notice served in respect of -

- i) Operational development consisting of the siting of a shipping container for use as an agricultural machinery store together with a storage shed and the creation of an entrance onto the highway and hardstanding, without planning permission, and;
- ii) Change of use of part of the land to residential use by the stationing of a touring caravan for residential occupation together with a solar array and other domestic paraphernalia associated with the residential use of the land, without planning permission.

Start Date: 21 June 2023
Procedure: Written Reps.
Questionnaire Due Date: 05 July 2023
Statement Due Date: 02 August 2023

App.No: 22/2120/MFUL
Appeal Ref: APP/U1105/W/23/3324701
Appellant: Churchill Retirement Living
Address: Jewson Ltd Fore Street Exmouth EX8 1HX
Proposal; Redevelopment for 54 retirement living apartments and 6 retirement living cottages, including communal facilities, access, car parking and landscaping and 178sqm of commercial use (Class E)

Start Date: 25 July 2023
Procedure: Inquiry
Questionnaire Due Date: 1 August 2023
Statement Due Date: 29 August 2023
Inquiry Date: 14 November 2023

App.No: 23/0325/PIP
Appeal Ref: APP/U1105/W/23/3320367
Appellant: Mr Dan Nicholls
Address: Land At Toadpit Lane West Hill Ottery St Mary EX11 1LQ
Proposal; Permission in principle for 2 no. new dwellings
Start Date: 26 September 2023
Procedure:
Written Reps.

Questionnaire Due Date: 3 October 2023
Statement Due Date: 31 October 2023

App.No: 22/2196/AGR
Appeal Ref: APP/U1105/W/23/3321823
Appellant: Chadstone Farm Estate
Address: Chadstone Farm Rousdon Lyme Regis DT7 3XP
Proposal; Purpose built agricultural barn for the storage of tractors and machinery
Start Date: 26 September 2023
Procedure:
Written Reps.

Questionnaire Due Date: 3 October 2023
Statement Due Date: 31 October 2023

App.No: 22/2030/FUL
Appeal Ref: APP/U1105/W/23/3323724
Appellant: Alice Johnson (Queen's Drive CIC)
Address: Exmouth Beach Queens Drive Exmouth Devon EX8 2GD
Proposal; Construction of a single storey flexible office/community hub building, single storey side extension to existing bin store to provide 5 WCs and installation of 23 x photovoltaic panels
Start Date: 27 September 2023
Procedure:
Written Reps.

Questionnaire Due Date: 4 October 2023
Statement Due Date: 1 November 2023

App.No: 23/0532/CPE
Appeal Ref: APP/U1105/X/23/3330560
Appellant: Richard Holman
Address: Land Adjacent to Main Yard Lodge Trading Estate Broadclyst
Devon EX5 3BS
Proposal; Certificate of lawfulness for the continued use of
storage/distribution (class B8)
Start Date: 6 October 2023
Procedure:
Inquiry
Questionnaire Due Date: 20 October 2023
Statement Due Date: 17 November 2023
Inquiry Date: 30 January 2024

App.No: 22/2802/AGR
Appeal Ref: APP/U1105/W/23/3325082
Appellant: Mr Justin Lacey
Address: Land At Woodhouse Fields Lyme Road Uplyme
Proposal; General purpose forestry building
Start Date: 11 October 2023
Procedure:
Written Reps
Questionnaire Due Date: 18 October 2023
Statement Due Date: 15 November 2023

App.No: 23/0298/FUL
Appeal Ref: APP/U1105/W/23/3330631
Appellant: F W S Carter & Son
Address: Greendale Farm Shop NHS Drive Through Vaccination
Centre Sidmouth Road Farringdon Devon
Proposal; Retention of NHS Vaccination Centre and associated car park
Start Date: 13 October 2023
Procedure:
Hearing
Questionnaire Due Date: 20 October 2023
Statement Due Date: 17 November 2023
Hearing Date: 9 January 2024

App.No: 23/0027/CPL
Appeal Ref: APP/U1105/X/23/3330294
Appellant: Mr Gary Burns
Address: Salcombe Regis Camping and Caravan Park Salcombe
Regis Devon EX10 0JH
Proposal; Proposed lawful development for the use of land for the siting
of static caravans.
Start Date: 17 October 2023
Procedure:
Hearing
Questionnaire Due Date: 31 October 2023
Statement Due Date: 28 November 2023
Hearing Date: To be confirmed

App.No: 23/0401/OUT
Appeal Ref: APP/U1105/W/23/3325280
Appellant: Philip Jordan
Address: Exton Lodge Mill Lane Exton EX3 0PJ
Proposal; Outline proposal for a single dwelling with all matters
reserved other than access
Start Date: 18 October 2023
Procedure:
Written Reps.
Questionnaire Due Date: 25 October 2023
Statement Due Date: 22 November 2023

App.No: 22/0975/MFUL
Appeal Ref: APP/U1105/W/23/3330735
Appellant: Eagle One MMLIII Limited
Address: Land Adjacent Old Tithebarn Lane Clyst Honiton
Proposal; Construction of four commercial, business and service units
(Class E) and nine dwellings with associated access, parking
and infrastructure
Start Date: 19 October 2023
Procedure:
Hearing
Questionnaire Due Date: 26 October 2023
Statement Due Date: 23 November 2023
Hearing Date: 21 February 2024

App.No: 22/0781/FUL
Appeal Ref: APP/U1105/W/23/3325946
Appellant: Mr Alan Marriott
Address: Mundys Farm West Down Lane Exmouth EX8 2RH
Proposal; Retention of a replacement shed.
Start Date: 23 October 2023

Procedure:
Written Reps.

Questionnaire Due Date: 30 October 2023
Statement Due Date: 27 November 2023

App.No: 22/0074/FUL
Appeal Ref: APP/U1105/W/23/3321677
Appellant: Penelope Jane Cook
Address: Country West Trading Estate Tytherleigh Axminster EX13 7BE
Proposal; Construction of 5 no. dwellings, means of access and associated works
Start Date: 26 October 2023

Procedure:
Written Reps.

Questionnaire Due Date: 2 November 2023
Statement Due Date: 30 November 2023

App.No: 22/0686/MFUL
Appeal Ref: APP/U1105/W/23/3323252
Appellant: Mr Troy Stuart
Address: Hill Barton Business Park Sidmouth Road Clyst St Mary
Proposal; Change of use of land for the purposes of parking, associated with the existing operations at Hill Barton Business Park, for a temporary period of 3 years (retrospective application)

Start Date: 26 October 2023
Procedure:
Written Reps.

Questionnaire Due Date: 2 November 2023
Statement Due Date: 30 November 2023

App.No: 22/2779/PIP
Appeal Ref: APP/U1105/W/23/3326363
Appellant: Mr Tony Bowden
Address: Land at Down Close Newton Poppleford
Proposal; Permission in principle application for the construction of up to nine no. dwellings (1 no. minimum, 9 no. maximum).
Start Date: 30 October 2023
Procedure:
Questionnaire Due Date: 6 November 2023
Statement Due Date: 4 December 2023

App.No: 23/0402/FUL
Appeal Ref: APP/U1105/W/23/3326357
Appellant: Mr K Mooney
Address: Land Lying to the south of Rull Barton Rull Lane Whimble
Proposal; Construction of dwelling and associated works
Start Date: 1 November 2023
Procedure:
Written Reps.
Questionnaire Due Date: 8 November 2023
Statement Due Date: 6 December 2023

App.No: 22/2533/MOUT
Appeal Ref: APP/U1105/W/23/3322776
Appellant: Morrish Homes & Messrs Compton, Stephenson, Olliff & Sanders
Address: Land North of Oak Road West Hill EX11 1SJ
Proposal; Outline application for the erection of 23no. dwellings with all matters reserved save for formation of vehicular and pedestrian access.
Start Date: 13 November 2023
Procedure:
Hearing
Questionnaire Due Date: 20 November 2023
Statement Due Date: 18 December 2023
Hearing Date: To be confirmed

App.No: 22/0974/FUL
Appeal Ref: APP/U1105/W/23/3327489
Appellant: Mr Andrew Rennie
Address: 11 Mill Lane Branscombe Devon EX12 3DS
Proposal; Retrospective planning application for the installation of one 7KW Air Source Heat Pump (ASHP).
Start Date: 14 November 2023
Procedure:
Written Reps.
Questionnaire Due Date: 21 November 2023
Statement Due Date: 19 December 2023

App.No: 22/2485/FUL
Appeal Ref: APP/U1105/W/23/3326441
Appellant: Mr and Mrs Browne
Address: Stables And Sand School adj. Willowmead Toby Lane Woodbury Salterton
Proposal; Change of use from stable to self-build dwelling including associated works and parking.
Start Date: 15 November 2023
Procedure:
Written Reps.
Questionnaire Due Date: 22 November 2023
Statement Due Date: 20 December 2023

App.No: 22/2353/FUL
Appeal Ref: APP/U1105/W/23/3326573
Appellant: Mr & Mrs J Taylor - Bashford
Address: Land Adjoining 12 The Copse Exmouth Devon EX8 4EY
Proposal; Erection of a two storey 3-bed detached dwelling.
Start Date: 15 November 2023
Procedure:
Written Reps.
Questionnaire Due Date: 22 November 2023
Statement Due Date: 20 December 2023

App.No: 23/0891/FUL
Appeal Ref: APP/U1105/D/23/3330810
Appellant: Johanna Leonard
Address: 6 Ash Grove Exmouth EX8 3BN
Proposal; Retention of porch to front of dwelling.
Start Date: 16 November 2023
Procedure:
Written Reps.
Questionnaire Due Date: 23 November 2023
