

EAST DEVON DISTRICT COUNCIL

Minutes of the meeting of Development Management Committee held at Council Chamber Blackdown House on 3 December 2019

Attendance list at end of document

The meeting started at 10.40 am and ended at 3.03 pm (The Committee adjourned at 13:03 pm and reconvened at 13:32 pm)

72 Minutes of the previous meeting

The minutes of the Development Management Committee held on 29 October 2019 were confirmed as a true record.

73 Declarations of interest

Minute 75. 19/1258/MFUL (Major).
Councillor Eileen Wragg, Personal, Known to applicants.

Minute 75. 19/1258/MFUL (Major).
Councillor Olly Davey, Personal, Exmouth Town Councillor.

Minute 75. 19/1258/MFUL (Major).
Councillor Steve Gazzard, Personal, Exmouth Town Councillor and knows the applicant.

Minute 76. 19/1351/FUL (Minor).
Councillor Olly Davey, Personal, Exmouth Town Councillor.

Minute 76. 19/1351/FUL (Minor).
Councillor Steve Gazzard, Personal, Exmouth Town Councillor.

Minute 77. 19/1453/FUL (Minor).
Councillor Eileen Wragg, Personal, Son was involved in the building of the nearby new build properties.

Minute 77. 19/1453/FUL (Minor).
Councillor Steve Gazzard, Personal, Exmouth Town Councillor.

Minute 78. 18/2824/FUL (Minor).
Councillor Geoff Pratt, Personal, Ottery St Mary Town Councillor.

Minute 80. 19/2301/FUL (Other).
Councillor Mike Howe, Personal, In accordance with the code of good practice for Councillors and Officers dealing with the planning matters as set out in the Constitution, Councillor Howe advised the applicant was known in a business capacity.

74 Planning appeal statistics

The Committee received and noted the Development Manager's report outlining the 11 decisions notified of which 8 had been dismissed and 3 had been allowed.

The Development Manager drew Members' attention to the three appeals allowed advising the Inspector had allowed the appeal for application 19/0865/FUL – High Bank,

Whitford, Axminster, on the basis that the proposed extension's scale and design would be in keeping with its surroundings and would not undermine the landscape quality of the area.

The Committee were advised the appeal allowed for application 18/2410/FUL – Otter Valley Golf Centre, Rawridge, Honiton. Although the Inspector acknowledged the site was in a countryside location he felt the location was sustainable in respect of access to everyday local services and facilities and the fall back as a Golf Centre.

Finally the Development Manager advised Members' that advice was being sought on the appeal allowed for application 18/2339/MOUT – Hill Pond Caravan Park as there were concerns with the justification put forward by the Inspector for allowing the appeal.

75 **19/1258/MFUL (Major)**

EXMOUTH LITTLEHAM

Applicant:

Mr & Mrs Kerler

Location:

28 Cranford Avenue, Exmouth, EX8 2PZ.

Proposal:

Demolition of existing dwelling and construction of 10 apartments with associated parking, cycle and amenity space.

RESOLVED:

Approved as per officer recommendation.

76 **19/1351/FUL (Minor)**

EXMOUTH WITHYCOMBE RALEIGH

Applicant:

Mr John Wilding (Liverton Business Park 2011 Limited)

Location:

Land At Liverton Business Park, Salterton Road, Exmouth.

Proposal:

Installation of a synchronous gas-powered standby generation facility, plus ancillary infrastructure and equipment and access.

RESOLVED:

Refused contrary to officer recommendation.

Members determined that the proposal, by reason of its reliance on gas to generate electricity, fails to minimise fossil fuel use and reduce carbon dioxide emissions contrary to Strategy 3 of the Local Plan and guidance within the NPPF. As such the proposal does not represent sustainable development.

77 **19/1453/FUL (Minor)**

EXMOUTH WITHYCOMBE RALEIGH

Applicant:

No. 10 Developments Limited

Location:

Land Adjacent 24 Normandy Close, Exmouth.

Proposal:

Formation of extended parking area.

RESOLVED:

Refused contrary to officer recommendation.

Members considered that the parking benefits from the proposal did not outweigh the loss of the area of open space. As such the proposal is contrary to Policies RC1 and D1 of the Local Plan.

78 **18/2824/FUL (Minor)**

OTTERY ST MARY

Applicant:

Regenerate Property Limited

Location:

The Salvation Army, Hind Street, Ottery St Mary, EX11 1BW.

Proposal:

Proposed change of use of existing premises (d1) into two residential flat units.

RESOLVED:

Approved as per officer recommendation.

79 **19/1337/FUL (Minor)**

DUNKESWELL AND OTTERHEAD

Applicant:

Wims UK Limited

Location:

Land South Of Pump Field Close, Dunkeswell.

Proposal:

Erection of 3 affordable dwellings and associated works.

RESOLVED:

Approved as per officer recommendation.

80 **19/2301/FUL (Other)**

SIDMOUTH SIDFORD

Applicant:

Mr J Dunn

Location:

34 Newlands Road, Sidmouth, EX10 9NL.

Proposal:

Construction of single storey extension to front

RESOLVED:

Approved as per officer recommendation.

81 **18/1222/MFUL (Major)**

WHIMPLE AND ROCKBEARE

Applicant:

MRH (GB) Limited

Location:

Land South Of Lily Cottage, Exeter Road, Whimble.

Proposal:

Application for the development of a new roadside service area to include a petrol filling station comprising sales building, canopy over, car and caravan parking, fuel pumps, HGV fuel pumps, 2 underground storage tanks and ancillary arrangements, new A3/A5 use building and drive-thru, HGV and coach parking, new access arrangements and landscaping and drainage.

RESOLVED:

Deferred to seek further information from the applicant in relation to the visual impact of the buildings, their design and materials including CGI images of the proposal.

82 **19/1066/FUL (Minor)**

NEWBRIDGES

Applicant:

Mr & Mrs SR & CA Perry

Location:

Nower Dairy, Kilmington, Axminster, EX13 7HD.

Proposal:

Construction of earth lined slurry lagoon.

RESOLVED:

Approved as per officer recommendation.

Attendance List

Councillors present (for some or all the meeting):

M Howe (Chairman)

K McLauchlan (Vice-Chairman)

P Arnott

K Bloxham (present for applications considered in the morning session only. Apologies given for the afternoon session).

C Brown

O Davey

S Gazzard

P Hayward

N Hookway

D Key

T McCollum

H Parr

G Pratt

E Wragg

T Wright

Councillors also present (for some or all the meeting)

M Armstrong

J Bailey

S Bond

I Chubb

G Jung

Officers in attendance:

Henry Gordon Lennox, Strategic Lead Governance and Licensing

Chris Rose, Development Manager

Janet Wallace, Principal Environmental Health Officer

Wendy Harris, Democratic Services Officer

Councillor apologies:

J Rowland

Chairman

Date: