

MINUTES OF

SIDMOUTH TOWN COUNCIL'S

PLANNING COMMITTEE MEETING

HELD ON

WEDNESDAY, 9TH JUNE, 2010.

AT 6.30. P.M.

WOOLCOMBE HOUSE, WOOLCOMBE LANE,

SIDMOUTH, DEVON.

Members present:-	Councillor	I.J. McKenzie-Edwards (Chairman)
	“	J.W.Hollick (Vice-Chairman)
	“	S.J. Brokenshire
	“	Mrs S. Carr
	“	J.G.T. Dyson
	“	Mrs M. Jolly
	“	G.K. Liverton
	“	S.P. Pollentine
	“	P. Sullivan
	“	J. Turner

10:06/P1 APOLOGIES

Apologies for absence were received from Councillors Dr Fung , A.W.J. Reed and C.H. Wale.

Councillor S. Hughes was absent from the meeting.

10:06/P2 DECLARATIONS OF INTEREST

No Declarations of Interest were received.

10:06/P3 MINUTES

The Chairman signed as a true and accurate record the Minutes of the Planning Committee meetings held on 12th and 26th May, 2010.

10:06/P4 DISTRICT COUNCIL MEMBERS

It was formally noted that the participation of those Councillors who are also members of the East Devon District Council in both the debate and subsequent vote was on the basis that the views expressed were preliminary views taking account of the information presently made available to the Town/Parish Council. The District Councillors reserved their final views on the application until they were in full possession of all the relevant arguments for and against.

10:06/P5 APPLICATIONS FOR CONSIDERATION

Resolved That in respect of the Planning Applications set out below and attached, representations to the manner in which they should be determined, be made known to the East Devon District Council in accordance with schedule 16 of the Local Government Act 1972.

Town and Parish Councils are Statutory Consultees to the Local Planning Authority and as such do not make decisions apart from applications for advertising consents and trees. The Town Council's Planning Committee is required to make known its willingness to support, or not, planning applications based on local knowledge and current planning policies in order that these views can be taken into account when the decision is made by the District Council as Planning Authority.

Deferred from previous meeting

10/0196/FUL	MR & MRS G & T STONE	LAND ON THE SOUTH SIDE OF ROAD FROM PUTTS CORNER TO FARWAY CROSS, SIDBURY. Retention of agricultural building and hardstanding.
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Defer.
Still awaiting further information.

Applications for consideration

COUNTY MATTER PLANNING APPLICATION	MRS A. JENNINGS OTTER ROTTERS LTD. (10/1070/CM)	MIDDLE KNAPP FARM, SIDBURY. Change of use of part of a field from agricultural use to composting green waste.
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Support

- Provided only garden waste is on the site and highways have no objection.
- Suitable screening by allowing hedges and bushes to increase in height will be essential in order that any works are not visible from the road or the re-aligned footpath.

NOTE : This Council would not wish to see the site expand outside the hatched area in the future.

10/0608/VAR	MR & MRS G BONNY	6 MEADOW VIEW CLOSE, SIDMOUTH. Variation of condition 2 of planning consent 09/1829/FUL which secured the obscure glazing and non opening of the first floor window on the west elevation.
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Support

Provided there is still sufficient obscure glazing to protect neighbours privacy.

10/0849/ADV	FAT FACE	4-6 FORE STREET, SIDMOUTH. Fascia sign and projecting hanging sign.
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Approve

10/0949/LBC	FAT FACE	KNIGHTS OF SIDMOUTH, 4 FORE STREET, SIDMOUTH. External and internal alterations (Listed Building works) including signage.
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Support

10/0908/FUL MR M TURNER LITTLE BOWD FARM,
BOWD,
SIDMOUTH.
Erection of new dwelling (in lieu of
approved annexe 06/1042/FUL) on site
of existing barn and construction of
replacement barn.

Support

10/1032/FUL MR & MRS M JEROME WYBARA,
COTMATON ROAD,
SIDMOUTH.
Proposed kitchen/utility extension.

Support

10/1034/FUL MR & MRS P COOKE 25 HIGHER WOOLBROOK PARK,
SIDMOUTH.
Side garage extension.

Support

10/1037/FUL MRS P HERBERT 4 YARDE CLOSE,
SIDMOUTH.
Proposed single storey extension to
provide additional bedroom/bathroom.

Support

10/1055/FUL MR M GOODING 2 CAMBRIDGE VILLAS,
SALCOMBE ROAD,
SIDMOUTH.
Formation of hard standing.

Unable to support.

Whilst the Council always has a desire to allow for cars to be taken off roadside parking feel that in this instance the flint wall must be retained (and repaired) as an important feature of this area.

Removal of the wall will also jeopardise the amenity of No. 1 Albany Villas.
(1 letter of objection received)

10/1068/FUL MR E WILLIAMS 42 HIGHER WOOLBROOK PARK,
SIDMOUTH.
Erection of garden shed.

Support

10/1069/LBC MS K BURGESS LAVINIA COTTAGE,
14 NEWTOWN,
SIDMOUTH.
Retention of rear extension.

Support

10/0783/TCA MR NEIL KIRTON BUCKLEY HILL COTTAGE,
BRIDGE STREET,
SIDBURY.
1 Ash : fell. 1 Field Maple : coppice.
1 Holly : 30% height reduction and
reshape. 1 Oak : remove lowest branch
over gate and paddock. Group of Hazel :
coppice.

Approve subject to the comments made in the Arboricultural Officer's Report.

10/0896/TRE MRS J COATES THE LAURELS,
SIDMOUTH.
T1, Monterey Cypress : crown reduce by
30%. T2, Red Oak : crown lift to 3
metres. T3, Cypress : 40% crown
reduction. T4, Evergreen Oak : 35%
crown reduction.

Approve apart from T2 which was considered should be left as the tree is a good shape and the work appears unnecessary.

10/0942/TCA MR J KENT ROSE COTTAGE,
COBURG ROAD,
SIDMOUTH.
Fell two Cupressus and one Beech.

These trees are an amenity to the Conservation Area and should be retained.

T1 : should have a Tree Preservation Order and be re-shaped.

T2 : should be retained.

T3 : approve removal.

(2 letters of observation received)

10:06/P6 UNSUPPORTED DECISIONS

No unsupported decisions were received

10:06/P7 ENFORCEMENT LETTERS

10:06/P7.1 Alexandria Industrial Estate, Station Road, Sidmouth.

Three ground based flag advertisements

The Clerk reported a letter from East Devon District Council in connection with the erection and display of unauthorised advertisement signs at Alexandria Industrial Estate, Sidmouth in connection with the business, Fords.

Under the terms of the Town and Country Planning (Control of Advertisements) Regulations 2007, a display of such advertisements requires the benefit of advertisement consent.

Having checked the regulations, the District Council's Enforcement Officer was satisfied that the pole mounted flag on the building benefited from deemed consent under Class 7A of the regulations; however, this provision did not extend to ground based flags.

With a view to regularising the matter the Owner had been requested to remove the unauthorised adverts from the land; or apply retrospectively for advertisement consent to retain the advertisements, within 10 days.

10:06/P7.2 The Bear House, Land at Sandcombe Wood, Sidbury.
Sitng of a mobile home for an agricultural worker.

The Clerk reported a letter from East Devon District Council in respect of the above. Temporary planning permission was granted for the above proposal on 19 July 2007. One of the conditions imposed required that the use be discontinued and the mobile home removed on or before 30 June 2010 and the land returned to its former condition.

The owner had been requested to confirm in writing whether this use will cease and the structure be removed by the end of the designated period.

10:06/P7.3 Kennaway House, Sidmouth – Advertisement Boards

The Clerk reported a letter from East Devon District Council in connection with the erection of two advertisement boards in the grounds of Kennaway House, Sidmouth. An application regarding the matter was still awaited by the District Council, and the unauthorised signs remained in situ.

Unless the District Council hears from the owner by 14 June 2010, failure to comply with this request may well result in further legal action being instigated.

10:06/P8 MATTERS OF REPORT

10:06/P8.1 1 – 3 Chapel Street, Sidbury – De-Listing.

The Clerk reported a letter from East Devon District Council informing that the above properties had been de-listed and removed from the statutory list.

10:06/P8.2 The Cottage, Sand Farms, Roncombe, Sidbury.

It was reported that a Public Inquiry has been arranged to take place on 7th July, 2010, and will commence at 10.00 am at Woolcombe House. The Chairman of the Planning Committee will attend as the Town Councils representative.

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CHAIRMAN OF THE PLANNING COMMITTEE