



SIDMOUTH TOWN COUNCIL

WOOLCOMBE HOUSE
WOOLCOMBE LANE
SIDMOUTH
DEVON
EX10 9BB

Telephone: 01395 512424
Email: towncouncil@sidmouth.gov.uk
Website: www.sidmouth.gov.uk
VAT Reg. No. 142 3103 24

To: All Members of the Town Council
Town Clerk

23 February 2021

For information:
District Councillor for Sidmouth not on the Town Council

Dear Sir/Madam,

Virtual Meeting of Sidmouth Town Council Monday 1 March 2021 at 6.30pm

You are called upon to attend the above meeting where it is proposed that the matters set out on the agenda below will be considered and resolution or resolutions passed as the Town Council considers appropriate. Due to the current COVID-19 situation, the Town Council will meet virtually via the Zoom software platform. This is as authorised by the Regulations set out in Clause 78 of the Coronavirus Act 2020. Please note the start time of the meeting.

Those members of the public wishing to view the meeting or speak on an agenda item are required to register by emailing towncouncil@sidmouth.gov.uk at least 24 hours before the start time of the meeting, after which virtual meeting details will be sent out to speakers/attendees.

The Chair of the Council has the right and discretion to control questions to avoid disruption, repetition and to make best use of the meeting time. Individual contributions will be limited to a maximum period of three minutes.

Yours faithfully,

Christopher E Holland
Town Clerk

A G E N D A

	Page/s
<u>PART 'A'</u>	
1 Apologies To receive any apologies for absence.	
2 Minutes To confirm the minutes of the meeting of the Town Council held on Monday 1 February 2021.	4 – 6

3 **Declarations of Interest**

To receive any Members' declarations of interest in respect of items on the agenda.

Note: You must also declare the nature of any personal or disclosable pecuniary interests in an item whenever it becomes apparent that you have an interest in the business being considered.

4 **Matters of Urgency or Report from the Chair**

To consider any items that in the opinion of the Chair should be dealt with as matters of urgency because of special circumstances. (Note: such circumstances need to be recorded in the minutes).

5 **Exclusion of the Public**

To agree any items to be dealt with after the public (including the press) have been excluded. There are no items which the Town Clerk recommends should be dealt with in this way.

6 **Public Open Question Time**

In accordance with Sidmouth Town Council Standing Orders Item 1 (d) – (i) Members of the Public are invited to put a question (one per person), to the Council through the Chair (taking no more than 3 minutes each and for a total of 15 minutes). Please note that in accordance with standing order 1(d), a question shall not require a response or debate.

Councillors also have the opportunity to ask questions of the County and District Members during this item whilst giving priority to Members of the public.

(Members and members of the public are reminded to notify the Town Clerk and Councillor concerned of questions to be raised. This arrangement is in place to enable a considered response at the meeting.)

7 **Police Report**

To receive the February 2021 Police Report.

(Members are asked to notify the Town Clerk of questions to be raised in advance of the meeting where possible.)

8 **Committee/Working Group Reports**

8.1 Planning Committee Reports

To receive the reports of the Planning Committee meetings held on 3 and 17 February 2021.

8.2 Tourism & Economy Committee

To receive an update, if appropriate, from the Chair of the Tourism & Economy Committee.

8.4 Council Resources Review Working Group

To receive an update, if appropriate, from the Chair of the Council Resources Working Group.

8.5 Other Reports from Working Groups

To receive any notified reports from Chairs of Working Groups, if required.

	Page/s
9 Reports from Members with Special Responsibilities	
<u>9.1 Finance Report</u>	
To receive the Finance Report for January 2021.	16 – 19
<u>9.2 Beach Management Plan Report</u>	
To receive an update from Councillor Lockyear following the recent meeting of the Beach Management Plan Committee.	
<u>9.3 Other Reports from Members with Special Responsibilities</u>	
To receive other notified reports from other Members.	
10 East Devon New Local Plan	
To approve the attached reports, from the Council’s Environment and Planning Committees as the corporate response of the Town Council to the Local Planning Authority on the current Local Plan consultation.	20 – 31

SIDMOUTH TOWN COUNCIL
Minutes of the Meeting of Sidmouth Town Council
held on Monday 1 February 2021 at 6.30pm

(Due to the current COVID-19 situation, the Town Council met virtually as authorised by the Regulations set out in Clause 78 of the Coronavirus Act 2020.)

Ward	Councillors Present:
Sidmouth North	Charissa Evans
	Stuart Hughes
	Jenny Ware
Sidmouth South	Denise Bickley
	Kelvin Dent
	Chris Lockyear (Vice Chair)
Sidmouth West	Louise Cole
Primley	Deirdre Hounsom
	Emma Murdoch
	Jeff Turner
Sidford	Jack Brokenshire
	Marianne Rixson
Sidbury	John Loudoun
Salcombe Regis	Ian Barlow (Chair)
Apologies:	None

The meeting started at 6.30pm and finished at 7.20pm.

PART 'A'

208 Minutes

The minutes of the meetings of the Town Council held on Mondays 4 and 25 January 2021 were signed as a true and accurate record; with the amendments that declarations of interest reflected the online setting of the meeting and that Councillor Cole abstained from voting on all the items where she declared an interest at the meeting held on Monday 25 January 2021.

209 Declarations of Interest

Name	Item Number	Type	Action Taken	Details
Clr Louise Cole	Seafront Amenity Building	Personal	Remained in the meeting during discussion and voting	Director of Sidmouth Coastal Community Hub CIC

210 Exclusion of the Public

RESOLVED: that the classification given to the documents to be submitted to the Council, be confirmed, and that the reports relating to exempt information, be dealt with under Part B.

211 Police Report

PC Rob Clatworthy presented the January 2021 Police Report.

RESOLVED: That the Police report be noted.

212 Committee/Working Group Reports

212.1 Planning Committee Reports

Councillor Dent, Chair of the Planning Committee, presented the report of the Planning Committee meetings held on 6 and 20 January 2021.

RESOLVED: That the Planning Committee reports be noted and agreed.

212.2 Tourism & Economy Committee Report

Councillor Cole, Chair of the Tourism & Economy Committee, reported that the Tourism Advisory Group has had two meetings in January and was continuing work on the Tourist Information Centre review.

RESOLVED: That the Tourism & Economy Committee report be noted.

212.3 Council Resources Review Working Group Report

Councillor Barlow, Chair of the Council Resources Working Group reported that an item would be discussed in Part B which was a recommendation from the Council Resources Review Working Group.

RESOLVED: That the Council Resources Working Group report be noted.

212.4 Folk Festival Committee Report

Councillor Lockyear reported that the Folk Festival Committee wished to have their thanks recorded for the substantial grant given at the recent Council meeting. The committee hoped to make a decision with regard to the 2021 festival by Easter.

RESOLVED: That the Folk Festival Committee report be noted.

213 Reports from Members with Special Responsibilities

213.1 Finance Report

a) In accordance with section 2.2 of the Town Council's Financial Regulations Members were asked to note that the Member with Special Responsibility for Finance has verified the bank reconciliations, for all accounts, as at the end of December 2020.

RESOLVED: That in accordance with section 2.2 of the Town Council's Financial Regulations, Members noted that the Member with Special Responsibility for Finance had verified the bank reconciliations, for all accounts, as at the end of December 2020.

b) Councillor Lockyear presented the Finance Report for December 2020.

RESOLVED: That the Finance Report for December 2020 be noted and agreed.

214 East Devon New Local Plan

Members were asked to consider the report from the Chair of Planning, Councillor Kelvin Dent, on the proposed processes for the Town Council in providing feedback to the Local Planning Authority.

RESOLVED: That Councillor Dent's recommendations be accepted:

- The Issues and Options Report and the Call for Sites report to be considered by the Planning Committee.
- The Sustainability Appraisal Scoping Report to be considered by the Environment Committee.
- A corporate response be ratified by full Council at the 1 March 2021 Council meeting.
- The Town Council to express an interest in joining any future public consultation exercise.

215 Exclusion of the Public and Press

RESOLVED: That under the Public Bodies (Admission to Meetings) Act 1960 the public (including the press) be excluded from the meeting due to the confidential nature of its contents.

PART 'B'

216 Seafront Amenity Building

Members were asked to consider the Arches (East) Unit Criteria and Invitation for proposals and expressions of interest report.

RESOLVED: That the Town Clerk publicises the availability to lease of the Arches (East) Unit together with the agreed Criteria and Invitation for proposals and expressions of interest documents in order to attract suitable applicants.

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CHAIR OF THE COUNCIL

**Sidmouth Town Council's Planning Committee
held on Wednesday 3 February 2021**

(Due to the current COVID-19 situation, the Planning Committee met virtually
as authorised by the Regulations set out in Clause 78 of the Coronavirus Act 2020.)

Councillors present: Kelvin Dent (Chair)
Jeff Turner (Vice-Chair)
Ian Barlow
Deidre Hounsom
Jenny Ware
John Loudoun

The meeting started at 10.00 am and finished at 11.41 am.

538 Declarations of Interest

Name	Item	Type of Interest	Action Taken	Reason for Declaration
Cllr Jenny Ware	21/0106/FUL Land Adj. 4 Cheese Lane, Sidmouth	Personal Interest	Remained in the meeting during discussion and voting	The Cllr is acquainted with the applicant.
Cllr Kelvin Dent	21/0106/FUL Land Adj. 4 Cheese Lane, Sidmouth	Personal Interest	Remained in the meeting during discussion and voting	The Cllr is acquainted with an objector.
Cllr Ian Barlow	21/0107/FUL 2 Brooklyn, Stowford, Sidmouth	Personal Interest	Remained in the meeting during discussion and voting	The Cllr is acquainted with the applicant.

539 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 is on the basis that the views expressed are preliminary views taking account of the information presently made available to the Town/Parish Council. The District Councillors reserve their final views on the application until they are in full possession of all the relevant arguments for and against.

540 Minutes

Agreed and delegate to the Chair of the Planning Committee to sign as a true and accurate record, the Minutes of the Planning Committee meeting of 20 January 2021.

541 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.

Applications for consideration

- 542** 20/2838/FUL Michelle Flat 2, Barton House, Barton Close, Sidmouth, EX10 8NL.
East Ward Bartlett Reconstruction of rear conservatory, new roof to 'lean to' and replacement of door with window.

SUPPORT

- 543** 20/2839/LBC Michelle Flat 2, Barton House, Barton Close, Sidmouth, EX10 8NL. Internal alterations, reconstruction of rear conservatory, new roof to 'lean to and replacement of door with window.
East Ward Bartlett

SUPPORT subject to the views of the Conservation Officer

- 544** 21/0107/FUL Mr & Mrs 2 Brooklyn, Stowford, Sidmouth EX10 0NA. Two-storey side
North Ward Coletti extension to existing dwelling.
SUPPORT
- 545** 21/0060/FUL Mr Andy 29 Woolbrook Meadows, Sidmouth, EX10 9UJ. Retention of single
North Ward Gardiner storey rear extension.
SUPPORT
- 546** 21/0102/FUL Mr & Mrs N 102 Malden Road, Sidmouth, EX10 9LZ. Construction of first floor
Primley Ward Hull extension over existing garage and alterations to porch.
SUPPORT
- 547** 21/0089/FUL Jurassic Sidmouth Town Football Club, Manstone Lane, Sidmouth.
Primley Ward Fibre Installation of two cabinets to house data exchange for
telecommunications (Jurassic Fibre) requiring a concrete plinth for
placement and a protective 2.4metre high steel palisade green
fence for security.
- APPLICATION WITHDRAWN**
- 548** 21/0134/FUL Mr & Mrs L Higher Knapp Farm, Sidbury, Sidmouth, EX10 0QG. Construction of
Sidbury Ward Egerton single storey front and side extension including new roof to existing
extension, first floor front extension and single storey rear
extension. Provision of cladding to external walls.
SUPPORT
- 550** 21/0181/FUL Mr & Mrs Higher Knapp Farm, Sidbury, Sidmouth, EX10 0QG. Removal of
Sidbury Ward Egerton kennels and construction of an agricultural storage building to
support land within the holding and provision of a dressage
schooling manege to the rear of the existing stable yard for the use
of the owner of the property.
SUPPORT
Note: Members would like to see the agricultural building painted in a black or other dark colour
sympathetic with the landscape.
- 549** 20/2231/FUL Mr Philip 110 Lower Brook Meadow, Sidford, Sidmouth, EX10 9PU.
Sidbury Ward Allen Construction of 2no bin stores to accommodate commercial size
bins and shelving for recycling boxes.
SUPPORT
- 551** 21/0047/FUL Lambert Brecon House, Knowle Drive, Sidmouth, EX10 8HW. Provision of
South Ward iron railings to be installed on top of the proposed pier wall of
parking area.
SUPPORT
- 552** 21/0093/FUL Mr Chiltern Rising, Connaught Close, Sidmouth, EX10 8TU.
South Ward Reddington Construction of dormer window and installation of side facing roof
lights.
- UNABLE TO SUPPORT**
Reason:
The proposal by reason of poor design, materials, bulk and size is considered to overbearing and
out of keeping with the street scene and character of the area and adversely affects the amenity of
neighbouring properties particularly the closely located 'Bethany'. It is therefore contrary to

Policies 6 (Infill Development, Extensions and Trees) and 7 (local distinctiveness) of the Sid Valley Neighbourhood Plan.

Further Recommendation:

That should the Local Planning Authority resolve to refuse, they be asked to take **ENFORCEMENT** action as appropriate.

553 21/0106/FUL Miss Pia- Land Adjacent 4 Cheese Lane, Sidmouth. Proposed new dwelling.
South Ward Maria Boast

UNABLE TO SUPPORT

Members were unable to support for the following reasons:

1. The proposed dwelling by reason of its size, bulk and massing compared with the size of the site and character of the area would result in development which would fail to conserve or enhance the Bickwell Valley Conservation Area and would be contrary to Policy EN11 (Preservation and Enhancement of Conservation Areas) of the East Devon Local Plan and is contrary to Policy 7 (Local Distinctiveness), Policy 6 (Infill Development, Extensions and Trees) of the Sid Valley Neighbourhood Plan which collectively seek to ensure that development is compatible with and complements its site and surroundings, preserves or enhances the character and appearance of conservation areas.
2. The proposed development by reason of its size and scale would result in a loss of amenity for future occupiers of the proposed dwelling due to inadequate space.
3. The proposal would result in a loss of important, historic and long-established allotment allocation, green space and wildlife corridor.
4. The proposal which does not provide for any car or visitor parking, is a further retrograde step from previous unsuitable applications.
5. The proposal does little to remove the concerns stated by the Planning Inspectorate in their decision to dismiss the previous appeal in 2020 for a dwelling Ref. No: 20/00017/REF

554 21/0144/FUL Mr & Mrs Walcott, Convent Road, Sidmouth, EX10 8RB. Construction of
South Ward Sam Cook single storey rear extension, first floor rear extension and balcony.
New patio and associated works.

SUPPORT

555 21/0172/FUL Mr & Mrs D Silverdale, Bickwell Valley, Sidmouth, EX10 8SG. The erection of a
South Ward Chambers new 4-bedroom detached dwelling with detached garage in
replacement of the existing dwelling.

SUPPORT

556 20/2898/FUL De Verenne Bindon Residential Home, 32-42 Winslade Road, Sidmouth, EX10
South Ward 9EX. Conversion of former care home into 6 new detached and
terraced dwellings with off street parking.

SUPPORT

557 21/0171/FUL Mr D Colley Station Garage, Station Road, Sidmouth, EX10 9DN. Extension and
West Ward alterations.

SUPPORT

558 Tree Preservation Order Applications

The Council is authorised to determine the following applications to carry out work to trees protected by Tree Preservation Orders.

- a) 20/2278/TRE Mr Richard Hartsholme Cotlands Sidmouth EX10 8SP. G1 sycamore : various approved works
South Ward Moore
- T1 and T2 ash : previously approved felling (20/1475/TRE)
T3, T4, T5 Sycamore : fell. T6 : end weight reduction and dynamic cobra brace as agreed G2 and G3 Sycamore : reduce end lengths by up to 2m maximum cut diameter 50mm T7 oak : small reduction away from property via thinning G4 : Lowest limb overhanging the rondavel, reduce to the back to dominant upright growth point. All works on this site have been discussed in person by David Colman EDDC and George Taylor and will not exceed the agreed parameters.

APPROVE subject to the following conditions:

1. The works hereby consented to shall be carried out within a period of 2 years from the date of this decision notice.

(Reason - To ensure that the works are carried out within a reasonable period of time.)

DC/ DELREPTRE

2. The works hereby consented to shall be carried out in accordance with British Standard 3998: 2010 (Tree Work - Recommendations).

(Reason - In the interests of amenity and to ensure the works are carried out in a satisfactory manner.)

- b) 20/2665/TRE Mr Laurenti Woolbrook Reservoir, Balfours, Sidmouth, EX10 9EF. T1, Sycamore
West Ward reduce lower limb (NW) by 2.5m (redline on photograph) over car parking area. T2, Alder: fell. T3, Field: fell. T4, Ash: fell. Reason: Appropriate arboricultural management.

APPROVE subject to the following conditions:

1. The works hereby consented to shall be carried out within a period of 2 years from the date of this decision notice.

(Reason - To ensure that the works are carried out within a reasonable period of time.)

2. The works hereby consented to shall be carried out in accordance with British Standard 3998: 2010 (Tree Work - Recommendations).

(Reason - In the interests of amenity and to ensure the works are carried out in a satisfactory manner.)

3. A replacement trees shall be planted within the curtilage and as close as practicable to the same location in the first planting season following the felling of the trees hereby permitted to be removed. The replacement trees shall be a minimum of 8 -10cm in girth and shall be maintained for a period of five years; such maintenance to include the replacement of the tree(s) should they die. The species of the trees are as stipulated within the application.

(Reason - To maintain continuity of tree cover and compensate for the loss of amenity.)

559 **New Tree Preservation Orders and Exemptions**

Notification of any new Tree Preservation Orders and any work which constitutes an exemption.

None received at the time of the formulation of the agenda.

560 **Unsupported Decisions**

None reported.

561 Appeals

None reported.

562 Enforcement Letters

No Enforcement letters were received.

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CHAIR OF THE PLANNING COMMITTEE

**Matters considered by
Sidmouth Town Council's Planning Committee
held on Wednesday 17 February January 2021**

(Due to the current COVID-19 situation, the Planning Committee met virtually
as authorised by the Regulations set out in Clause 78 of the Coronavirus Act 2020.)

Councillors present: Kelvin Dent (Chair)
Jeff Turner (Vice-Chair)
Ian Barlow
Deidre Hounsom
Jenny Ware
John Loudoun

The meeting started at 10.00 am and finished at 11.45 am.

563 Declarations of Interest

Cllr John Loudoun	21/0265/FUL Birch Cottage, Buckley Road, Sidbury, Sidmouth, EX10 0SL	Personal Interest	Remained in the meeting during discussion and did not vote.	The Cllr is a distant neighbour.
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564 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 is on the basis that the views expressed are preliminary views taking account of the information presently made available to the Town/Parish Council. The District Councillors reserve their final views on the application until they are in full possession of all the relevant arguments for and against.

565 Minutes

Agreed and delegate to the Chair of the Planning Committee to sign as a true and accurate record, the Minutes of the Planning Committee meeting of 3 February 2021.

566 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.

Urgent items or Amended Plans Received After Formulation of the Agenda.

To receive a report from the Planning Clerk of any urgent planning items or amendments to planning applications received after formulation of the agenda.

- 567** 20/2653/FUL Mr Aldam 87 Sidford High Street, Sidford, Sidmouth, EX10 9SA.
Sidford Ward Demolition of the existing dwelling and redevelopment of the site to provide five dwellings and a new vehicular access.

UNABLE TO SUPPORT

Reasons:

- 1) the proposed houses would have an overbearing effect on neighbouring properties by reason of bulk and size
- 2) the proposal would adversely affect the amenity of neighbouring properties by reason of the overbearing nature and large mass and bulk of dwellings and loss of light
- 3) the proposal by reason of increased dwelling numbers and related traffic movements would adversely affect the amenity of neighbouring properties and likely adversely impact road traffic safety
- 3) due to the reasons above, the proposal is contrary to Policy 6 of the Neighbourhood Plan (6 Infill Development, Extensions and Trees)

Applications for consideration

568 21/0387/FUL Mr Dominic 1 Royal London Court, Fore Street, Sidmouth, EX10 8AD.
East Ward Manser Construction of first floor extension above existing entrance and WC.

SUPPORT

569 21/0368/FUL Mr And Mrs 45 Tyrrell Mead, Sidmouth, EX10 9TR. Proposed single storey side
Primley Ward O'Connor extension.

SUPPORT

570 21/0153/FUL Mr Tristan 5 Livonia Road, Sidmouth, EX10 9JB. Construction of single storey
Primley Ward Hay side extension.

SUPPORT

571 21/0277/FUL Mr & Mrs Greystones, Salcombe Regis, Sidmouth, EX10 0JQ. Two storey side
Salcombe Hignett extension and rear extension to dwelling, construction of shed and
Regis installation of solar PV panels on garage roof.

SUPPORT

572 20/1474/FUL Mrs Donna 22 Furzehill, Sidbury, Sidmouth, EX10 0RJ. Change of use of
Sidbury Ward Endean outbuilding to dog grooming studio.

UNABLE TO SUPPORT

Reasons:

- 1) The proposed development would cause additional parking issues in the street.
- 2) This is a residential area, and the members feel this application would detract from this and cause issues for other neighbors.

573 20/1736/LBC Lady Carey Lincombe Farm, Sidbury, Sidmouth, EX10 0QE. Remove the existing
Sidbury Ward Cave roof coverings from the area over the failed timber members,
reconstruct the roof structure and reinforce with structural steel
beams then re-thatch and put back existing slate tiles.

SUPPORT - subject to the views of the Conservation Officer.

574 21/0265/FUL P & K Rigley Birch Cottage, Buckley Road, Sidbury, Sidmouth, EX10 0SL.
Sidbury Ward & Harris Replacement single storey extensions, refenestration.

SUPPORT

575 21/0377/FUL Mr & Mrs 25 Sidford High Street, Sidford, Sidmouth, EX10 9SN. Construction
Sidford Ward Evans of single and two-storey side extensions (part ground floor as
garage conversion).

SUPPORT

576 20/2796/FUL Mr Kenneth Treetops, 2 Glebelands, Sidmouth, EX10 8UB. Construction of
South Ward Gorf garage.

UNABLE TO SUPPORT

Reasons:

- 1) The proposed garage would be out of keeping and have an adverse impact on the street scene contrary to Policy 7 of the Neighbourhood Plan (Local Distinctiveness)
- 2) the drawings as provided, do not give sufficient details of materials or positioning levels and are wholly inadequate

577 20/2757/VAR MR M Workshop at Rear Of 69 Temple Street, Sidmouth. Variation of
South Ward Josman condition 2 (approved plans) of planning permission 16/1971/FUL
(conversion of workshop to dwelling) to allow changes to windows
and doors.

SUPPORT

578 21/0231/FUL Mr Richard 18 Higher Woolbrook Park, Sidmouth, EX10 9EB. Demolition of
West Ward Bissett existing garage and construction of single storey extension.

SUPPORT

579 Trees in Conservation Areas

To note the following proposed works.

a) 21/0037/TCA Naccache Longbridge, Boughmore Road, Sidmouth, EX10 8SH. T1 English Oak
South Ward works required through prune oak to protect BT cable giving cable
approximately 3ft clearance channel. Also remove lowest limb that
trails along top of roadside hedge to facilitate the hedge to fill out
and prevent the need in future to remove what will become a large
limb and a massive issue requiring a large pruning wound if left.
Remove all deadwood throughout canopy. T2 Beech remove
secondary smaller co-dominant stem to allow space for large
mature stem and oak to develop. This will aid to prevent future
issues with the smaller beech fighting for dominance with the other
two trees potentially causing damage to either tree. Therefore, the
removal of this stem will protect the two more established trees
from potential future damage. T3 Maple remove lowest limbs 4
limbs total to raise canopy and improve canopy shape as canopy is
currently low to ground and causes issues during standard regular
garden maintenance. T4 silver birch remove silver birch due to
poor choice of tree for location and replace with multi-stem snow
queen silver birch as it will be more appropriate for situation. T5
blue atlas cedar reduce by 4 to 6 ft in height and reduce sides to
rebalance canopy due to currently imbalanced growth pattern. This
will allow us to re-establish a balanced canopy structure enabling
the tree to develop a more uniform canopy shape.

DEFERRED

b) 21/0033/TCA Davis Tredarren, Boughmore Road, Sidmouth, EX10 8SH. T1 lime: This
South Ward historically pollarded lime requires a 20% thin to reduce sail effect
on the tree due to weak previous pollard points which increase the
risk of failure causing potential damage to property. Tree also
requires a crown lift to 6m to prevent potential damage to vehicles
accessing the property. During the works a full climbing inspection
will be undertaken and any areas of the tree requiring cobra
bracing will be braced accordingly to prevent union failure.

DEFERRED

580 EDDC Proposed New Local Plan for consultation.

Members considered a response to consultation documents issued by East Devon District Council in connection with a proposed new Local Plan. The consultation period was felt to be unreasonably short. However, Members discussed the documents and Councillor Dent was asked to collate Members' views and to submit an amended report to the Town Council meeting on 1st March for consideration by the Council along with the response of the Environment Committee.

Councillor Hounsom was asked to contact the Council's consultant who assisted with the preparation of the Sid Valley Neighbourhood Plan to see if he might be able to review the Town Council's responses before the deadline of 15th March.

581 Unsupported Decisions

None reported.

582 Appeals

None reported.

583 Enforcement Letters

No Enforcement letters were received.

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CHAIR OF THE PLANNING COMMITTEE

**Sidmouth Town Council - Detailed Income and Expenditure Report
Month 10 - January 2021**

Cummulative

	Actual Current Month	Actual Year to Date	Current Annual Budget	Budget Balance	To + / From - EMReserves
<u>Council Services</u>					
Public Conveniences	0	0	32,000	32,000	0
Youth Service Support	10,000	40,000	40,000	0	0
Flower Beds, Planters & Watering	0	14,168	18,000	3,832	0
Christmas Lighting & Events	6,750	13,500	13,500	0	0
Donation to Christmas Lighting (Income)	0	0	-1,500	-1,500	0
Tourism Promotion	11,200	42,461	46,500	4,039	0
Tourism Promotion Income	-17,390	-20,307	0	20,307	12,443
Verge Cutting, Town Maintenance & Weeding	0	15,852	9,500	-6,352	-7,200
Verge Cutting DCC Grant (Income)	0	-4,560	-4,500	60	0
Street Furniture	0	173	5,000	4,827	0
Sidmouth Information Centre	5,000	25,000	30,000	5,000	0
Water Fountains & Defib Mtce	75	568	700	132	0
Dog Hygiene Bins	0	1,040	1,000	-40	0
War Memorials	0	0	100	100	0
Parish Paths Partnership Payments	556	815	0	-815	-815
Parish Paths Partnership (Income)	0	-4,000	0	4,000	4,000
	£16,191	£124,710	£190,300	£65,590	£8,428

Discretionary Expenditure

Grants	0	16,400	16,000	-400	-360
Sidmouth Folk Festival	0	33,000	33,000	0	0
Sidmouth Town Band	0	5,000	5,000	0	0
Sidmouth in Bloom	0	10,000	10,000	0	0
South West Museum Development	0	800	800	0	0
Air Display	0	0	10,000	10,000	0
Donation to Air Display (Income)	0	0	0	0	0
Sidmouth Hopper Bus	0	0	13,000	13,000	0
Donation to Hopper Bus (Income)	0	0	0	0	0
Environment Committee	0	465	5,000	4,535	0
Covid-19 Expenses	3,729	15,418	0	-15,418	0
Port Royal Regeneration	0	267	0	-267	-267
Community Infrastructure Levy Payments	0	0	0	0	0
Community Infrastructure Levy (Income)	0	-78,833	0	78,833	78,833
Woolley Bequest Payments	0	5,000	0	-5,000	-5,000
Woolley Bequest (Income)	0	-15	0	15	15
	£3,729	£7,502	£92,800	£85,298	£73,221

Sidmouth Town Council - Detailed Income and Expenditure Report

Cummulative

Month 10 - January 2021

Woolcombe House

	Actual Current Month	Actual Year to Date	Current Annual Budget	Budget Balance	To + / From - EMReserves
Services Gas/Water/Elec	222	1,802	3,600	1,798	0
Woolcombe House Business Rate	0	7,111	7,600	489	0
Woolcombe House (Loan Interest&Repayment)	0	14,889	14,890	1	0
Woolcombe House-General Maintenance	257	6,419	8,500	2,081	-4,385
Woolcombe House Building Reserve	0	0	0	0	0
	£479	£30,221	£34,590	£4,369	-£4,385

Other Property

Alma Lane Field	0	200	500	300	0
Manstone Youth Centre	749	9,434	50,000	40,566	0
Manstone Sports and Play Areas	2,597	299,992	40,000	-259,992	-259,992
Manstone Skate Park S106 Income	0	-107,332	0	107,332	107,332
Long Park & Play Area	0	4,808	1,500	-3,308	-3,875
Seafront Amenity Building	119	13,469	30,000	16,531	-5,704
Conservatory Maintenance	70	1,055	1,000	-55	-55
Fire Beacon Stewardship	0	3,200	7,000	3,800	0
Fire Beacon Stewardship (Income)	0	0	0	0	0
Sidmouth Golf Club (Income)	0	-5	-5	0	0
Elec Pole Rent (Income)	0	-1	-40	-39	0
	£3,535	£224,820	£129,955	-£94,865	-£162,294

Trust Property

The Ham

The Ham Ground Mtce	0	330	4,100	3,770	0
The Ham Other Mtce	0	1,609	4,000	2,391	0
The Ham Play Equipment	0	775	1,500	725	0
The Ham Reserve	0	0	2,000	2,000	0
The Ham 3Phase Power	99	1,325	1,800	475	0
The Ham Rent (Income)	-513	-7,140	-12,000	-4,860	0

Manstone

Manstone Land Ground Mtce	0	540	500	-40	0
Manstone Other Maintenance	750	750	1,600	850	0
Manstone Reserve	0	0	2,000	2,000	0
Manstone Rent (Income)	0	-743	-2,300	-1,557	0

Salcombe Regis

S.R. Allotment Field	0	0	0	0	0
S.R. Allotment Field Rent (Income)	0	0	0	0	0
S.R. Recreation Field	0	-228	0	228	0
S.R. Recreation Field Rent (Income)	0	-525	-525	0	0
	£336	-£3,307	£2,675	£5,982	£0

Sidmouth Town Council - Detailed Income and Expenditure Report Month 10 - January 2021

	Actual Current Month	Actual Year to Date	Current Annual Budget	Budget Balance	Cummulative To + / From - EMReserves
<u>Members</u>					
Members/Chair's Allowances	0	4,706	6,000	1,294	0
Chair's Expenses	0	1,500	2,000	500	0
Members Expenses/Training	0	0	800	800	0
Elections	0	0	0	0	0
Civic & Hospitality	0	0	1,000	1,000	0
	£0	£6,206	£9,800	£3,594	£0
<u>Staff</u>					
Salaries	7,976	79,758	93,000	13,242	0
Pensions	1,587	15,869	20,000	4,131	0
Staff Eye Tests	0	25	100	75	0
Training & Conferences	0	0	1,000	1,000	0
Officers Expenses	0	4	500	496	0
Tourism/Promotion Admin (Income)	0	0	-10,000	-10,000	0
	£9,563	£95,656	£104,600	£8,944	£0
<u>Office Expenses</u>					
Postage	0	130	1,700	1,570	0
Stationery	0	276	1,200	924	0
Telephone	704	3,310	3,600	290	0
Subscriptions	0	2,060	2,400	340	0
Photocopier	0	391	1,000	609	0
Internet, website and webcams	2,770	9,093	7,000	-2,093	0
Computer Software Contracts	0	1,500	1,500	0	0
Computer Maintenance Contingency	0	230	1,000	770	0
Advertisements	0	0	500	500	0
Audit	0	1,400	1,600	200	0
Insurance	0	5,787	5,500	-287	0
Sundry	66	259	1,200	941	0
Bank Charges	8	92	200	108	0
Bank Interest Received (Income)	-194	-882	-2,000	-1,118	0
	£3,354	£23,646	£26,400	£2,754	£0

**Sidmouth Town Council - Detailed Income and Expenditure Report
Month 10 - January 2021**

	Actual Current Month	Actual Year to Date	Current Annual Budget	Budget Balance	Cummulative To + / From - EMReserves
Expense Group Totals					
Council Services	16,191	124,710	190,300	65,590	8,428
Discretionary Expenditure	3,729	7,502	92,800	85,298	73,221
Woolcombe House	479	30,221	34,590	4,369	-4,385
Other Freehold Property	3,535	224,820	129,955	-94,865	-162,294
Trust Property	336	-3,307	2,675	5,982	0
Members	0	6,206	9,800	3,594	0
Staff	9,563	95,656	104,600	8,944	0
Office Expenses	3,354	23,646	26,400	2,754	0
Precept Received	0	-591,120	-591,120	0	
Net Income over Expenditure	£37,187	-£81,666	£0	£81,666	-£85,030

Current/Deposit Bank Accounts

£717,362

of which

Woolley Bequest

£10,955

Earmarked Reserves

£440,619

Sidmouth Town Council (STC) Feedback to East Devon District Council (EDDC)
on
Sustainability Appraisal and Strategic Environmental Assessment Draft
Scoping Report – January 2021
as part of the development of the
East Devon Local Plan 2021 - 2040

Task 1A – Policy Context

Sidmouth Town Council recommends that the following documents are considered part of the context for the SA and SEA

- **Sidmouth Town Council Environment Policy,**
- **Sid Valley Neighbourhood Plan,**
- **STC Feedback to DCC Net Zero Task Force**

A Gap Analysis has been conducted between these documents and the EDDC Sustainability Appraisal and Strategic Environmental Assessment Draft Scoping Report – January 2021. The results are summarised in the Appendix below. It is also recommended that this analysis forms part of the Policy Context.

Task A2 – Collecting Baseline Information

Sidmouth Town Council welcomes the collection of baseline information as part of the development of a new plan and would like to make the following recommendations with regard to the collection of baseline information

Biodiversity – The recently formed Sid Valley Biodiversity Group are undertaking baseline studies of a range of species and should be consulted on their findings. In particular the 2020 Hedgerow Survey conducted by Sidmouth Arboretum revealed that the hedgerows of the Sid Valley are in decline, and it is likely that the same is true across East Devon. Many hedgerows have failed and become relict because of lack of appropriate maintenance. Others are in a poor state because of excessive use of tractor mounted flails.

Connectivity – Broadband performance is generally thought of as being poor in the Sid Valley and whilst we welcome the focus this issue has been given; it would be helpful to collect some baseline information to determine the actual speeds being achieved as most people report less than is commonly advertised by suppliers.

Task A3 - Identifying key sustainability issues

Sidmouth Town Council welcomes the consideration of the 14 areas listed as part of the development of the new local plan and would like to highlight the following observations, in addition to the policy considerations listed in the recommended documents under Task A1.

Biodiversity – Hedgerows make a significant contribution to the look of East Devon and they also have significant environmental importance but are absent from the specific issues identified. Hedgerows perform the following functions:

- They increase biodiversity as a home for many species of animals from invertebrate groups through to small mammals, and plants and fungi, and they are a food source for many species of animal.
- They increase tree cover.

- They increase carbon sequestration.
- They reduce the spread of traffic pollution, especially particulates.
- They slow surface water flow in times of heavy rain.
- They reduce soil erosion caused by wind.
- They contribute to public wellbeing through these effects, and by being a visually attractive landscape feature

Mature standard trees have a particular environmental and social value. The survey estimated the reduction in the number of standard trees and young trees that are the future standard. The combination of Ash Dieback and tractor mounted flailing will leave the valley's hedgerows with only 20% of the hedgerow tree population that would have been present 100 years ago.

Climate change and carbon emissions – Whilst welcoming the need for reduced carbon footprint from new buildings, the plan needs to also consider how the carbon footprint of existing buildings can be reduced. Sid Energy was set up some years ago to foster local power generation but the take up was not sufficient, despite there being significant feed in tariffs available; something that is no longer available.

In addition, it is noted that transport emissions have not reduced in East Devon as much as other emissions. Provision of alternatives to private car transport are vital. However lower usage is more important than rapid migration to electric cars as the carbon emissions from manufacture are roughly the same as from usage.

Wellbeing – Take away food outlets are a feature of all towns but the litter created by them can be significant. Much of this has the sellers name written on it and yet there appears to be no attempt to discourage unthoughtful disposal. Litter also appears on the beach and esplanade, and it often relies upon volunteers to remove it before it ends up in the sea. Much of this waste is plastic, adding to the mountain of such materials already polluting the world's oceans. Waste bins are provided and some residents and visitors do attempt to dispose of their waste thoughtfully but bins are not always emptied often enough. The emptying schedule appears to be governed by the clock whereas the weather has a far greater impact on the volumes of waste generated. Not surprisingly more people come to the beach when it is sunny rather than raining.

Connectivity and transport – The report highlights the poor quality of broadband connections in parts of East Devon, highlighting the more rural areas. However, there are also significant broadband issues in towns such as Sidmouth where many have to rely on significant lengths of copper wire to the fibre boxes some distance away.

Task A4 - Defining sustainability objectives

Biodiversity - EDDC should work with local land owners and farmers to examine and extend best practice in hedge maintenance. It should work with Devon County Council and Highways England to evaluate and improve the roadside hedgerows.

Historic and Built Environment – Any changes to the Esplanade and sea front as part of any Beach Management Scheme must be in keeping with the character of the area and must maintain the connection between the Town and the sea.

The Council should seek excellence and quality in all additions to our built environment.

The green spaces, corridors, conservation areas, and views laid out in the Sid Valley Neighbourhood Plan should be protected.

Climate change and carbon emissions – Minimising carbon emissions is indeed a vital objective for the plan but the plan actions should also include EDDC leading by examples in their offices and other property as well as in the activities they perform.

Land Resources – In addition to enhanced recycling EDDC should seek to encourage reuse or repurposing of both personal and council assets wherever possible.

Wellbeing – Take away food licencing should be far more tightly linked to efforts to control littering with deposit schemes, or similar, introduced to discourage unsociable disposal of waste. Location of bins in the vicinity of take away outlets should be reviewed, acknowledging many will eat whilst walking. Current litter blackspots should be targeted with new, or relocated, bins.

Seaside town litter reduction strategies need to tie bin emptying to the weather rather than a timetable.

Town centres – Working with Devon County Council, EDDC should seek to pedestrianise town centres to make them a more pleasant place to be, and to support local businesses.

Appendix

Sidmouth Town Council Environment Policy		Sid Valley Neighbourhood Plan	STC submission to DCC Net Zero Taskforce	EDDC Local Plan 2021 - 2040
Natural Environment	Protect, and where possible enhance, the designated green spaces and corridors, conservation areas, and views, as laid out in the Neighbourhood Plan.	Policy 1	<p>Food, land and sea – Support RHS Greening Great Britain encouraging horticulture and public space rewilding with DCC and EDDC</p> <p>Food, land and sea – Protect open spaces and encourage use for wellbeing activities</p>	<p>Sustainability Objectives – Landscape: To conserve and enhance the landscapes/ seascapes of our natural environment. Issues: 2/3 within AONB but scope for policy protection for other areas</p> <p>Sustainability Objectives - Health and activity: To support healthy and active communities where people have access to attractive and functional recreation spaces. Issue: Allow people to be physically active</p> <p>Sustainability Objectives - Wellbeing To support safe communities where people are not exposed to pollution. Issue: Minimal pollution and crime</p>
	Support and encourage the creation of a sustainable built environment through the planning process.	BN03	<p>The Built Environment - Higher building standards to improve appearance of public spaces</p> <p>The Built Environment – Promote energy efficient housing and refuse permission if not</p>	<p>Sustainability Objective - Historic and built environment: To conserve and enhance our built and historic assets and promote high quality architecture, design and accessibility in new build development. Issues: Heritage asset protection whilst offering town centre regeneration</p> <p>Sustainability Objective – Homes: To provide and maintain a sufficient supply of good quality, financially accessible homes of mixed type and tenure. Issue: Affordable housing acknowledging different people have different needs</p> <p>Sustainability Objective – Climate change and carbon emissions To minimise greenhouse gas emissions. Issue: High quality buildings with minimal emissions</p>
	Consider impact on biodiversity and sustainability of the management and use of the Sidmouth Town Council estate.	BN02	<p>Food, land and sea – Create Biodiversity Plan</p> <p>The Built Environment – Encourage urban community allotments and use planting as barriers rather than fencing</p>	<p>Sustainability Objective – Biodiversity: To conserve and enhance the habitat and wildlife of our natural environment. Issues: Ongoing threats and development can be directed to areas of lesser sensitivity.</p>

Low Carbon Town	Reduce greenhouse gas emissions from Sidmouth Town Council activities year on year until carbon neutrality is achieved, and promote the same in the community.	BN01	<p>Mobility – Enhance Electric car charging stations</p> <p>The Built Environment – Promote energy efficient housing</p> <p>Energy and Waste – Use Green energy suppliers</p>	
	Support the appropriate generation and use of renewable and low carbon energy	<p>Policy 19</p> <p>Policy 20</p> <p>Policy 19</p>	<p>The Built Environment – Encourage clean growth projects and the circular economy</p> <p>Energy and Waste – Encourage renewable energy projects</p> <p>Energy and Waste – Encourage owners of larger buildings to generate their own electricity/heat</p>	<p>Sustainability Objective – Climate change and carbon emissions To minimise greenhouse gas emissions. Issue: Support for renewable energy generation projects</p>
	Encourage use of public and shared transport, bicycles, and walking for both residents and visitors by provision, or promotion with others, of appropriate assets	<p>AC03</p> <p>AC05</p> <p>AC02</p> <p>Policy 15</p> <p>Policy 21</p>	<p>Mobility - Create network of bike paths</p> <p>Mobility – prioritisation of pedestrians and bicycles over cars and develop out of town parking</p> <p>Mobility – Use electric powered buses with bike racks on them</p> <p>Mobility – Promote walking routes, especially around schools</p> <p>Mobility – Provide electric bike docking points and more cycle racks</p> <p>Mobility – Enhance long distance walking paths as alternative to SW Coast Path</p>	<p>Sustainability Objective – Connectivity and transport : To connect people and businesses digitally and physically through the provision of broadband, walking, cycling, public transport, road networks and other transport infrastructure both within and beyond East Devon. Issue: Broadband and non car infrastructure.</p>
Sustainability	Practice recovery, reuse, repair, remanufacturing and recycling in Sidmouth Town Council’s activities and promote the same in the community.		<p>Food, land and sea -Work with local schools on projects on food waste reduction</p> <p>The Built Environment – Repair rather than replace infrastructure (e.g. bus shelters)</p> <p>Energy and Waste – Encourage zero waste and no single use plastics events</p> <p>Energy and Waste – Support beach clean and litter picking events</p>	
	Preferentially engage local contractors who		Mobility – Produce Devon sustainable tourism strategy	

	demonstrate alignment to the Sidmouth Town Council's Environmental Policy		<p>The Built Environment – Use locally sourced materials for new housing</p> <p>Energy and Waste – Select Contractors based on environmental commitments</p>	
	Consider the impact of future climate change, such as sea level rise, intensity of storms, and drought, on all decisions		<p>Food, land and sea – Support reduced water use initiatives with SWW</p>	<p>Sustainability Objective – Climate change adaption: To adapt to the possible effects of climate change. Issue: Address flooding and erosion</p> <p>Sustainability Objective – Water resources :To utilise our water resources efficiently and minimise their loss or degradation. Issue: Maintain water quality</p>
Engagement	Inform and engage Sidmouth's residents and businesses, schools and event organisers of the Council's environmental activities, and respond and react to feedback.	BN03 - Trees BN04 – SiB CC04	<p>Food, Land and Sea – encourage local environmental groups to thrive and expand activity</p> <p>Energy and Waste - Create library of documents to help individuals reduce their environmental impact</p>	<p>Stage D: Consulting on proposed local plan and the SA report.</p>
	Support individual, business, charity, and event organiser behaviour change and adoption of low environmental impact practices.	BN02 Policy 17	<p>Food, land and sea – Encourage horticulture/allotments and collective growing</p> <p>Mobility – encourage working from home and enhance broadband</p> <p>The Built Environment – Promote cross generational volunteering</p>	
	Set biannual targets and report on progress, undertaking periodic audits of the Sidmouth Town Council's environmental management system		<p>The Built Environment – Upgrade Town Council buildings to ensure they have zero carbon emissions and publish progress to that goal</p> <p>Energy and Waste – Promote measuring carbon footprint</p>	
		ET04	<p>Food, land and sea – Beach Management Plan and Flood Planning</p>	
			<p>Food, land and sea - Encourage local plant based alternatives to meat and dairy</p>	
			<p>Food, land and sea – Stop plastic getting into sea by redesigning drains</p>	

				<p>Sustainability Objective - Land resources To utilise our land resources efficiently and minimise their loss or degradation. Issue: Sensitive exploitation of natural resources</p>
				<p>Sustainability Objective - Water resources To utilise our water resources efficiently and minimise their loss or degradation. Issue: Protection of water quality</p>
				<p>Sustainability Objective - Access to services To provide accessible and attractive services and community facilities for all ages and interests. Issue: Provision for rural areas</p>
				<p>Sustainability Objective - Jobs and employment To foster a strong and entrepreneurial economy and increased access to high quality skills training to support improved job opportunities and greater productivity. Issue: Historically low unemployment but low wage – attracting skilled jobs</p>
				<p>Town centres To safeguard and strengthen the vitality and viability of town centres. Issue: Challenge of online retail to existing shops</p>

Sidmouth Town Council Environment Policy uses 4 heading:

- Natural Environment
- Low Carbon Town
- Sustainability
- Engagement

DCC Zero Carbon Document uses 4 heading:

- Food Sea and Land
- The Built Environment
- Energy and Waste
- Mobility

EDDC Plan used 14 heading in defining sustainability Objectives

1. Biodiversity
2. Landscape
3. Historic and built environment
4. Climate change and carbon emissions
5. Climate change adaption
6. Land resources
7. Water resources
8. Homes
9. Health and activity
10. Wellbeing
11. Access to services
12. Jobs and employment
13. Town Centres
14. Connectivity and transport

Sidmouth Town Council 1st March 2021 New East Devon Local Plan (2021 – 2040)

Introduction

A draft of this report was considered by the Planning Committee on 17th February. The Committee made a number of observations which have been incorporated in the report which is now submitted to the Town Council for approval. This report, subject to any further amendments at the Council meeting, will be submitted, along with the views of the Environment Committee, to East Devon District Council.

The District Council have explained that a new version of the Local Plan is required because the existing document was prepared more than 5 years ago in accordance with the then current National Planning Policy Framework (NPPF) which was revised in 2019. Also, there is now a need to review the development framework across the District following the District Council's decision to withdraw from the Greater Exeter Strategic Plan.

The Planning Department hope to issue a draft local plan for public consultation in 2022 and to adopt the new plan by 2024. To begin public involvement they have published an **Issues and Options Report** <https://storymaps.arcgis.com/stories/2c878e2028554dd4b5508cbe335fda1a> and have asked for observations by 15th March 2021.

An on-line form is available which poses a number of District-wide questions and options which Members are invited to complete as individuals. So far as **Sidmouth** is concerned, the approach adopted by the Planning Committee is that, whilst not ignoring the wider strategic needs of East Devon, we should look at the proposed objectives of the Local Plan and concentrate on the concerns and aspirations of our home town.

In that regard we are extremely fortunate because we already have the Sid Valley Neighbourhood Plan. This contains a number of policies and community actions which Sidmouth Town Council adopted following extensive research, public engagement and, finally, recent approval by the Public. Our response to the proposed new Local Plan is largely based on the Sid Valley Neighbourhood Plan and East Devon District Council are asked to draw on this in preparing proposals for Sidmouth in the new Local Plan. A link to the documents is included at the end of this report.

The Issues and Options Report proposes the following objectives for the new Local Plan:

1. Designing for health and well-being. To encourage healthy lifestyles and living environments for all East Devon residents.

We strongly support this objective. It's a theme which should run like a golden thread throughout the Local Plan and every policy should be tested to see if it accords this objective.

It's important to recognise that health and well-being includes mental health, that younger people should not be overlooked, nor should people of all ages who can suffer from loneliness and depression. Also, that as well as any positive proposals (provision of play areas, planting etc) the negative effects have to be considered (the strain on community services from additional housing etc).

Furthermore, we recognise the importance not only of the obvious examples like doctors' surgeries but that Community Halls, Churches, Pubs, Youth Clubs etc all have their important part to play and policies should seek to protect them.

2. Tackling the climate emergency. To ensure all new development moves the district towards delivering net-zero carbon emissions by 2040 and that we adapt to the impacts of climate change.

We support this as an objective. There is a role to play for Building Regulations and we would encourage the District Council to ensure that plans for all new dwellings include solar panels etc. Furthermore, the Sid Valley Neighbourhood Plan recognises that there is also a place for appropriate small scale renewable energy development. There are, however, a number of important pre-conditions set out in the Plan. We would not wish to see the development of large on-shore renewable energy development because of the effect on the AONB landscape and tourism. Similarly, the coast and seascape must be protected so any offshore energy infrastructure should be positioned to minimise visual impact from the East Devon coast. An off-shore wind farm, visible from the coast, would be highly unacceptable.

The Local Plan should also recognise the need for mitigation of the effect of climate change eg. a sensitively designed sea wall in Sidmouth.

3. Meeting future housing needs. To provide high quality new homes to meet people's needs.

We do not wish to see any extension of the Built Up Area Boundary (BUAB). Sidmouth's situation, surrounded by open countryside, is part of its great attraction.

We do not foresee any problem in Sidmouth in meeting the housing requirement in the existing local plan of 150 dwellings. Indeed, much of the allocation has already been completed. However, the most significant shortfall in the Sid Valley is affordable housing for young people and this represents the priority area to be addressed.

There is limited potential for new residential development within the BUAB because of the tight constraint of the boundary. Where development is proposed it should not be in such numbers as to overwhelm the existing built environment, infrastructure and services. Nor should it damage access to, or the amenity of, the open countryside of such areas as The Byes and the East Devon AONB. It must include a proportion of affordable housing as detailed in the Sid Valley Neighbourhood Plan.

If, however, the local or national pressure to allocate additional land for housing proves irresistible, then the only possible site appears to be the land adjoining the B3176 Bulverton Road to the North of Higher Woolbrook Park. This should be combined with a park and ride scheme into the town.

Outside, but immediately adjacent to the boundary, we would be prepared to accept small development(s) of "Exception sites". These should not be specifically allocated. There should be strict criteria before any applications are approved and strict control involving a test of "local connection" regarding the occupants.

There is a noticeable number of second homes in Sidmouth and we suggest that this is a topic which should be addressed in the new local plan.

4. Supporting jobs and the economy. To support business investment and job creation opportunities within East Devon and support a resilient economy.

Sidmouth has been blessed, whether we wanted it or not, with a prospective business park at Two Bridges, Sidford which Sidmouth Town Council have consistently opposed. At the present time this development has not been implemented. If this remains the case we would urge that the site be removed from the Local Plan including the so-called phase 2 which was intended to be developed only if and when the first phase was occupied.

We would resist the allocation of additional land within our town, although we would strongly support the improvement of the Alexandra Industrial Estate and a new access onto the B3176 Bulverton Road.

From an East Devon strategic point of view, we would see wish to see the majority of employment development within the East of Exeter Economic Area.

Particularly at the present time, we see the virtue (and necessity) of home working and in accordance with the Sid Valley Neighbourhood Plan would commend a policy to support home-working provided it does not impinge on the neighbourhood.

5.Promoting vibrant town centres. To promote the vitality of our town centres, encourage investment, greater flexibility and a wider range of activities to increase footfall and spend.

We consider that this is an important objective because of the knock-on benefits to a sense of well-being, tourism, the local economy and hence the vitality of the town. It was particularly gratifying to see a picture of Old Fore Street, Sidmouth used in the consultation document as an example of a vibrant Town Centre. However, there is huge scope to go further in terms of pedestrianisation and enhancement (planting, seating etc) and we would urge the adoption of suitable policies not just in Sidmouth but throughout towns and even villages in East Devon.

We are aware of the number of charity shops in Sidmouth and prefer to see a shop occupied by a charity than empty. Our Planning Committee have, in the past, supported several planning applications to convert retail to domestic use where it is clear that the building has no realistic future as retail in order to support life in the town.

We would welcome much clearer plans in the new Local Plan than those which currently exist showing particular designated areas within the towns including Conservation Areas and Areas of Special Control of Advertisements and an explanation of the implications so that all is clear.

6. Designing beautiful and healthy spaces and buildings. To promote high quality beautiful development that is designed and constructed to meet 21st century needs.

We would commend the approach adopted in the Sid Valley Neighbourhood Plan of including a policy, not only that buildings should be well designed but should not adversely impact on neighbours. Also, we consider that Local Distinctiveness is important and should be supported by policies.

We are also concerned about light pollution, not least because of the Norman Lockyer Observatory, and would recommend a similar policy in the Local Plan.

7. Our outstanding built heritage. To conserve and enhance our outstanding built heritage.

East Devon, including Sidmouth in particular, is highly dependent on tourism which itself depends on our historic buildings as well as our outstanding natural environment (see below) and we would fully support appropriate policies.

8. Our outstanding natural environment. To protect and enhance our natural environment and support an increase in biodiversity.

Two policies in the Sid Valley Neighbourhood Plan relate to the designation of Green Corridors and Local Green Spaces. These policies seek to protect the environment as well as encourage diversity. We would recommend that the Local Plan either includes specific designations or specific support for their designation across East Devon. Also, a policy to support the designation of protected views.

9. Promoting sustainable transport. To prioritise walking, cycling and public transport and make provision for charging electric vehicles, whilst reducing reliance on fossil fuelled vehicles.

We support this objective and recommend a policy, in accordance with the Sid Valley Neighbourhood Plan, that new developments should be designed to incorporate shared use paths and through routes (not paths) for pedestrians and cyclists.

We would also wish the new Local Plan to include support in principle for a park and ride scheme on the outskirts of Sidmouth provided certain criteria are met.

10. Connections and infrastructure. To secure infrastructure needs at an appropriate time to support new development.

We are not sure quite what this objective means. If it means seeking improvements in eg rail link and road links, broadband speeds etc then we would support. Similarly a policy to require developers to contribute to any new infrastructure which their development requires.

Notes:

1. As a corporate organisation we did not consider that it was feasible to submit an on-line response to the Consultation Questionnaire. Sidmouth Town Council are therefore submitting this preliminary response as best we can within the time allowed, generally in support of the proposed objectives and including examples of policies we would wish to see in the new Local Plan as it emerges. We will, of course, continue to engage in the process and to send further and more detailed submissions at the appropriate time. We would particularly request that the Town Council be consulted on any proposed land allocations in order that we can have a full opportunity to respond.

2. A link follows to the documents associated with the Sid Valley Neighbourhood Plan and Community Actions:

The Plan and supporting documents can be found by following the links below:

[Sid Valley Neighbourhood Plan](#)

[Sid Valley Place Analysis](#)

[Sid Valley Basic Conditions Statement](#)

[Sid Valley HRA SEA Screening Report](#)

[Sid Valley Consultation Statement](#)

[Community Actions appendix to the plan](#)