



To all Members of the Planning Committee

Planning Committee Meeting Monday 21st August 2017

Chairman: Cllr. M Shaw

**Councillors: K. Beer, P. Burrows, M. Hartnell, M. Pigott, H. Sanham,
J Rowland**

15th August 2017

You are summoned to attend a meeting of the Planning Committee on Monday 21st August 2017 at 7pm at Marshlands Centre, Harbour Road, Seaton, EX12 2LT.

Amy Tregellas

Town Clerk

This meeting has been advertised as a public meeting and as such could be filmed or recorded by broadcasters, the media or members of the public. Please be aware that whilst every effort is taken to ensure that members of the public are not filmed, we cannot guarantee this, especially if you are speaking or taking an active role.

AGENDA

1. Apologies

To receive apologies for absence

2. Declarations of Interest

To receive Declarations of Interest

3. Minutes

To confirm the minutes of the Planning Committee held on Monday 7TH August 2017.

4. District Council Members

It is formally noted that the participation of those Councillors who are also members of the East Devon District Council in both the debate and the 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

5. Public Question Time

To allow questions or reports from members of the public.

6. Applications for consideration:

- | | | |
|-----------------|--------------------|--|
| 7. 17/1126/FUL | Mr & Mrs J Souttar | 6 SCALWELL PARK,
SEATON, EX12 2DD
Retrospective application for retention of rooflights and first floor windows (revised scheme to 16/1686/FUL) amendments relating to corrected plans (position of middle rooflight serving stairwell on east side lowered on elevation) |
| 8. 17/1589/FUL | Mr Anthony Elsom | 75 SEATON DOWN ROAD, SEATON
EX12 2HA
Construction of a single Storey side/rear extension to provide annex |
| 9. 17/1647/FUL | Mr Justin Werb | BARNARDS,
HAREPATH HILL
SEATON, EX12 2TF
Revision and amendments to recent application (consented) 16/2854/FUL. Reduction in size and projection of ground floor, front windows and two bays. Front 'Nantucket' style dormer to replace previously consented dormers and bay window of first floor. |
| 10. 17/1871/FUL | Mr Justin Werb | BARNARDS,
HAREPATH HILL,
SEATON, EX12 2TF
Construction of garage, retention of fence to crossed access. |

- | | | |
|----------------|-----------------|--|
| 11.17/1815/FUL | Mr & Mrs Coates | 10 OAKLANDS
CLOSE, SEATON
Ex12 2UQ
Construction of single storey
extension to rear and installation
of first floor window to side |
| 12.17/1871/FUL | Mr J Vesey | THE BRECKS, 51
BEER ROAD,
SEATON, EX12 2PH
Construction of dormer window
on rear roof slope and installation
of roof light on side facing roof
slope |
| 13.17/1910/OUT | Mrs E Lawrey | WEST RISING,
FREMINGTON ROAD,
SEATON EX12 2HX
Outline application with all
matters reserved for the erection
of 3 no. dwellings |

14. Planning Comments

To agree planning comments for circulation.

15. Decisions

To note planning decisions made by East Devon District Council:

17/1669/FUL – 52 Townsend Avenue, Seaton, EX12 2BG – Construction of single storey side extension. **APPROVED.**

17/0369/FUL – Land at Seaton Esplanade between Castle Hill and Beach Road Station - Re-development of Seaton Esplanade including: Pedestrianisation and alteration of levels: demolition of existing public toilets and Moridunum and construction of new building (for use classes A1, A3, A4, D1 and D2) with raised walkway and public

Space over; alterations to highway layout and associated highways works (including altered / new pedestrian crossings, relocated bus stops etc.) to allow formation of new public space with raised seating and siting of seasonal huts for commercial (A1, A3, A4, and A5 uses) and associated works – **APPROVED.**

17/1511/V106 – Land off Barnards Hill Lane Seaton: variation of section 106 agreement related to planning consent 15/1195/MOUT - **APPROVED**

16. To note Tree Preservation Order(s)

17/0092/TPO Land on the boundary of 18 Hawkesdown View and 8 Everest Drive, Seaton EX12 2BJ.

Applications and plans are available for inspection on East Devon District Council's website www.eastdevon.gov.uk . Applications and plans are also available to view at the offices of Seaton Town Council, Marshlands, Harbour Road, Seaton, between 9.00am and 2.00pm, Monday to Thursday. Applications and plans may also be

inspected on line at East Devon District Council, Knowle, Sidmouth during office hours. Any written representations received at the Town Council Offices before 9.30am on the day of the meeting will be considered by the Committee.

**DRAFT Minutes of the Planning Committee
Monday 7th August 2017**

Present:

Chairman: Cllr. M. Shaw

Councillors: K. Beer, P. Burrows, M Hartnell, M Pigott, H. Sanham,
J. Rowland

In attendance: Cllr R Webster
Assistant to the Town Clerk

069 Apologies for absence

There were no apologies for absence.

070 Declarations of Interest

Cllr Shaw declared a personal interest as a Member of Devon County Council (DCC).

Cllr Burrows declared a personal interest as a Member of East Devon District Council (EDDC).

Cllr Hartnell declared a personal interest as a Member of EDDC.

Cllr Sanham declared a personal interest in item 8: 17/1658/ADV: Seaton Jurassic, the Underfleet, Seaton EX12 2WD in her role as a volunteer at Seaton Jurassic.

071 Minutes of the Planning Committee meeting held on Monday 24th July 2017

The Committee **RESOLVED** to agree the minutes of the meeting held on Monday 24th July subject to the following amendment: minute number 064 to read 'Cllr Sanham updated the Committee on progress with the planning application and stated that both the Environment Agency and EDDC Landscape architect were now supporting the application...' (moved Cllr Beer; seconded Cllr Burrows)

072 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 the 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.

073 Public Question Time

Mrs Charmaine Harding spoke on application 17/1452/FUL, Glen Roy, Westwood Way, Seaton EX12 2DH and raised the following concerns:

- When plans were first submitted Mrs Harding's property was not shown which meant that she was not canvassed for her views by EDDC.
- The second set of plans were also inaccurate and the current iteration of the plans remains inaccurate in part.
- Under the current plans, the development overlooks her garden, blocks the sun and one of the windows in the plans overlooks her property.
- Mrs Harding feels that the planning application has been mismanaged from the start.

Mr Tony Emery spoke in support of Mrs Harding's objections to the Glen-Roy application reiterating that three sets of plans have been produced and that the current set of plans is still inaccurate on the matter of the boundary. Mr Emery feels that there has been a general failure of the planning process in the matter of this application and that Mrs Harding is suffering undue stress and anxiety as a result.

Cllr Martin Shaw explained that it is hoped to provide visual representations of applications before the Planning Committee in the future to support discussions.

074 Applications for consideration

RESOLVED that in respect of the Planning Applications set out below, representations to the manner in which they should be determined be known to the East Devon District Council in accordance with schedule 16 of the Local Government Act.

075

17/1452/FUL

MR & MRS A MACE

GLEN-ROY,
WESTWOOD WAY,
SEATON, EX12 2DH
Construction of a chalet
Bungalow: *amended site plans
showing adjoining properties (ref
AM/17/16/041)*

The Committee discussed the advisability of STC Councillors visiting the site.

The Committee noted that while the boundary division is still not accurate on the current plans, the properties are shown correctly.

The Committee noted that the original plans were for a smaller development.

Cllr Sanham proposed an objection to this application because the current iteration means that the development over-shadows a neighbouring property, blocking out the sun and that the West facing window overlooks a neighbouring property. STC Planning Committee considers that a further site visit on the part of EDDC planning officers is essential.

(Seconded by Cllr Rowland)

Cllr Hartnell proposed an amendment asking EDDC to consider a change of room layout so that the bedroom with the window most overlooking the neighbouring property becomes a bathroom with an obscure glass window.

Cllr Sanham accepted the amendment to the proposal.

The Committee **RESOLVED** to object to the application

076

17/1126/FUL

MR & MRS J SOUTTAR

6 SCALWELL PARK,
SEATON, EX12 2DD
Retrospective application for
retention of rooflights and first
floor windows (revised scheme to
16/1686/FUL)

The Committee discussed the history of the application and changes mooted in the current revision.

The Committee recalled that the applicant had disregarded original conditions. The Committee noted that in the revised plans, the issue concerning the size and location of some of the windows has been addressed. Cllr Sanham reminded Councillors that the use of obscure glass had been one of the conditions applied. Cllr Hartnell proposed an objection to this application on the grounds that it still does not fully address the neighbour's privacy concerns as well as the applicant's disregard of previous conditions, together with a recommendation that EDDC carries out a site visit with a Planning Enforcement Officer before proceeding to a decision to ensure conditions are being adhered to.

(Seconded by Cllr Sanham)

The Committee **RESOLVED** to object to the proposal.

077

17/1658/ADV

DEVON WILDLIFE TRUST

SEATON JURASSIC,
THE UNDERFLEET,
SEATON, EX12 2WD
Display of 1 no. non-illuminated
fascia sign and 5 no. non-
illuminated banner signs

Cllr Sanham proposed no objection to this proposal.

(Seconded by Cllr Hartnell)

Members **RESOLVED** not to object to this application.

078 Planning Comments for circulation

The Committee agreed that their comments on applications 17/1452/FUL and 17/1126/FUL would be circulated.

079 Decisions – to note planning decisions made by EDDC.

Members noted the following planning decisions:

17/1177/FUL – Pembroke House, 109 Beer Road, Seaton – Erection of 2 no. dwellings. **REFUSED**

The meeting ended at 19.35

Chairman: _____

Date: _____