

**The Beehive  
Dowell Street  
Honiton EX14 1LZ**

**To all Members of Honiton Town Council Planning Committee**  
(For information to non-voting Members)

A meeting of **Honiton Town Council's Planning Committee** to which you are summoned, will be held via ZOOM on **Tuesday 8<sup>th</sup> September 2020 commencing at 7.00pm** to transact the following business

In accordance with the provisions of *The Local Authorities and Police and Crime Panels (Coronavirus) (Flexibility of Local Authority and Police and Crime Panel Meetings)(England and Wales) Regulations 2020*, this meeting will be held remotely and Members of the Town Council and members of the public can access the meeting by taking the following steps:

Download this: <https://zoom.us/j/92885604052>  
Meeting ID: 928 8560 4052  
Password: 909279

Dated this 2<sup>nd</sup> September 2020

*Heloise Marlow*

Heloise Marlow

***Deputy Town Clerk***

- 1. To appoint a Chairman of the Committee.**
- 2. To appoint a Deputy Chairman of the Committee.**



3. **To accept apologies for absence.**
4. **To receive declarations of interest and receipt of requests for new DPI dispensations on items on the agenda.**

Reminder for all Members

- You must declare the nature of any disclosable pecuniary interests. (Under the Localism Act 2011, this means the interests of your spouse, or civil partner, a person with whom you are living with as husband or wife or a person with whom you are living as if you are civil partners). You must also disclose any personal interest
- You must disclose your interest in an item whenever it becomes apparent that you have an interest in the business being considered
- Make sure you say what your interest is as this has to be included in the minutes (for example, 'I have a disclosable pecuniary interest because this planning application is made by my husband's employer)
- If your interest is a disclosable pecuniary interest you cannot participate in the discussion, cannot vote and must leave the room unless you have obtained a dispensation from the Clerk or Deputy Clerk

5. **To confirm the minutes of the Planning Committee held on [10<sup>th</sup> March 2020](#).**

4. **To consider the following applications, based on the information available: -**

20/0282/ADV	Mr Andy Horwood	<b>Tesco Honiton Store Battishorne Way Honiton EX14 2XD.</b> 3 no. non illuminated flag pole signs and 1 no. illuminated media screen/pod.
20/0623/ADV	Mr Haidar Karimi	<b>Honiton Barbers 66 High Street Honiton EX14 1PD</b> 4 no non illuminated fascia signs.



<b>20/0785/FUL</b>	<b>Julia Lake</b>	<b>23 Glenview Honiton EX14 2NT.</b> Erect retaining wall and replace fence above.
<b>20/0979/FUL</b>	<b>Mrs Kate White</b>	<b>13-15 High Street Honiton EX14 1PR.</b> Erection of 2 no. dwellings in rear garden.
<b>20/1013/FUL</b>	<b>Mrs Cheryl Gibbs</b>	<b>33 Hill Crescent Honiton EX14 2HY.</b> Alterations to front elevation to allow garage conversion.
<b>20/1053/FUL</b>	<b>Mr Richard Barton</b>	<b>96 High Street Honiton EX14 1JW.</b> Change of use of ground floor from A1 (retail) to A5 (hot food takeaway) and installation of extractor pipe.
<b>20/1054/LBC</b>	<b>Mr Richard Barton</b>	<b>96 High Street Honiton EX14 1JW.</b> Internal shop fitting and installation of extraction system (including external extractor pipe and grill) to facilitate change of use to (A5) Hot Food Takeaway and replacement fascia sign.
<b>20/1383/ADV</b>	<b>Mr Richard Barton</b>	<b>96 High Street Honiton EX14 1JW</b> Replacement non illuminated fascia sign.



20/1162/LBC	Elizabeth and Duncan Chilcott	<p><b>Montgomerys Hotel</b>  <b>115 High Street</b>  <b>Honiton</b>  <b>EX14 1LS</b></p> <p>Proposed internal and external alterations to facilitate change of use from use class (C1) Hotel to a mixed use comprising auction house and sales rooms and associated office/storage areas (sui generis); serviced (B1a) office space and retention of existing self-contained residential flat (C3) use, and; display of 2 no. hanging signs, 1 no. fascia sign, 1 no. wall mounted display board and 1 no. brass plaque.</p>
20/1729/ADV	Elizabeth and Duncan Chilcott	<p><b>Montgomerys Hotel</b>  <b>115 High Street</b>  <b>Honiton</b>  <b>EX14 1LS.</b></p> <p>Display of 2 externally illuminated no. hanging signs, 1 no. non-illuminated fascia sign, 1 no. non-illuminated wall mounted display board and 1 no. non-illuminated brass plaque.</p>
20/1206/LBC	Mr Christopher Cullen	<p><b>Manor House</b>  <b>143 High Street</b>  <b>Honiton</b></p> <p>Repairs and replacement of windows on front elevation. Replacement of aluminium windows at side and rear.</p>



20/1215/TRE	Simon Heathcote	<b>2 Mathews Close Honiton EX14 2WD</b> Silver Birch (between no. 1 and no. 2 Mathews Close. Crown lift the lowest 7 branches cut diameter no greater than 50mm.
20/1253/RES	Mr Mike Huxtable	<b>The Cedars Exeter Road Honiton EX14 1AN</b> Reserved matters application pursuant to outline permission 18/1706/OUT for the erection of two detached bungalows fronting onto Rookwood Close (seeking approval for access, appearance, landscaping, layout and scale). <i>Amended plans received relating to amendments to rear boundary line to accord with outline permission and removal of previously indicated access route to bin store.</i>
20/1295/OUT	Mrs Jules Layzell	<b>19 George Street Honiton EX14 1NJ.</b> Outline consent sought for a detached dwelling (all matters reserved except for access).
20/1299/FUL	Mr Scott Pearce	<b>The Cottage, 98A High Street, Honiton, EX14 1JW.</b> Construction of first floor rear and single storey side and rear extensions with the balcony over and external steps.



<b>20/1698/LBC</b>	<b>Mr Scott Pearce</b>	<b>The Cotage, 98A High Street, Honiton EX14 1JW.</b> Construction of first floor rear and single storey side and rear extensions with the balcony over and external steps; insertion of side window at first floor level.
<b>20/1315/VAR</b>	<b>Mr R Jackson (VHR Developments Ltd)</b>	<b>Former Pit Night Club Northcote Lane Honiton EX14 1EG.</b> Variation of condition 2 of planning permission 18/0868/FUL (Proposed conversion of existing nightclub into 2 no. apartments and 1 house) to allow changes in design.
<b>20/1387/TRE</b>	<b>Red Homes Letting</b>	<b>34 Butts Close Honiton EX14 2FS</b> Birch: fell
<b>20/1476/LBC</b>	<b>Mrs Janet Moore</b>	<b>Burwood Exeter Road Honiton EX14 1AL</b> Re-rendering 2 no. elevations: stepped front and side elevation to the west boundary.
<b>20/1594/FUL</b>	<b>Nick and Carrie McCance and Tyers</b>	<b>2 Hatcher Close Honiton EX14 2YG</b> Construction of two storey side and rear extensions.



20/1662/FUL	Ms Tori Pinny	<b>14 Tweed Close Honiton EX14 2YU</b> Construction of two and single storey extensions, insertion of 2 no. windows at the first floor level.
20/1768/TRE	Mr G Charleton	<b>9 Upland Chase Honiton EX14 2FT</b> T1 Ash – Carry out a crown reduction to historic reduction points, pruning cuts up to approx.. 60mm diameter. To reduce the shade in the garden created by the tree and maintain a canopy size suitable for the location.
20/1813/TRE	Mr Jason Mitchell	<b>7 Mathews Close Honiton EX14 2WD</b> T1 – To prune the crown of 1 x Oak tree by approximately 20% crown reduction via thinning, removing branch lengths of approximately 3m, making natural target pruning cuts of up to 50mm. in diameter thus reducing the end weight and lever arm of all branches maintaining the trees health and safety and periodic maintenance as this tree is a lapsed pollarded tree.  T2 – To prune the crown of 1 x Oak tree by approximately 20% crown reduction via thinning removing branch lengths of up to 3m in length and making natural target pruning cuts of up to



		<p>50mm. in diameter and a further 2 cuts of branches up to 75mm. diameter which are growing over the garage roof of 8 Mathews Close, stripping the Ivy from this tree to enable future visual tree assessments and reducing the end weight and lever arm of all branches maintaining the trees health and safety and periodic maintenance as this tree is a lapsed pollarded tree.</p>
<p><b>20/1814/TRE</b></p>	<p><b>Mr and Mrs Stephen Blundell</b></p>	<p><b>St Ritas Centre Ottery More Lane Honiton EX14 1AP</b></p> <p>T1 – Oak tree – remove 1 windblown, dead, hung up branch and crown lift this tree to approximately 4m. above ground level.</p> <p>T2, T3, and T5 – 3 x Oak trees – Crown clean and remove all significant deadwood found within the crown of these trees and crown lift to approximately 4m above ground level reducing the lever arm and end weight of all required branches.</p> <p>T6 – Beech tree – To remove one lower branch from the base of the tree.</p> <p>T9 – Oak tree – To crown clean and remove all significant deadwood from the garden side of this tree lifting to approximately 4m above garden height and reducing back the lever arm and end weight of all</p>





		<p>required branches on the garden side.</p> <p>T10 and T11 – 2 x Oak trees – To crown lift to approximately 4m above ground level and reducing the lever arm and end weight of all required branches on the garden side.</p> <p>G1 – Laurel shrubs – To prune and reduce in height to the lowest point retaining the existing screening provided by these shrubs.</p> <p>G2 – Holly trees – To reduce back to the main trunks all side growth of these trees which create a hedge.</p>
<b>19/2598/LBC</b>	<b>Miss Clare Hassall</b>	<p><b>81 High Street Honiton EX14 1PG</b></p> <p>Retention of internal works to create shower room at first floor and the insertion of fire door and firewall at ground floor to separate upper floors; retention of replacement ceiling and some replacement floor boards.</p>

**5. To note planning decisions, copy letters and correspondence received as per the list below and to resolve any matters arising.**

**Decision Notices**

- a) 19/2246/FUL – Land to the rear of 102 High Street, Honiton, EX14 1JW. Construction of 3no. dwellings. Approved.
- b) 20/0754/TRE – Land East of Yallop Way, Honiton. Alder: crown lift 3-4m as it's reducing light and crown thinning to remove bigger over hanging branches to prevent them falling on to shed. Split Decision. Ash T1- crown lift to 4.5m ground clearance. Hawthorne T2 – reduce back to clear the roof of the shed by at least 0.5m. Approved.



- Alder- crown lift to 3-4m. Refused.
- c) 20/1011/FUL – 36 Rosemount Lane, Honiton, EX14 1RJ. Construction of single storey front, side and rear extension. Approved.
  - d) 20/1060/FUL – 125 Millers Way, Honiton, EX14 1JB. Retention of boundary fencing. Approved.
  - e) 20/1161/FUL – Montgomerys Hotel, 115 High Street, Honiton, EX14 1LS. Proposed change of use from use class (C1) Hotel to a mixed use comprising auction house and sales rooms, and associated office/storage areas (sui generis); serviced (B1a) office space and retention of existing self-contained residential flat (C3) use. Approved.
  - f) 20/1343/FUL – Land at Gallery Close, Honiton. Construction of access ramp into The Gissage watercourse to provide operational access to the river channel for the Environment Agency and associated minor works. Approved.
  - g) 20/1346/COU – Lower Blannicombe Farm, Honiton, EX14 9TS. Change of use of land from agriculture to mixed agriculture and game bird rearing. Approved.
  - h) 20/1409/FUL – 8 Rowcroft Close, Honiton, EX14 1RL. Construction of two storey side extension. Approved.
  - i) 20/1432/FUL – 4 Eureka Terrace, Honiton, EX14 1DY. Construction of lean to carport, detached workshop/store, terrace with steps and landscaping. Approved.

## 6. Greater Exeter Strategic Plan

## 7. To close the meeting

**This meeting is open to Honiton Town Councillors, who are not members of the planning committee, and the public who are welcome to attend as observers. Anyone wishing to speak on an agenda item should notify the Town Council office by 12 noon on the day of the meeting.**

**Members of the public are permitted to film or record Town Council meetings to which they are permitted access. Those exercising their right to film, record or broadcast must respect the rights of others attending the meeting under the Data Protection Act 1998. Members of the public exercising their right to speak may be recorded.**

**Full details of public speaking at Planning Committee meetings are available from the Town Council Offices. Due to current restrictions the applications and plans are not currently available for inspection at the Town Council Offices. However these can be viewed online at [www.eastdevon.gov.uk](http://www.eastdevon.gov.uk). Any written representations received at the Town Council Offices will be considered by the Committee and forwarded to East Devon District Council. 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 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.**

**COPIES OF THIS DOCUMENT ARE AVAILABLE IN LARGE PRINT ON REQUEST**

