

**To all Members of Honiton Town Council,
Planning Committee**

A meeting of **Honiton Town Council's Planning Committee** to which you are summoned, will be held at The Beehive, Dowell Street, Honiton on **Tuesday 4th August 2026 commencing 7.00pm** to transact the following business.

This meeting will be a physical face to face meeting, which can also be viewed via Zoom. Please see details below to download Zoom, however this is not guaranteed.

Join Zoom Meeting: -

<https://us06web.zoom.us/j/85975143548?pwd=RFFka0lwK1dMakFOUVY4Wm0rWi9uZz09>

Meeting ID: 859 7514 3548

Passcode: 349386

Date: 29th July 2026

Christine McIntyre

Christine McIntyre

Interim Assistant to the Town Clerk

AGENDA

If members of the public make a representation to the meeting or simply attend, they will be deemed to have consented to being audio recorded. Voting will also take place by a show of hands and the Clerk will indicate that the votes have been counted.

1. Apologies for absence

To **RECEIVE** apologies and **APPROVE** any reasons for absence.

2. Declarations of Interests

To **RECEIVE** any declarations of interest.

Members are reminded that if they have a Disclosable Pecuniary Interest (DPI) (on their register of interest or otherwise) relating to any item on the agenda they are prevented from participating in any discussion or voting on that matter at the meeting as to do so would amount to a criminal offence. Similarly, if you are or become aware of a DPI in a matter under consideration at this meeting which is not on your register of interests or is in the process of being added to your register you must disclose such interest at this meeting, leave and not Vote on the item and register the DPI within 28 days. Similarly, other Personal Interests should be declared at this meeting.

3. Dispensations

To **NOTE** the grant of dispensations made by the Interim Assistant in relation to
The business of this meeting.

4. Public Question Time for items on the agenda

Questions relating to items on the agenda may be asked at the meeting, at the discretion of the mayor or meeting chairman. No more than 3 minutes will be allowed for any person speaking and normally up to a total of 15 minutes will be permitted. The council may respond verbally at the meeting or subsequently in writing.

Members of the public will be allowed to speak at the beginning of the meeting in the usual way. To ensure the smooth running of the meeting, members of the public should provide their questions in writing prior to midday on the day of the meeting. Questions received after midday will not be tabled at the meeting.

5. Planning Committee held on 7th July 2026

Committee is asked to **RESOLVE** to approve for accuracy the minutes of the Planning Committee Meeting held on **7th July 2026** as published and circulated with this agenda.

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

26/1401/FUL	Louise Sawyer	21 Avenue Mezidon-Canon Honiton Devon EX14 2TT
Removal of a conservatory and the erection of a single storey extension		
26/1401/FUL Removal of a conservatory and the erection of a single storey extension 21 Avenue Mezidon-Canon Honiton Devon EX14 2TT		
26/1386/FUL	Mr J Martin	Millhaven Millhead Road Honiton EX14 1RF
Single-storey side and rear extension		
26/1386/FUL Single-storey side and rear extension Millhaven Millhead Road Honiton EX14 1RF		
26/1201/FUL	Mr and Mrs A Carey	Felix House 51 High Street Honiton EX14 1PW
Partial change of use on ground floor from Class E to residential and proposed single storey rear extension allowing for roof terrace.		
26/1201/FUL Partial change of use on ground floor from Class E to residential and proposed single storey rear extension allowing for roof terrace. Felix House 51 High Street Honiton EX14 1PW		
26/1202/LBC	Mr and Mrs A Carey	Felix House 51 High Street Honiton EX14 1PW
Proposed single storey rear extension allowing for roof terrace. Other proposals include; new heritage style glass door to separate residential from workshop, installation of wood burner with flue sited in existing chimney, 2no new Conservation roof lights to the rear and minor internal layout changes.		
26/1202/LBC Proposed single storey rear extension allowing for roof terrace. Other proposals include; new heritage style glass door to separate residential from workshop, installation of wood burner with flue sited in existing chimney, 2no new Conservation roof lights to the rear and minor internal layout changes. Felix House 51 High Street Honiton EX14 1PW		

26/1438/FUL	Mr J Wilson	Gullane Hill House, 58 New Street, Honiton EX14 1BZ
Proposed 2 nd Floor Side/Rear Flat Roof Extension		
26/1438/FUL Proposed 2nd Floor Side/Rear Flat Roof Extension Gullane Hill House 58 New Street Honiton EX14 1BZ		

26/1439/LBC	Mr J Wilson	Gullane Hill House, 58 New Street, Honiton EX14 1BZ
Proposed 2 nd Floor Side/Rear Flat Roof Extension creation of new doorway, relocation of external guttering		
26/1439/LBC Proposed 2nd Floor Side/Rear Flat Roof Extension, creation of new doorway, relocation of external guttering Gullane Hill House 58 New Street Honiton EX14 1BZ		

26/1482/FUL	Matthew Box	5 Rookwood Close, Honiton EX14 1BH
Construction of single storey side extension		
26/1438/FUL Proposed 2nd Floor Side/Rear Flat Roof Extension Gullane Hill House 58 New Street Honiton EX14 1BZ		

26/0723/ADV	Mr Ken Jones	Unit 2 And 3 Heath Retail Park Heathpark Way Honiton EX14 1BB
High level signs to front and side elevation and loading bay sign to rear – <i>Amended plans received relating to elevation plan and external signage details</i>		
26/0723/ADV High level signs to front and side elevation and loading bay sign to rear Unit 2 And 3 Heath Retail Park Heathpark Way Honiton EX14 1BB		

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

Decision Notices

Application Number	Application Address	Proposal	HTC Comment	Decision
26/1047/FUL	7 Rowcroft Close Honiton EX14 1RL	The erection of a two storey side extension, part two storey and single storey rear extension, porch and outbuilding.	SUPPORT	APPROVED
26/0857/FUL	The Old Stables 59 High Street Honiton EX14 1PW	The conversion of the existing retail premises to a dwelling including construction of a single storey extension and removal of bay window	SUPPORT	APPROVED

26/0858/LBC	The Old Stables 59 High Street Honiton EX14 1PW	The conversion of the existing retail premises to a dwelling including construction of a single storey extension, removal of bay window, re-open doorway, additional indoor partition	SUPPORT	APPROVED
26/0588/FUL	106 High Street Honiton EX14 1JW	Change of use of building to residential use (use class C3), including internal subdivision and 2 storey extension on rear elevation to create 5no. flats. Construction of building in the rear garden to create 4no. flats, alongside associated access, parking and landscaping	SUPPORT - SEE BELOW*	REFUSED
26/0589/LBC	106 High Street Honiton EX14 1JW	Conversion of building to residential to create 5no. flats. Subdivision to include removal and construction of internal walls and the construction of a 2 storey extension on rear elevation. Removal of external staircase	SUPPORT	APPROVED
24/0841/MFUL	Land West Of Tower Road And East Of Cuckoo Down Lane Honiton	Detailed planning application for the change of use of land to football pitches, erection of clubhouse, new access and parking, landscaping, engineering and ancillary works.	SUPPORT	REFUSED
26/0945/FUL	Faraway Farm Honiton EX14 3TZ	Single Storey Extension to Workshop (retrospective)	SUPPORT	APPROVED
26/1237/VAR	16 Hatcher Close Honiton EX14 2YG	Removal of Condition Number 3 (Surface Water Drainage by means of soakaways) Planning Permission 26/0817/FUL (Construction of external store to side of dwelling) proposal to allow for 2no. water butts as agreed with SWW	SUPPORT	APPROVED

*Unanimous SUPPORT subject to the retention of a ground floor commercial unit fronting the High Street as recommended by the EDDC Economic Development Officer

APPEAL DECISION - REF: 6008283 – 149 High Street, Honiton EX14 1LJ - Change of use from its current use as retail to the ground and first floor, with residential above, to 1no full residential dwelling
Planning Ref:- 25/2244/FUL – Applicant Mr Mark Whitcombe

8. To close the meeting

Reminder for 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 and 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.
- Confidential information can be viewed at the Town Council Office during public opening hours of 10am – 1pm or by pre-arranged appointment for outside office hours.

**PLEASE NOTE THAT MEMBERS OF THE PUBLIC ARE WELCOME
TO ATTEND THIS MEETING AS OBSERVERS**

Under the Openness of Local Government Bodies Regulations 2014, any members of the public are now allowed to take photographs, film and audio record the proceedings and report on all public meetings (including on social media). No prior notification is needed but it would be helpful to let the office know of any plans to film or record so that any necessary arrangements can be made to provide reasonable facilities to report on meetings. This permission does not extend to private meetings or parts of meetings which are not open to the public. All recording and photography equipment should be taken away if a public meeting moves into a session which is not open to the public.

If you are recording the meeting, you are asked to act in a reasonable manner and not disrupt the conduct of meetings for example by using intrusive lighting, flash photography or asking people to repeat statements for the benefit of the recording. You may not make an oral commentary during the meeting. The Chairman has the power to control public recording and/or reporting so it does not disrupt the meeting.

Members of the public exercising their right to speak during Public Question Time may be recorded.

Copies of this document are available in large print on request

**COPIES OF ALL RELEVANT PAPERS MAY BE ACCESSED AT www.honiton.gov.uk
OR VIA THE TOWN COUNCIL OFFICE**