

EAST DEVON DISTRICT COUNCIL
Minutes of a Meeting of the Development Management
Committee held at the Council Chamber, Knowle, Sidmouth,
on Tuesday 9 March 2010

Present:

Councillors:
Paul Diviani (Chairman)
Andrew Dinnis (Vice Chairman)
David Atkins
Ray Bloxham
Derek Button
Bob Buxton
Geoff Chamberlain
Iain Chubb
Ray Franklin
Ann Liverton
Helen Parr
Pauline Stott
Graham Troman
Mark Williamson
Steve Wragg

Ward Members:

Councillors:
Graham Godbeer
Steve Hall
Stuart Hughes
David Key
Andrew Moulding
Frances Newth
Bob Peachey
Tony Reed
Ian Thomas

Officers:

Stephen Belli, Development Manager
Karime Hassan, Corporate Director
John Golding, Head of Housing & Social Inclusion
Hannah Jarvis, Assistant Democratic Services Officer
Paul Lowe, Housing Enabling Officer
Andrew Seddon, Senior Solicitor

Apologies:

Councillors:
Brenda Taylor
Mike Green
Graham Liverton

The meeting commenced at 2.00 pm and ended at 6.35 pm

***71 Minutes**

The minutes of the meeting of the Development Management Committee held on 9 February 2010 were agreed and signed as a true record.

***72 Cranbrook Funding Update**

The Chairman agreed, as a matter of urgency and significance, for the Portfolio Holder for Strategic Planning and Regeneration to advise Members that Housing Minister, John Healey had that day announced that EDDC was to receive a share in a £10 million funding pot to address green infrastructure issues across the country. The £200,000 share would help

EDDC to develop their Masterplan for Cranbrook and test the potential for higher eco-town standards for sustainable growth. The public sector funding package now in place for Cranbrook was in excess of £50 million; this would help to deliver key infrastructure, which would go towards making Cranbrook an exemplar prototype Eco Town.

He congratulated the New Growth point Team, led by Corporate Director Karime Hassan for their achievements in securing funding to date.

***73 Exclusion of the Public**

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

***74 Planning Appeal Statistics**

The Committee received and noted the report of the Head Planning and Countryside Services setting out appeals recently lodged and recent appeal decisions notified.

Concern was raised at the number of appeals that the Planning Inspectorate had allowed, which equated to half of those lodged. The Development Manager advised that compared with the number of applications dealt with through the delegated authority, the number of appeals lost was low. An analysis of the appeals approved by the Planning Inspectorate would be included in the six monthly appeals report submitted to the Committee shortly.

***75 Applications determined under delegated powers**

The Committee received and noted the Schedule of Applications for Planning Permission which had been determined under delegated powers as set out in Schedule 11 – 2009/2010 (attached).

In response to a query raised relating to a decision made on the installation of solar panels, the Development Manager asked that Committee Members notify him before the meeting of concerns/queries to enable him to give an informed reply. The Development Manager advised that he would look into the application and report back.

***76 Applications for Planning Permission and matters for determination**

RESOLVED: that the applications before the Committee be determined as set out in Schedule 11 – 2009/2010 (attached).

The following declarations of interest were made during consideration of the applications:

Councillor/ Officer	Ref. / Site	Type of interest (action taken)	Nature of interest
Councillor Paul Diviani	06/1902/MOUT The Boatyard, 2 The Harbour, Axmouth	Personal (remained in Chamber to speak and vote)	Councillor was a County Council representative on the East Devon AONB Board and Seaton and Exmouth Jurassic Coast Interpretation Centres Board

Councillor Bob Buxton	06/1902/MOUT The Boatyard, 2 The Harbour, Axmouth	Personal (remained in Chamber to speak and vote)	Councillor was a representative on the East Devon AONB Board
Councillor Ray Franklin	06/1902/MOUT The Boatyard, 2 The Harbour, Axmouth	Personal (remained in the Chamber to speak but did not vote)	Councillor was Chairman of the Seaton Regeneration Programme Board
Councillor Mark Williamson	06/1902/MOUT The Boatyard, 2 The Harbour, Axmouth	Personal (remained in Chamber to speak and vote)	Councillor was a representative on the Exmouth and Seaton Jurassic Coast Interpretation Centres
Councillor Paul Diviani	09/2093/MFUL Land north of Woolbrook Road, Sidmouth	Personal (remained in Chamber to speak and vote)	Councillor was a County Council representative on the East Devon AONB Board
Councillor Bob Buxton	09/2093/MFUL Land north of Woolbrook Road, Sidmouth	Personal (remained in Chamber to speak and vote)	Councillor was a representative on the East Devon AONB Board
Councillor Paul Diviani	09/1603/OUT & 09/1604/OUT Land opposite Pipers Place, Upottery	Personal (remained in Chamber to speak and vote)	Councillor was a representative and Chairman of the Blackdown Hills AONB Partnership
Councillor Bob Buxton	09/1603/OUT & 09/1604/OUT Land opposite Pipers Place, Upottery	Personal (remained in Chamber to speak and vote)	Councillor was a representative on the Blackdown Hills AONB Partnership
Councillor Paul Diviani	09/2399/FUL Primrose Farm, Upottery	Personal (remained in Chamber to speak and vote)	Councillor was a representative and Chairman of the Blackdown Hills AONB Partnership
Councillor Bob Buxton	09/2399/FUL Primrose Farm, Upottery	Personal (remained in Chamber to speak and vote)	Councillor was a representative on the Blackdown Hills AONB Partnership
Councillor Paul Diviani	09/1357/FUL Thorns Farm, Cotleigh	Personal (remained in Chamber to speak and vote)	Councillor was a representative and Chairman of the Blackdown Hills AONB Partnership

Councillor Bob Buxton	09/1357/FUL Thorns Farm, Cotleigh	Personal (remained in Chamber to speak and vote)	Councillor was a representative on the Blackdown Hills AONB Partnership
Councillor Pauline Stott	10/2238/FUL 2 Featherbed Lane, Exmouth	Prejudicial (left the Chamber during discussion and voting)	Councillor lived at the property
Councillor Andrew Dinnis	10/0033/MFUL Exeter and Devon International Airport, Clyst Honiton	Personal (remained in Chamber to speak and vote)	Councillor was a representative on the Exeter International Airport Consultative Group

***77 Clyst Valley: Application No: 09/2193/MOUT**

Councillor Ray Franklin asked that it be recorded in the minutes that he declined to shake hands with a member of the public at the meeting who was pleased with the decision of Committee as it was felt such action would have had inappropriate connotations.

***78 Pooh Cottage Caravan Site, Bear Lane, Budleigh Salterton: use of land for caravan rallies**

Consideration was given to the report from the Senior Solicitor updating Members on the monitoring of Pooh Cottage Caravan Site, following the Committee's resolution in June 2009 to support a request to Natural England to withdraw an exemption certificate under paragraph 6, Schedule 1 to the Caravan and Control of Development Act 1960 (CSCDA).

Members were advised that concerns of the neighbours over the running of the 'caravan rallies' had been noted however there was a lack of compelling evidence to support a request to Natural England for withdrawal of the CSCDA exemption certificate. There were currently no complaints from Environmental Health and no comments from Highways.

A further resolution had been made at the same meeting stating that a meeting of Officers, Ward Members and relevant representatives be convened with the owners of Pooh Cottage Caravan Site to consider the history and agree an action plan for the future. Members heard that meetings had taken place, with some positive progress made; these meetings were to continue. Neighbouring residents were to be kept informed and updated by Planning Officers handling the case.

Members supported the Senior Solicitor's recommendation to take no further action, at this stage, with regard to a request to Natural England to withdraw the CDCDA exemption certificate due the lack of supporting evidence and encouraged the carrying out of pro-active enforcement and monitoring in the future.

RESOLVED: That, due to the lack of sufficient supporting evidence and the substantial risk of legal challenge, no further action be taken at this stage as regard a request to Natural England to withdraw the exemption certificate under para.6, Schedule 1 CSCDA in respect of Pooh Cottage Caravan Site.

Chairman Date.....