

OTTERY ST MARY TOWN COUNCIL

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25 September 2025

Dear Councillors

I hereby give you notice that the **Planning Meeting of OTTERY ST MARY TOWN COUNCIL** will be held at **19:00 on Tuesday, September 30, 2025**, at **Ottery St. Mary Town Council (8 Broad Street, Ottery St. Mary, Devon, EX11 1BZ)**.

All members are hereby summoned to consider the matters detailed on the agenda below.

Yours faithfully

Jane Bushby
Ottery St Mary Town Council Admin

INFORMATION FOR MEMBERS OF THE PUBLIC/PRESS:

The law requires that public access is possible and not restricted, unless in the case of an agreed confidential session.

1. For members of the public/press that wish to speak at the meeting, under public participation, please raise your hand and wait for the Mayor/Chair to prompt you.
2. For those who have no visual access to the meeting, Members will state their name before speaking and voting.
3. For those who are unable to hear, the agendas and the minutes of the meeting will be available on the Council's website.
4. The order of business may be changed by a decision of the Council and by resolution without notice.

Note: Under the Openness of Local Government Bodies Regulations 2014, any members of the public are allowed to take photographs, film and audio record the proceedings and report on all public meetings (including on social media). 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 Chair has the power to control public recording and/or reporting so it does not disrupt the meeting

Mobile Phones, Pagers and Similar Devices – All persons attending this meeting are required to turn off Mobile Phones, Pagers and Similar Devices. The Chair may approve an exception to this request in special circumstances

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AGENDA

P/25/09/01 Apologies for Absence

To receive apologies for absence

P/25/09/02 Declarations and Disclosable Pecuniary Interests

To receive Declarations of interest for items on the Agenda and receipt of requests for new Disclosable Pecuniary Interests (DPIs) dispensations for items on the Agenda

P/25/09/03 Admission to Meetings

In consideration of the Public Bodies (Admission to Meetings) Act 1960 (publicity would be prejudicial to the public interest by reason of the confidential nature of the business to be transacted): to agree any items to be dealt with after the public and press have been excluded

P/25/09/04 Reports, Correspondence and Items referred to the Committee

- 1) Appeal Ref: 6000719 Proposal: Alterations to roof to allow for creation of first floor.
LOCATION: 2 The Orchard Tipton St John Sidmouth EX10 0AZ - **Appeal notice received**
- 2) Appeal Ref: APP/U1105/W/24/3358074 Clapperentale Farm, Escot Park, Ottery St Mary, Devon EX11 1LU - **Dismissed**

P/25/09/05 Minutes

To receive the Minutes of the Meeting of the Town Council of 28th August 2025 and to approve the signing of the Minutes by the Chair as a correct record

P/25/09/06 Planning Decisions Received

<u>25/1705/AGR</u>	Higher Ash Farm. - Higher Ash Farm Fenny Bridges Honiton EX14 3BL	Prior approval not required
<u>25/0896/VAR</u>	Otter Mead Sense, Otterhayes, Salston Ride, Salston , OM, EX11 1RH	Approval with conditions
<u>25/1186/CPE</u>	Black Studio Land At Long Barton, Higher Metcombe	CPE Approved
<u>25/1495/FUL</u>	Pinetrees, Exeter Road, Ottery St Mary Devon, EX11 1LH	Approval with conditions
<u>25/1031/DOC</u>	Ottery Feoffee Day Centre, Brook Street ,Ottery St Mary Devon EX11 1EZ	Discharge of condition
<u>25/1402/DOC</u>	Ottery Feoffee Day Centre, Brook Street ,Ottery St Mary Devon EX11 1EZ	Discharge of condition
<u>25/1586/FUL</u>	45 Oak Close Ottery St Mary Devon EX11 1BB	Approval with conditions
<u>25/1894/DOC</u>	34 Raleigh Road, Ottery St Mary, Devon, EX11 1TG	Discharge of condition
<u>25/0984/PDQ</u>	Stonehill Quarry Lodge, Lancercombe, Sidmouth, EX10 0JX	Deemed consent

<u>25/1513/VAR</u>	8 Hayne Park, Tipton St John, Devon, EX10 0TA	Withdrawn
<u>25/0411/FUL</u>	3 Mill Lane, Alfington, Devon EX11 1PF	Approved

P/25/09/07 Public Participation

To assist with the smooth running of the meeting, the Chair will allow members of the public present to submit questions/comments relating to items on the agenda for consideration prior to the application being heard. Individual contributions will be limited to 3 minutes. Where there is a group of objectors or supporters for an application, a spokesperson should be appointed to speak on behalf of the group. The Chair will invite the member of public to speak, after the application has been introduced.

P/25/09/08 To consider and determine observations on the following Planning Applications:

Reference	Applicant	Details
1) <u>25/1847/FUL</u>	Mr & Mrs Toby Cooper	Single storey rear extension 12A Kings Avenue, OS M, EX11 1TA
2) <u>24/1098/MFUL</u>	Ciera Deering (Elgin Energy Esco Ltd)	Construction and operation of a ground mounted solar farm and associated landscaping and ecological habitat, with permission being required for 40 years, comprising solar arrays, equipment housing, sub-station, fencing, ancillary equipment and associated development; temporary change of use of land for construction compound (off site) Land West of Escot Park Estate, Talaton

P/25/09/09 To receive Councillors' questions relating to Planning Matters

P/25/09/10 Date of the next meeting: TBC

[2025-08-28 - Planning Meeting - Draft Minutes.pdf](#)



Ottery St Mary Town Council

Minutes of the Planning Meeting held on **Thursday 28 August 2025** at **18:30**. The meeting was held in the **Ottery St. Mary Town Council (8 Broad Street, Ottery St. Mary, Devon, EX11 1BZ)**

Present: Ottery St Mary Town Council Admin, Cllrs Richard Grainger (Chair) , Vicky Johns (Mayor) , Janice Aherne and Sarah Martin
Minute Taker: Jane Bushby - Ottery St Mary Town Council Admin

P/25/08/11 APOLOGIES FOR ABSENCE

To receive apologies for absence

Apologies received from Cllrs Copus and Sneller

P/25/08/12 DECLARATIONS AND DISCLOSABLE PECUNIARY INTERESTS

To receive Declarations of interest for items on the Agenda and receipt of requests for new Disclosable Pecuniary Interests (DPIs) dispensations for items on the Agenda

Cllr Richard Grainger	No declaration made
Cllr Janice Aherne	No declaration made
Cllr Vicky Johns	No declaration made
Cllr Sarah Martin	No declaration made

P/25/08/13 ADMISSION TO MEETINGS

In consideration of the Public Bodies (Admission to Meetings) Act 1960 (publicity would be prejudicial to the public interest by reason of the confidential nature of the business to be transacted): to agree any items to be dealt with after the public and press have been excluded

Chair's initials _____

P/25/08/14 REPORTS, CORRESPONDENCE AND ITEMS REFERRED TO THE COMMITTEE

- 1) Appeal Ref: APP/U1105/W/25/3361026 Halls Farm, Road From Higher Metcombe to Metcombe Rise, Metcombe, Ottery St. Mary, Devon EX11 1SS - appeal dismissed
- 2) An item of correspondence was received from a resident regarding app 24/1833/FUL which had been circulated to the Planning Committee. A reply has been sent from the Planning Clerk.

P/25/08/15 MINUTES

To receive the Minutes of the Meeting of the Town Council of 18th August 2025 and to approve the signing of the Minutes by the Chair as a correct record

The Minutes were signed by the Chair as a correct record.

P/25/08/16 PLANNING DECISIONS RECEIVED

<u>25/1449/FUL</u>	36 Longdogs Lane, OSM, EX11 1HU	Approved with conditions
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P/25/08/17 PUBLIC PARTICIPATION

To assist with the smooth running of the meeting, the Chair will allow members of the public present to submit questions/comments relating to items on the agenda for consideration prior to the application being heard. Individual contributions will be limited to 3 minutes. Where there is a group of objectors or supporters for an application, a spokesperson should be appointed to speak on behalf of the group. The Chair will invite the member of public to speak, after the application has been introduced.

There were none present

Chair's initials _____

P/25/08/18 TO CONSIDER AND DETERMINE OBSERVATIONS ON THE FOLLOWING PLANNING APPLICATIONS:

Reference	Applicant	Details
1) 25/1705/AGR	Mr Adam Brown	A boiler room with fuel store and flue to provide heating of a broiler shed at Higher Ash Farm Higher Ash Farm, Fenny Bridges, EX14 3BL
Town Council comments; The Town Council support this application		
2) 25/1700/FUL	Graham & Angela Harvey	Widening of Garage and construction of first floor and porch extensions 11 Washbrook View, OSM, EX11 1EP
Town Council comments; The Town Council support this application		
3) 25/1709/FUL	Mr H & Mrs T Luce	Erection of ground fixed solar panels within the curtilage of an existing C3 dwelling Cadhay Barton, Cadhay, OSM, EX11 1QY
Town Council comments; The Town Council support this application		
4) 25/1735/TCA	Mr Richard Crosby	Yew - Prune to create an air gap of approximately 25-35cms between the wall, removing the overhang into public space. Reduce height by up to 2m. Hawthorn (large - front SE) - minor pruning to improve shape and encourage growth. reduce by pruning by 30-45cms. Hawthorn (small - front SW) - height reduction of approximately 1.2m and light pruning / shaping Church, Jesu Street, OSM, EX11 1EU
Town Council comments; The Town Council support this application		

P/25/08/19 TO RECEIVE COUNCILLORS' QUESTIONS RELATING TO PLANNING MATTERS

There were none

P/25/08/20 DATE OF THE NEXT MEETING: TBC

Meeting concluded at 18.52

Chair's initials _____

DRAFT

Chair's initials _____

DRAFT

Chair's initials _____