

8 January - Agenda Item 7 Update on Planning Applications status

This update provides information on the status of planning applications that Whimble Parish Council have been consulted on by East Devon District Council (EDDC) as the Local Planning Authority.

Planning Application Reference	Date considered by Whimble PC	Whimble PC Comments	EDDC Status
<p>22/0406/MOUT Land At Cobdens North Of London Road East Of Cranbrook Outline planning application for up to 1,435 new residential dwellings, a neighbourhood centre with a maximum of 750 sqm gross ground floor space (use classes E and sui generis (Hot food takeaways and pubs/bars)), a three form entry Primary School (use class F1) with associated nursery provision (use class E) and community room (Use class F2), a 50 place Special Educational Needs School (Use Class F1), public open space, allotments, Suitable Alternative Natural Green Space, drainage basins, landscaping, place of worship (Use class F1), parsonage, cemetery, 10 serviced pitches for gypsies and travellers, demolition of 4no. barns, and associated infrastructure with all matters reserved except for principal vehicular access off London Road to the south, connection to Phase 1 to the west, and vehicular access to the serviced pitches for gypsies and travellers off London Road to the south east</p>	<p>23 January 2023</p>	<p>The Parish Council feels that consideration needs to be given to inputting fast charging electric car points and fibre broadband.</p>	<p>Decision pending</p>

Planning Application Reference	Date considered by Whimple PC	Whimple PC Comments	EDDC Status
<p>19/0620/MOUT Cranbrook expansion Zone West, Large Site, Station Road, Broadclyst Outline planning application with all matters reserved except access to the existing highway network for the expansion of Cranbrook comprising up to 870 residential dwellings; C2 residential institutions; one primary school (Use Class F1) with early years provision (Class F1/E); mixed use area including Use Classes C3 (Residential), E (Commercial Business and Service Uses), F1 (Learning and Non-residential institutions), F2 (Local Community Uses), and Sui Generis (hot food takeaways, pubs/bars) (Class E and Sui Generis uses to comprise up to 1,500 sq metres gross); recreation facilities and children's play; green infrastructure (including open space and Suitable Alternative Natural Greenspace (SANGS)); access from former A30, Station Road and Burrough Fields and crossings; landscaping; allotments; engineering (including ground modelling and drainage) works; demolition; associated infrastructure; and car parking for all uses.</p>	<p>23 January 2023</p>	<p>The Parish Council feels that consideration needs to be given to inputting fast charging electric car points and fibre broadband.</p>	<p>Decision pending</p>

Planning Application Reference	Date considered by Whimble PC	Whimble PC Comments	EDDC Status
<p>21/1688/MFUL Land South Of Lily Cottage Exeter Road Whimble Roadside Service Area (RSA), including a Petrol Filling Station (PFS) comprising of a forecourt sales building, canopy, separate HGV and Car fuel pumps and underground storage tanks and a new Class E/Sui Generis drive-thru restaurant alongside associated car, coach and HGV parking, landscaping and off-site highway works on the B3174.</p>	<p>22 May 2023</p>	<p>The council had no objection to the amended plans.</p>	<p>On the agenda for the 8 January meeting – amendments to the application</p>
<p>14/2945/MOUT Farlands London Road Whimble Exeter EX5 2PJ Development of up to 260 houses, commercial/retail uses, public open space including youth sports pitch, vehicular access and associated infrastructure (outline application with all matters reserved except access and accompanying Environmental Statement)</p>	<p>22 May 2023</p>	<p>The council had no objection to the amended plans.</p>	<p>Decision pending</p>
<p>23/1163/FUL & 23/1164/LBC Perriton Barn, Talaton Road, Whimble, EX5 2QY Proposal for the refurbishment of dilapidated outbuildings for use as workshops.</p>	<p>7 August 2023</p>	<p>The council had no objections to these applications.</p>	<p>Decision pending</p>

Planning Application Reference	Date considered by Whimble PC	Whimble PC Comments	EDDC Status
<p>23/1729/FUL Hand and Pen Garage, London Road, Whimble, EX5 2FX Construction of a replacement dwelling in pursuant to planning approval 22/2834/FUL (conversion of workshop to residential dwelling and creation of a new access).</p>	<p>4 September 2023</p>	<p>The Council notes that the building in this application is larger than the previously approved plan 22/2834/FUL. This will increase the visual impact of the building and the parish council is disappointed that this larger building was not the subject of the original application.</p>	<p>Approved with conditions</p>
<p>23/1333/FUL Perky Pool Cottage, Talaton Road, Whimble, EX5 2QZ Proposed side extension to garage, formation of covered bin store, replacement external stairs, formation of two dormer windows on the front elevation and flat roof dormer on the rear elevation to facilitate the formation of an en-suite bathroom in the garage loft space.</p>	<p>4 September 2023</p>	<p>The Council notes that the applicant intends to make substantial alterations with appropriate materials and the development will be limited to family use. However, this is within the setting of a Grade 2 listed building and the development proposed is substantial. We would expect to see a report from the EDDC conservation team in relation to this application. The council requests that, if approval is given, that a condition be added that its use is ancillary to the main dwelling.</p>	<p>Decision pending</p>

Planning Application Reference	Date considered by Whimble PC	Whimble PC Comments	EDDC Status
<p>23/1732/FUL Larkbeare Court, Holly Ball Lane, Whimble, EX5 2QX Extension to cattle shed and creation of approach ramps.</p>	<p>4 September 2023</p>	<p>The council had no objection to this application.</p>	<p>Decision pending</p>
<p>23/2137/TRE 11 Strete Raleigh House London Road, Strete Raleigh Whimble, EX5 2PT Ash A1 - pollard to rejuvenate because of ash die back. Rowan R1 - dead, to be removed. Trees T1 to T16 (mainly oak and sweet chestnut) and T17 to T25 (mainly cherry and birch) - crown raise to highways height 5.2m to prevent damage from high sided vehicles.</p>	<p>16 October 2023</p>	<p>The council had no objection to this application.</p>	<p>Approved with conditions</p>
<p>23/2150/FUL Cotley House, Woodhayes Lane, Whimble, EX5 2QR Replacement of a glazed veranda with large garden room.</p>	<p>6 November 2023</p>	<p>The council had no objection to this application.</p>	<p>Approved</p>

Planning Application Reference	Date considered by Whimble PC	Whimble PC Comments	EDDC Status
<p>23/2306/FUL Wymcot, Church Road, Whimble, EX5 2TA. Proposed new dwelling and removal of existing garage and formation of new car standing space [previously submitted under 23/0804/FUL]</p>	<p>4 December 2023</p>	<p>The Council objected to this application on the grounds of over development, access to the site, there being no landscaping plan and objection from neighbours</p>	<p>Decision pending</p>
<p>23/2443/FUL Appletree Cottage, Hand and Pen Lane, Whimble, EX5 2PX Two storey side extension and single storey rear extension re-submission, [previously submitted under 23/1798/FUL]</p>	<p>4 December 2023</p>	<p>The council had no objection to this application.</p>	<p>Decision pending</p>