

**All Planning Decisions Made and Withdrawn Applications
between 01/10/2022 and 06/01/2023**

Alphington

Delegated Decision

Application Number:	21/1453/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	03/01/2023
Location Address:	Land At Aldens Farm East Chudleigh Road Exeter Devon		
Proposal:	Discharge conditions 6 (archaeological work scheme), 7 (Waste Audit Statement), 8 (LEMP), 9 (CEMP), 10 (surface water drainage - permanent), 11 (surface water drainage - construction), 12 (surface water drainage - adoption and maintenance), 13 (air quality measures), 14 (noise quality assessment), 15 (open space details), 18 (nesting birds details), 22 (carbon saving) and 28 (Construction Method Statement) of planning permission ref. 15/0640/OUT - Outline planning permission for residential development of up to 234 dwellings with accesses onto Chudleigh Road and Dawlish Road, associated landscaping, public open space, drainage and infrastructure with all matters reserved except for access. (Amended Scheme).		

Delegated Decision

Application Number:	22/0192/FUL	Delegation Briefing:	24/03/2022
Decision Type:	Decline to Determine	Date:	20/12/2022
Location Address:	11 Church Road Alphington Exeter Devon EX2 8SB		
Proposal:	Creation of parking area on front garden.		

Delegated Decision

Application Number:	22/0312/FUL	Delegation Briefing:	14/04/2022
Decision Type:	Permitted	Date:	14/12/2022
Location Address:	7 Lovelace Gardens Exeter Devon EX2 8XQ		
Proposal:	Proposed rear and side extension with additional exterior alterations.		

Delegated Decision

Application Number:	22/0469/FUL	Delegation Briefing:	
Decision Type:	Permitted	Date:	21/10/2022
Location Address:	Land At Matford Green Business Park Exeter EX2 8FN		
Proposal:	motor vehicle dealership for the sale of new and used motor vehicles including showroom, service centre workshop, bodyshop, with ancillary office space and ancillary storage, electric charging points, parking, landscaping including external wash bay housing, canopy and vehicular access.		

Delegated Decision			
Application Number:	22/0726/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	07/10/2022
Location Address:	Land South Of 5 Matford Way Exeter		
Proposal:	Discharge of condition 6 (Travel Plan) of application no. 21/0509/RES.		
Delegated Decision			
Application Number:	22/0890/FUL	Delegation Briefing:	
Decision Type:	Permitted	Date:	04/01/2023
Location Address:	28-30 Marsh Green Road West Exeter Devon EX2 8PN		
Proposal:	Change of use from B8 (Storage and distribution) to Sui Generis mixed use B8 and E(a) (Storage and distribution and non-food retail); part demolition and remodelling of southern building; part demolition and raise ridge height of northern building; new cladding and roofing finishes throughout; ground level raised to the east and alterations to site layout, turning and parking arrangements.		
Delegated Decision			
Application Number:	22/1113/FUL	Delegation Briefing:	25/08/2022
Decision Type:	Permitted	Date:	10/10/2022
Location Address:	57 Wellington Road Exeter Devon EX2 9DZ		
Proposal:	Proposed cabin for ancillary accommodation use.		
Delegated Decision			
Application Number:	22/1211/ADV	Delegation Briefing:	
Decision Type:	Permitted	Date:	31/10/2022
Location Address:	11 Hennock Road Central Marsh Barton Trading Estate Exeter Devon EX2 8NP		
Proposal:	New La Manufacture signage for the Citroen Showroom including internally illuminated totem sign		
Delegated Decision			
Application Number:	22/1228/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	01/11/2022
Location Address:	2 St Michaels Close Alphington Exeter Devon EX2 8XH		
Proposal:	Proposed front and rear extension, new garage and internal alterations.		
Delegated Decision			
Application Number:	22/1260/PD	Delegation Briefing:	
Decision Type:	Prior Approval Not Required	Date:	25/10/2022
Location Address:	2 St Michaels Close Alphington Exeter Devon EX2 8XH		
Proposal:	Proposed rear extension and internal alterations.		

Delegated Decision			
Application Number:	22/1262/PDPV	Delegation Briefing:	
Decision Type:	Prior Approval Required and Granted	Date:	10/11/2022
Location Address:	5 Matford Way Matford Exeter Devon EX2 8FN		
Proposal:	Installation of Solar panels		
Delegated Decision			
Application Number:	22/1288/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	65 Broadway Exeter Devon EX2 9LU		
Proposal:	Single storey rear extension, loft extension.		
Delegated Decision			
Application Number:	22/1347/PDPV	Delegation Briefing:	
Decision Type:	Prior Approval Required and Granted	Date:	14/11/2022
Location Address:	Bridge House Alphinbrook Road Marsh Barton Trading Estate Exeter Devon EX2 8RG		
Proposal:	Solar photovoltaic (PV) installation.		
Delegated Decision			
Application Number:	22/1350/FUL	Delegation Briefing:	
Decision Type:	Permitted	Date:	05/01/2023
Location Address:	4 Lovelace Gardens Exeter Devon EX2 8XQ		
Proposal:	Ground floor side extension.		
Delegated Decision			
Application Number:	22/1539/ADV	Delegation Briefing:	
Decision Type:	Permitted	Date:	24/11/2022
Location Address:	Enterprise Flex-E-Rent Grace Road Central Marsh Barton, Exeter EX2 8QA		
Proposal:	Internally illuminated freestanding sign		
Duryard And St James			
Delegated Decision			
Application Number:	22/0397/FUL	Delegation Briefing:	02/06/2022
Decision Type:	Refuse Planning Permission	Date:	09/12/2022
Location Address:	47 Union Road Exeter Devon EX4 6HU		
Proposal:	Purpose-built student accommodation for 10 rooms.		

Delegated Decision			
Application Number:	22/0526/FUL	Delegation Briefing:	05/05/2022
Decision Type:	Permitted	Date:	16/11/2022
Location Address:	38 Sidwell Street Exeter Devon EX4 6NS		
Proposal:	Change of use from Class E Retail to Hot Food Takeaway (Sui Generis), including installation of new shop front.		
Delegated Decision			
Application Number:	22/0717/FUL	Delegation Briefing:	30/06/2022
Decision Type:	Permitted	Date:	15/12/2022
Location Address:	36 Argyll Road Exeter Devon EX4 4RY		
Proposal:	Replacement Garage and Terrace at front of property.		
Delegated Decision			
Application Number:	22/0842/FUL	Delegation Briefing:	21/07/2022
Decision Type:	Permitted	Date:	12/10/2022
Location Address:	37 Sidwell Street Exeter Devon EX4 6NS		
Proposal:	Installation of Medpoint prescription collection machine into existing pharmacy shopfront.		
Delegated Decision			
Application Number:	22/0843/ADV	Delegation Briefing:	
Decision Type:	Permitted	Date:	12/10/2022
Location Address:	37 Sidwell Street Exeter Devon EX4 6NS		
Proposal:	Vinyl wrap to the front of the machine with pharmacy logo and operational instructions.		
Delegated Decision			
Application Number:	22/0981/FUL	Delegation Briefing:	11/08/2022
Decision Type:	Permitted	Date:	05/10/2022
Location Address:	2 Highcroft Court High Croft Exeter Devon EX4 4RW		
Proposal:	Replacement front balcony. Alterations front elevation materials.		
Delegated Decision			
Application Number:	22/1021/FUL	Delegation Briefing:	18/08/2022
Decision Type:	Permitted	Date:	05/10/2022
Location Address:	Alta Higher Duryard Pennsylvania Road Exeter Devon EX4 5BQ		
Proposal:	Extensions and alterations and construction of a detached car port and studio.		

Delegated Decision			
Application Number:	22/1040/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	22/11/2022
Location Address:	2 West Avenue Exeter Devon EX4 4SD		
Proposal:	T1 Beech. Reduce back lateral spread over garden of 4 West Avenue by a maximum of 2.5m, 40mm max cut diameter.		
Delegated Decision			
Application Number:	22/1050/FUL	Delegation Briefing:	18/08/2022
Decision Type:	Refuse Planning Permission	Date:	04/11/2022
Location Address:	47 Danes Road Exeter Devon EX4 4LS		
Proposal:	Ground floor and first floor rear extensions.		
Delegated Decision			
Application Number:	22/1081/TPO	Delegation Briefing:	
Decision Type:	Permitted	Date:	28/11/2022
Location Address:	33 Edgerton Park Road Exeter Devon EX4 6DD		
Proposal:	T1 Holm Oak - We have been asked by the home owner to cut branches away from the property (which has been done a number of times before) and then crown lift the tree to give more balance. The branches on the northern aspect are hanging quite low over the adjacent lane where neighbours park their cars so they hope this work will also benefit here too.I???m sorry but my photos don???t really give the tree and proposed work justice! You will see that there is a substantial gap in the crown of the tree where a neighbouring tree once stood, above this there are a couple of smaller dead branches that we will remove at the same time as the proposed work.Due to the nature of the growth of the lower branches, there isn???t a great deal to prune back to so we would like to remove 6 branches in their entirety, others will be suitable for branch reductions. Ultimately we are aiming to lift the crown by approximately 2m to give clearance to the house and better clearance over the adjacent lane.		
Delegated Decision			
Application Number:	22/1152/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	19/12/2022
Location Address:	Land At Rear Of Hatherly Laboratories Poole Gate Exeter Devon		
Proposal:	Construction of a new build single storey, flat roofed multifaith facility for the University of Exeter.		

Delegated Decision			
Application Number:	22/1167/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	22/11/2022
Location Address:	Linares Taddyforde Estate Exeter Devon EX4 4AT		
Proposal:	T1 - Cupressus macrocarpa - Crown lift area marked on the plan (over the drive of 'Koduke'; by removing 4 secondary branches. Two branches have evidence of 'hazard beams'. Two branches arise from a recent wound resulting from failure in the storms earlier in the year. 8-9 inch diameter pruning cuts to be made. Crown lift the remaining crown by 2 metres.T2 - Cupressus macrocarpa - Prune the area marked in the plan, taking back from the building by 1.5 metres. Crown lift from the lawn area by 2 metres, and from the shrubbery on the other side of the road by 1.5 metres.T3 - Cupressus macrocarpa - Prune the area marked in the plan, taking back from the building by 1.5 metres. Crown lift the remaining crown by 1.5 metres, consisting mostly of drooping branches hanging lower than the body of the crown.		
Delegated Decision			
Application Number:	22/1208/LPD	Delegation Briefing:	
Decision Type:	Permission not required	Date:	31/10/2022
Location Address:	1 Sidwell Street Exeter Devon EX4 6NW		
Proposal:	Replacement of existing Rainscreen Cladding Panels (Trespa) with Rockpanel Premium Cladding System and associated steel fixing frame.		
Delegated Decision			
Application Number:	22/1235/FUL	Delegation Briefing:	15/09/2022
Decision Type:	Permitted	Date:	31/10/2022
Location Address:	31 Well Street Exeter Devon EX4 6QL		
Proposal:	Timber cladding on east, south and west elevations		
Delegated Decision			
Application Number:	22/1297/FUL	Delegation Briefing:	20/10/2022
Decision Type:	Permitted	Date:	08/12/2022
Location Address:	7 Elmbridge Gardens Exeter Devon EX4 4AE		
Proposal:	Replacement porch; two storey side extension.		
Delegated Decision			
Application Number:	22/1443/FUL	Delegation Briefing:	03/11/2022
Decision Type:	Permitted	Date:	05/12/2022
Location Address:	2 Pennsylvania Road Exeter Devon EX4 6BQ		
Proposal:	Insertion of two windows to front elevation of an existing building and replacement of existing front windows to match.		

Delegated Decision			
Application Number:	22/1448/PD	Delegation Briefing:	
Decision Type:	Permitted	Date:	04/11/2022
Location Address:	STREET RECORD Footpath From Addington Court To The Quadrangle Exeter Devon		
Proposal:	Works:G1 - London Plane. Crown lift 3 no. of trees to 4m above ground level, maximum diameter of cut (MDC) 50mm. Remove deadwood and hanging branchesT4814 - London Plane. Reduce eastern aspect via thinning by 2m, MDC 40mm and crown lift to 4m above ground level MDC 50mm.T4816 - London Plane. Reduce eastern aspect via thinning by 2m, MDC 40mm and crown lift to 4m above ground level MDC 50mm.T4802 - London Plane. Remove major hazardous deadwood. T4798 - Lime. Prune away from lamp post to improve lighting splay and clear away from 20mph street sign. MDC 50mm G2 - Lime (tree numbers - 4789, 4788, 4800, 4805, 4803, 4801). Remove epicormic growth. T4800 - Lime. Remove major hazardous deadwood. Justification:London Plane trees 4814 & 4816 are now in close proximity to the balconies of properties of the Quadrangle, crown lifting of all 5 Plane trees to make uniform across the Quadrangle. Epicormic growth removal and above works are considered appropriate arboricultural management. Works:T4811 - Horse Chestnut. Fell to ground level. T1110 - Corsican Pine. Remove 1 length of deadwood overhanging access road, MDC 100mmJustification:Safety following arboricultural survey and report.		
Delegated Decision			
Application Number:	22/1450/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	30 Powderham Crescent Exeter Devon EX4 6BZ		
Proposal:	REMOVE CONIFER IN FRONT GARDEN		
Delegated Decision			
Application Number:	22/1473/FUL	Delegation Briefing:	
Decision Type:	Permitted	Date:	14/12/2022
Location Address:	Cowley Road Substation Birks Grange New North Road Exeter Devon EX4 4PQ		
Proposal:	Alterations and extension to substation.		
Delegated Decision			
Application Number:	22/1502/LED	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	28/10/2022
Location Address:	4 St James Terrace Exeter Devon EX4 6QH		
Proposal:	Use of property as House of Multiple Occupation (HMO) (Class C4)		

Delegated Decision

Application Number: 22/1504/TPO Delegation Briefing:

Decision Type: Permitted Date: 04/11/2022

Location Address: Rose Duryard Lower Argyll Road Exeter Devon EX4 4PB

Proposal: T1137 Holm Oak - remove hanging branch over the drive entrance. Works required to prevent branch falling into the road. T1134 Wild Cherry - Reduce in height by approximately 3-4 m . Reduce primary stem on the south and west side of the canopy by 2-3m to suitable growth points. This action is to reduce the risk of damage to the surrounding properties should the tree fail and keep the tree for as long as possible due to the large wound and acoustic sounding at the base. T1135 Holm Oak - Reduce primary stem on the south side of the tree overhanging the highway back to the previous pruning points to reduce wind loading on the branch union and cavity within the branch.

Delegated Decision

Application Number: 22/1524/TPO Delegation Briefing:

Decision Type: Permitted Date: 07/11/2022

Location Address: 40 Old Tiverton Road Exeter Devon EX4 6NG

Proposal: To Prune the tree in subject removing secondary and tertiary branches below the black and red hatched lines entered in the attached photograph titled Beech tree. 40 Old Tiverton Road; Exeter, EX4 6NG To increase the light penetration to the front of the property.

Delegated Decision

Application Number: 22/1536/TPO Delegation Briefing:

Decision Type: Permitted Date: 01/12/2022

Location Address: 6 Copplestone Drive Exeter Devon EX4 4NF

Proposal: 1:a Mixed broadleaved trees - Crown lift 3m approximately 5-6 trees within group. Reason: To allow maintenance vehicles beneath trees. EXTR083 Whitebeam - Crown lift 4m over highway and reduce southern canopy only over highway by 1-2m. Reason: highways and parking clearance required. EXTR081 Cedar - Crown lift 4m over highway. Reason: highways clearance required. EXTR071 Pine - Dismantle. Reason: Significant dieback in upper crown and close proximity to highway. EXTR085 Holm Oak - Crown lift 3m Reason: To allow grass cutting maintenance vehicles beneath trees and clearance of parking area. EXTR087 Silver Birch - Crown lift 3m removing lowest limb extending towards property back to parent stem. Reason: To provide clearance of property. EXTR088 Silver Birch - Remove south east limb affecting/touching street light and crown lift to 3m. Reason: To provide clearance of property. EXTR059 Pin Oak - Crown lift 4m prune back from building to gain 1.5m-2m clearance. Reason: To provide clearance of the adj highway and property block. EXTR097 Holm Oak - Crown lift 3m over parking bays and 2m over grass area. Reason: Highways clearance. EXTR099 Yew - Crown lift to provide approx 6m clearance highways side only. Reason: Highways clearance. EXTR100 Yew - Crown lift to provide approx 6m clearance highways side only. Reason: Highways clearance.

Delegated Decision

Application Number: 22/1603/CAT Delegation Briefing:

Decision Type: Permitted Date: 01/12/2022

Location Address: 2 Pennsylvania Crescent Exeter Devon EX4 4SF

Proposal: T1 - Western Red Cedar. Prune western aspect overhanging 2 Pennsylvania Crescent by approximately 2m, to eastern edge of garden path and prune any branches that are fouling BT cable. Maximum diameter of cut (MDC) 75mm. T2 - Apple. Crown reduce via thinning by 1.5m, ensuring a vertical clearance above parking and crown clean, MDC 50mm. Reason for works: T1 is protruding significantly over the garden of No. 2 Penn. Cres. and fouling the BT cable. T1 is routine fruit tree pruning.

Delegated Decision

Application Number: 22/1611/CAT Delegation Briefing:

Decision Type: Permitted Date: 01/12/2022

Location Address: 18 West Avenue Exeter Devon EX4 4SD

Proposal: SSE Boundary: 1. From the smaller variegated Pittisporum upto (but not including) the larger one near our house- reduce height to 1 metre above top of wall and remove any overhang. 2. Reduce height of latter Pittisporum by 3 metre and taper height away from houses 3. Fell the Leylandii- to replace with more suitable deciduous tree On other side of garden- reduce height and spread of Bay by upto 1/3

Exwick**Delegated Decision**

Application Number: 22/0401/FUL Delegation Briefing: 07/04/2022

Decision Type: Refuse Planning Permission Date: 11/10/2022

Location Address: Kinnerton Court Kinnerton Way Exeter Devon EX4 2EZ

Proposal: Change of use of void area in existing residential apartment block to create one residential flat.

Delegated Decision

Application Number: 22/0413/DIS Delegation Briefing:

Decision Type: Condition(s) Fully Discharged Date: 07/10/2022

Location Address: Former Exwick Middle School Exwick Hill Exeter Devon EX4 2BG

Proposal: Discharge conditions 9 (Detailed Landscaping Scheme), 15 (Surface Water Drainage) and 17 (Pedestrian/Cycle Linkages/Facilities) of permission ref. 17/1788/OUT - Outline application for Residential development with vehicular access from Gloucester Road via Higher Exwick Hill (All detailed matters relating to access, appearance, landscaping, layout and scale of development reserved for future consideration).

Delegated Decision			
Application Number:	22/0418/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	07/10/2022
Location Address:	Former Exwick Middle School Exwick Hill Exeter Devon EX4 2BG		
Proposal:	Discharge conditions 5 (Electric Charging Points), 7 (Cycle Parking), 8 (Access), 9 (Staggered Barriers Details) and 10 (Pedestrian/Cycle Access Details) of permission ref. 19/1712/RES		
Delegated Decision			
Application Number:	22/0765/FUL	Delegation Briefing:	01/09/2022
Decision Type:	Permitted	Date:	04/11/2022
Location Address:	8 Exwick Villas Exwick Road Exeter Devon EX4 2AS		
Proposal:	Ground floor rear and side extension and patio decking (Revised Plans).		
Delegated Decision			
Application Number:	22/0844/FUL	Delegation Briefing:	07/07/2022
Decision Type:	Permitted	Date:	14/11/2022
Location Address:	6 Ely Close Exeter Devon EX4 2EY		
Proposal:	Two storey side annexe and single storey rear extension.		
Delegated Decision			
Application Number:	22/0924/FUL	Delegation Briefing:	04/08/2022
Decision Type:	Withdrawn by Applicant	Date:	15/11/2022
Location Address:	5 Isleworth Road Exeter Devon EX4 1QU		
Proposal:	Creation of gable roof and ground floor side extension.		
Delegated Decision			
Application Number:	22/0946/LED	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	04/11/2022
Location Address:	Haven Orchard Exwick Lane Exeter Devon EX4 2AP		
Proposal:	Use of the building as a single dwellinghouse (Certificate of lawfulness of existing use)		
Delegated Decision			
Application Number:	22/1084/FUL	Delegation Briefing:	08/09/2022
Decision Type:	Permitted	Date:	04/10/2022
Location Address:	Loweswater House Windermere Close Exeter Devon EX4 2QD		
Proposal:	Replacement of two communal external doors.		

Delegated Decision			
Application Number:	22/1197/LPD	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	04/10/2022
Location Address:	63 Burrator Drive Exeter Devon EX4 2EW		
Proposal:	Change of use from residential dwelling to a children's home providing care for up to two children living together as a single household (Use Class C3(b)).		
Delegated Decision			
Application Number:	22/1198/LPD	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	20/10/2022
Location Address:	8 Poppy Close Exeter Devon EX4 2NZ		
Proposal:	The proposed development is to convert the existing loft into a bedroom using a rear dormer with the addition of a new rear window, a velux window to the front, and a new internal staircase for access.		
Delegated Decision			
Application Number:	22/1291/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	21/10/2022
Location Address:	22 St Andrews Road Exeter Devon EX4 2AF		
Proposal:	G1 - Leylandii hedge/trees - reduce height by approx 50% and trim face to bring back into management.		
Delegated Decision			
Application Number:	22/1308/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	04/11/2022
Location Address:	19 Antonine Crescent Exeter Devon EX4 1SP		
Proposal:	Single storey rear extension.		
Delegated Decision			
Application Number:	22/1401/LPD	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	01/12/2022
Location Address:	5 Isleworth Road Exeter Devon EX4 1QU		
Proposal:	50 cubic meter loft extension to include bedroom and shower room.		
Delegated Decision			
Application Number:	22/1436/FUL	Delegation Briefing:	27/10/2022
Decision Type:	Permitted	Date:	05/12/2022
Location Address:	21 High Meadows Exeter Devon EX4 1RL		
Proposal:	Amendment to front porch.		

Delegated Decision

Application Number:	22/1493/TPO	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	North Wing The Hermitage 20 Exwick Hill Exeter Devon EX4 2AQ		
Proposal:	This application relates to the Ash trees on the Rackfield allotments site and are adjacent to my property. Please see the attached location sketches (Ash_trees_location3.jpg and Ash_trees_location4.jpg) These trees are overhanging my property, including an expensive summerhouse. The trees often shed branches which fall in to my garden. I am seeking permission to reduce the overhanging branches by 50%. In principle, the work should be carried out by the City Council, but I am assuming that there are no funds available for this work. As a result, I am reluctantly prepared to pay for this work. I intend to employ Greentrees Arboricultural Service Ltd to carry out the work. We have used this company regularly for nearly 30 years.		

Heavitree**Committee Decision**

Application Number:	21/0835/FUL	Delegation Briefing:	06/01/2022
Decision Type:	Permitted	Date:	25/11/2022
Location Address:	47 Homefield Road Exeter Devon EX1 2QR		
Proposal:	Conversion of Locally Listed main school building and Chapel, including demolition of redundant classrooms and outbuildings, alterations and extensions to retained buildings. Provision of two new residential units to retain one unit of accommodation and create 25 new residential units of accommodation (Revised plans).		

Delegated Decision

Application Number:	22/0163/FUL	Delegation Briefing:	28/04/2022
Decision Type:	Permitted	Date:	12/10/2022
Location Address:	105 Chard Road Exeter Devon EX1 3AS		
Proposal:	Two-storey extension to provide 8 no. one and two-bedroom flats, retention of existing ground floor commercial premises, alterations to roof and associated landscaping.		

Delegated Decision

Application Number:	22/0409/FUL	Delegation Briefing:	14/04/2022
Decision Type:	Permitted	Date:	02/11/2022
Location Address:	95 Fore Street Heavitree Exeter Devon EX1 2RN		
Proposal:	Conversion of existing ground floor shop into residential, and two storey rear extension.		

Delegated Decision			
Application Number:	22/0702/FUL	Delegation Briefing:	02/06/2022
Decision Type:	Permitted	Date:	14/10/2022
Location Address:	50-52 Fore Street Heavitree Exeter Devon EX1 2QL		
Proposal:	Demolition of various structures at the rear of the building, construction of new fire escape stair and wheelchair ramp, new window on rear elevation, new landscape paving finishes		
Delegated Decision			
Application Number:	22/0703/LBC	Delegation Briefing:	02/06/2022
Decision Type:	Permitted	Date:	14/10/2022
Location Address:	50-52 Fore Street Heavitree Exeter Devon EX1 2QL		
Proposal:	Demolition of various structures at the rear of the building, construction of new fire escape stair and wheelchair ramp, new window on rear elevation, new landscape paving finishes		
Delegated Decision			
Application Number:	22/0941/FUL	Delegation Briefing:	18/08/2022
Decision Type:	Permitted	Date:	04/10/2022
Location Address:	3 Sherwood Close Exeter Devon EX2 5DX		
Proposal:	Side and rear single storey extension.		
Delegated Decision			
Application Number:	22/0994/FUL	Delegation Briefing:	03/11/2022
Decision Type:	Permitted	Date:	29/11/2022
Location Address:	18 North Avenue Exeter Devon EX1 2DU		
Proposal:	Replacement two and one storey extensions to the rear		
Delegated Decision			
Application Number:	22/1051/FUL	Delegation Briefing:	25/08/2022
Decision Type:	Permitted	Date:	03/11/2022
Location Address:	40 Polsloe Road Exeter Devon EX1 2DN		
Proposal:	Change of use from dwelling to 12-bed house in multiple occupation. Replacement single-storey rear extensions, and parking area within existing rear yard.		

Delegated Decision			
Application Number:	22/1053/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	22/11/2022
Location Address:	St Michaels Ce Primary School South Lawn Terrace Exeter Devon EX1 2SN		
Proposal:	We wish to remove 1 x Ash tree that is leaning towards neighbouring properties and pollard 5 Others that reduce the light to the neighbouring properties. Trees to be pollarded are Ash, Field Maple and Silver birch.Trees are identified on attached aerial image. Green dot marks Ash to be removed and purple dots are trees to be po9llarded.Neighbours have been requesting works due to reduced light to their gardens. We have had a number of visits from tree specialists and have now agreed an affordable option that suits both school and neighbours.Quote from Tree specialist attached to application		
Delegated Decision			
Application Number:	22/1194/LPD	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	20/10/2022
Location Address:	24 Saxon Road Exeter Devon EX1 2TD		
Proposal:	Construction of a small single storey rear extension to form a new study for the property. Also, internal alterations to form a new ground floor toilet room.		
Delegated Decision			
Application Number:	22/1294/FUL	Delegation Briefing:	29/09/2022
Decision Type:	Permitted	Date:	10/11/2022
Location Address:	16 Third Avenue Heavitree Exeter Devon EX1 2PJ		
Proposal:	Existing single garage to become annex to main house.		
Delegated Decision			
Application Number:	22/1445/PD	Delegation Briefing:	
Decision Type:	Refuse Planning Permission	Date:	04/11/2022
Location Address:	The Lodge Heavitree Park Exeter Devon EX1 3BP		
Proposal:	To reduce in height the trees surrounding The Lodge Heavitree Park EX1 3BP		
Delegated Decision			
Application Number:	22/1457/LED	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	15/12/2022
Location Address:	91 Ladysmith Road Exeter Devon EX1 2PS		
Proposal:	Certificate of lawfulness for house in multiple occupation (C4 use) for four residents		

Delegated Decision			
Application Number:	22/1508/LPD	Delegation Briefing:	
Decision Type:	Permitted	Date:	02/11/2022
Location Address:	59 Roseland Avenue Exeter Devon EX1 2TN		
Proposal:	Rear dormer roof extension and roof lights		
Delegated Decision			
Application Number:	22/1525/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	02/11/2022
Location Address:	Bramdean School Homefield Road Exeter Devon EX1 2QR		
Proposal:	Works to trees in old school sports field:T296 - Lime - Pollard to fence height.T7 - Sycamore - 50% crown die back - remove tree and re-plant.G2 G3 - Sycamore □ Horse Chestnut. Crown roadside to approx 5.5m above ground level.G4 - Crown raise to approx. 5.5m AGL - clear to BT Pole and wires to give 2/3m clearance.		
Delegated Decision			
Application Number:	22/1538/LPD	Delegation Briefing:	
Decision Type:	Permitted	Date:	09/11/2022
Location Address:	6 Vaughan Road Exeter Devon EX1 3DH		
Proposal:	Rear extension on the ground floor.		
Mincinglake And Whipton			
Delegated Decision			
Application Number:	22/0923/FUL	Delegation Briefing:	04/08/2022
Decision Type:	Permitted	Date:	20/10/2022
Location Address:	16 Honeylands Way Exeter Devon EX4 8QR		
Proposal:	Proposed first floor side extension.		
Delegated Decision			
Application Number:	22/0938/FUL	Delegation Briefing:	14/07/2022
Decision Type:	Permitted	Date:	24/11/2022
Location Address:	Cheynegate House Cheynegate Lane Exeter Devon EX4 9HZ		
Proposal:	Change of use of agricultural field to dog exercise use.		
Delegated Decision			
Application Number:	22/1066/FUL	Delegation Briefing:	11/08/2022
Decision Type:	Permitted	Date:	06/10/2022
Location Address:	Whipton Hospital Hospital Lane Exeter Devon EX1 3RB		
Proposal:	Proposed Generator.		

Delegated Decision			
Application Number:	22/1185/FUL	Delegation Briefing:	15/09/2022
Decision Type:	Permitted	Date:	25/10/2022
Location Address:	51 Fox Road Exeter Devon EX4 8NB		
Proposal:	Side and rear wrap around single storey extension.		
Delegated Decision			
Application Number:	22/1316/LPD	Delegation Briefing:	
Decision Type:	Refuse Planning Permission	Date:	05/10/2022
Location Address:	48 Fox Road Exeter Devon EX4 8ND		
Proposal:	Single storey rear extension.		
Delegated Decision			
Application Number:	22/1435/LPD	Delegation Briefing:	
Decision Type:	Permitted	Date:	18/10/2022
Location Address:	48 Fox Road Exeter Devon EX4 8ND		
Proposal:	Erection of a Single Storey Extension to rear		
Delegated Decision			
Application Number:	22/1461/FUL	Delegation Briefing:	03/11/2022
Decision Type:	Permitted	Date:	20/12/2022
Location Address:	40 Brookside Crescent Exeter Devon EX4 8NE		
Proposal:	Side extension, replacement garage and provision of side porch. Amendments to approved rear dormer and gable ends		
Delegated Decision			
Application Number:	22/1487/FUL	Delegation Briefing:	
Decision Type:	Permission not required	Date:	18/11/2022
Location Address:	2 Fouracre Close Exeter Devon EX4 8LS		
Proposal:	INVALID (No SLP, CIL Form 1 or plans, insufficient fee) - I would to change the purpose of use of my outbuilding sue generis as want to run my business canine fertility clinic from this outbuilding no need for water or drainage and I have cladded the inside and tiled the floor there is electric already installed so its just change of purpose. PP MAY NOT BE REQUIRED.		
Delegated Decision			
Application Number:	22/1529/FUL	Delegation Briefing:	
Decision Type:	Permitted	Date:	29/12/2022
Location Address:	3 Heath Brook Mews Beacon Heath Exeter Devon EX4 8QA		
Proposal:	Kitchen extension.		

Delegated Decision			
Application Number:	22/1553/FUL	Delegation Briefing:	
Decision Type:	Permitted	Date:	03/01/2023
Location Address:	10 Lamacraft Drive Exeter Devon EX4 8QS		
Proposal:	Single storey rear extension and landscaping works including pond in the rear garden.		
Delegated Decision			
Application Number:	22/1660/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	04/01/2023
Location Address:	Asu (additional Support Unit) Hospital Lane Exeter Devon EX1 3RB		
Proposal:	RELOCATION OF HOSPITAL GENERATOR WITH ADDITIONAL WORKS.		
Newtown And St Leonards			
Delegated Decision			
Application Number:	21/1153/FUL	Delegation Briefing:	21/10/2021
Decision Type:	Permitted	Date:	09/11/2022
Location Address:	39 Clifton Road Exeter Devon EX1 2BL		
Proposal:	Two new dwellings and associated landscaping		
Delegated Decision			
Application Number:	22/0444/FUL	Delegation Briefing:	05/05/2022
Decision Type:	Refuse Planning Permission	Date:	09/12/2022
Location Address:	Land Adjacent To 3 Gladstone Road Exeter Devon EX1 2EE		
Proposal:	Demolition of garages and construction of one house.		
Delegated Decision			
Application Number:	22/0557/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	03/11/2022
Location Address:	Ambulance Station Gladstone Road Exeter Devon EX1 2EB		
Proposal:	Discharge of Condition 10 (SAP Calculations), Condition 13 (Obscured Glazing), Condition 14 (Nesting Birds) of application 19/1417/FUL		
Delegated Decision			
Application Number:	22/0626/FUL	Delegation Briefing:	18/08/2022
Decision Type:	Permitted	Date:	05/10/2022
Location Address:	30-32 Heavitree Road Exeter Devon EX1 2LQ		
Proposal:	HMO Change of use from 16 bed (Sui Generis) to 18 bed (Sui Generis).		

Delegated Decision			
Application Number:	22/0799/FUL	Delegation Briefing:	23/06/2022
Decision Type:	Refuse Planning Permission	Date:	13/10/2022
Location Address:	20 St Leonards Road Exeter Devon EX2 4LA		
Proposal:	Replacement first floor side and rear extensions, repositioning of portico and associated alterations.		
Delegated Decision			
Application Number:	22/0800/LBC	Delegation Briefing:	23/06/2022
Decision Type:	Refuse Planning Permission	Date:	13/10/2022
Location Address:	20 St Leonards Road Exeter Devon EX2 4LA		
Proposal:	Replacement first floor side and rear extensions, repositioning of portico and associated alterations.		
Delegated Decision			
Application Number:	22/0856/FUL	Delegation Briefing:	11/08/2022
Decision Type:	Permitted	Date:	03/11/2022
Location Address:	11 Clifton Hill Exeter Devon EX1 2DL		
Proposal:	Installation of greenhouse (retrospective).		
Delegated Decision			
Application Number:	22/0904/FUL	Delegation Briefing:	07/07/2022
Decision Type:	Permitted	Date:	18/10/2022
Location Address:	St Leonards Church Hall Roberts Road Exeter Devon EX2 4HD		
Proposal:	Change of use to create one dwelling and separate architect's studio (Use Class E), and associated works including insertion of dormer windows, new chimney stacks, new railings and associated landscaping		
Delegated Decision			
Application Number:	22/0912/ADV	Delegation Briefing:	14/07/2022
Decision Type:	Permitted	Date:	14/10/2022
Location Address:	Jurys Inn Western Way Barnfield Exeter Devon EX1 2DB		
Proposal:	Installation of various illuminated and non-illuminated signage.		
Delegated Decision			
Application Number:	22/1069/FUL	Delegation Briefing:	08/09/2022
Decision Type:	Permitted	Date:	16/12/2022
Location Address:	7 St Leonards Road Exeter Devon EX2 4LA		
Proposal:	Multiple works; alterations to front boundary wall, addition of a dormer, single story rear extension to replace existing, detached outbuilding and associated landscaping, Internal alterations.		

Delegated Decision			
Application Number:	22/1070/LBC	Delegation Briefing:	08/09/2022
Decision Type:	Permitted	Date:	16/12/2022
Location Address:	7 St Leonards Road Exeter Devon EX2 4LA		
Proposal:	Multiple works; alterations to front boundary wall, addition of a dormer, single story rear extension to replace existing, detached outbuilding and associated landscaping, Internal alterations.		
Delegated Decision			
Application Number:	22/1110/FUL	Delegation Briefing:	25/08/2022
Decision Type:	Permitted	Date:	22/11/2022
Location Address:	5 Barnardo Road Exeter Devon EX2 4ND		
Proposal:	Retention of single storey rear extension, change of use of land to additional residential garden.		
Delegated Decision			
Application Number:	22/1179/FUL	Delegation Briefing:	15/09/2022
Decision Type:	Permitted	Date:	24/10/2022
Location Address:	95 Portland Street Exeter Devon EX1 2EG		
Proposal:	Single storey rear extension.		
Delegated Decision			
Application Number:	22/1213/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	22/11/2022
Location Address:	38 Marlborough Road Exeter Devon EX2 4TJ		
Proposal:	Proposed garage and office annexe.		
Delegated Decision			
Application Number:	22/1221/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	02/12/2022
Location Address:	2 Raleigh Road Exeter Devon EX1 1TQ		
Proposal:	Change of use from dwelling (Class C3) to seven-bedroom HMO (Class Sui Generis).		
Delegated Decision			
Application Number:	22/1230/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	01/12/2022
Location Address:	Westering Matford Road Exeter Devon EX2 4PE		
Proposal:	Single storey extension to existing bungalow, replacement garage and widening of driveway.		

Delegated Decision			
Application Number:	22/1237/PD	Delegation Briefing:	
Decision Type:	Prior Approval Not Required	Date:	19/10/2022
Location Address:	60 Cedars Road Exeter EX2 4NA		
Proposal:	Single storey rear extension measuring 4.7m deep, maximum height 4m and height of eaves 3.1m.		
Delegated Decision			
Application Number:	22/1242/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	01/12/2022
Location Address:	18 Denmark Road Exeter Devon EX1 1SL		
Proposal:	Construction of wooden garage in rear garden.		
Delegated Decision			
Application Number:	22/1268/HED	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/10/2022
Location Address:	Trenton Matford Road Exeter Devon EX2 4PE		
Proposal:	Removal of existing Leylandii hedge in order to replace it with native hedgerow species more suited to general wildlife.		
Delegated Decision			
Application Number:	22/1275/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Partially Approved	Date:	03/01/2023
Location Address:	The Gorge Gladstone Road Exeter Devon EX1 2EB		
Proposal:	Discharge conditions 12 (materials) , 15 (external lighting), 16 (noise mitigation), 17 (CCTV), 20 (cycle parking), 23 (bin store) and 24 (detailed landscaping scheme) of permission ref. 19/1417/FUL - Demolition of existing buildings and redevelopment of site to provide co-living accommodation with associated accesses/egresses, landscaping and other external works (Revised Scheme).		
Delegated Decision			
Application Number:	22/1282/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	01/10/2022
Location Address:	16 Premier Place Exeter Devon EX2 4LB		
Proposal:	There is a large birch type tree in my small back garden at the bottom (photos attached) which is now too big and is dying back it seems from the lower elevations. In 2019 I got agreement (attached to this application) to fell this but nothing was done at the time and its now expired. I want to reduce this by a few metres from its maximum height this autumn to try and encourage more healthy re-growth. My previous application was 19/1257/CAT.Please note that you can only view the tree from St Petrocks Close which is off the Wonsford Rd as there is only access through the house to the back garden.		

Delegated Decision			
Application Number:	22/1285/LPD	Delegation Briefing:	
Decision Type:	Refuse Planning Permission	Date:	05/10/2022
Location Address:	19 Matford Avenue Exeter Devon EX2 4PL		
Proposal:	Full width rear dormer.		
Delegated Decision			
Application Number:	22/1289/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	01/10/2022
Location Address:	8 Clifton Road Exeter Devon EX1 2BR		
Proposal:	T1 - Apple - Remove the three major vertical stems arising from the primary lateral branches; diameter cuts of 6, 4, and 3 inch.T2 - Greengage - Prune to gain a 6-inch clearance from the wall.T3 - Cherry tree: Fell		
Delegated Decision			
Application Number:	22/1338/LBC	Delegation Briefing:	
Decision Type:	Withdrawn by Applicant	Date:	25/10/2022
Location Address:	52 St Leonards Road Exeter Devon EX2 4LS		
Proposal:	Installation of solar panels on roof		
Delegated Decision			
Application Number:	22/1341/FUL	Delegation Briefing:	27/10/2022
Decision Type:	Permitted	Date:	12/12/2022
Location Address:	10 Manston Terrace Exeter Devon EX2 4NP		
Proposal:	Removal of existing porch and external staircase, new windows, new roof to sunroom and replacement external gate		

Delegated Decision			
Application Number:	22/1429/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	32 Spicer Road Exeter Devon EX1 1TA		
Proposal:	<p>We have recently bought no 32 Spicer Road EX1 1TA and wish to amend the garden design, in order to provide beds for growing fruit and vegetables, and planting fruit trees, other small native tree species and flowering shrubs. In order to do this we wish to apply to remove a number of conifers ??? mainly elwoodii. ??? Plan 1 shows the whole site, including the location of Spicer Road itself, and the location of the neighbouring nos 30 and 34 Spicer Road. The back gardens are south facing, and walled. South of the rear wall of no 32 there is part of the rear yard of The Common Beaver coffee house on Magdalen Road, and an area covered by Exeter Small Automatics (used car dealer) also on Magdalen Road. ??? Plan 1 shows the location of the trees we wish to remove, which we have numbered T1 to T7, as well other features of the current garden design ??? front and back. ??? In the back garden are T1 ??? elwoodii; T2 ??? elwoodii; T3 ??? elwoodii; and T4 ??? some type of cypress. T1 to T3 are all dense to the ground, between 1 and 2 metres in circumference and around 3 to 4 metre high (having been topped off), as shown in Photo 1 and Photo 2. They are all about 4 metres from the house. The tops of them are visible (over the wall) from Magdalen Road, where they can be seen as rather ugly square blocks of dense conifer ??? see Photo 3. T4 is rather straggly and does not look in the best of health. See Photo 2 and Photo 4. We wish to replace these four trees with small fruit trees, flowering / fruiting shrubs (eg chaenomeles) and possibly one larger tree - birch or sorbus or other if advised by you. We would also build raised beds for vegetables and soft fruit. There are a couple of established roses, a jasmine, a pyrocantha, a camellia and one or two other shrubs that we would retain. ??? In the front garden, along the wall fronting Spicer Road, are T5 ??? elwoodii; T6 ??? elwoodii; and T7 ??? some other similar type of chamaecyparis. See Photo 5. T</p>		
Delegated Decision			
Application Number:	22/1474/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	09/12/2022
Location Address:	The Gorge Gladstone Road Exeter Devon EX1 2EB		
Proposal:	<p>Non material amendment to the wording of planning condition 18 (timescale for the completion of the highway works) relating to planning permission 19/1417/FUL</p>		
Delegated Decision			
Application Number:	22/1484/TPO	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	Morford House St Margarets Residences Magdalen Road Exeter Devon		
Proposal:	<p>We request to carry out a crown reduction of the tree identified on the attached information as (T10). This is to enable safe erection of a scaffold gantry as part of the construction works to Mordford/school house.</p>		

Delegated Decision			
Application Number:	22/1491/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	04/11/2022
Location Address:	36 Fairpark Road Exeter Devon EX2 4HL		
Proposal:	Bay and pittosporum adjacent to house - Prune pittosporum to previous points. Reduce height of bay to match pittosporum and trim face.Pittosporum with hollow stem - Dismantle leaving main stem at 2m above ground level.Pittosporum situated at bottom of garden - Reduce to previous pruning points. Remove self set bay. Clear fallen bay stem. Coppice remaining bay to 1m in height.All works required are routine maintenance to prevent the specimens outgrowing their positions.		
Delegated Decision			
Application Number:	22/1492/FUL	Delegation Briefing:	03/11/2022
Decision Type:	Permitted	Date:	15/12/2022
Location Address:	35 East Grove Road Exeter Devon EX2 4LX		
Proposal:	New rear infill extension, loft conversion and internal alterations.		
Delegated Decision			
Application Number:	22/1496/CAT	Delegation Briefing:	
Decision Type:	Withdrawn by Applicant	Date:	01/12/2022
Location Address:	Beech House 157-159 Magdalen Road Exeter Devon EX2 4TT		
Proposal:	There are two Sycamore tree's at the rear of the property, both of which are causing issues to the wall which borders the pavement on Heavitree road. Requesting to dismantle and remove both down to ground level.		
Delegated Decision			
Application Number:	22/1498/FUL	Delegation Briefing:	10/11/2022
Decision Type:	Permitted	Date:	21/12/2022
Location Address:	10 Magdalen Road Exeter Devon EX2 4SY		
Proposal:	Change of roof detail to front elevation to provide enlarged first floor bathroom, plus additional window.		

Delegated Decision

Application Number:	22/1505/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	01/12/2022
Location Address:	1 Claremont Grove Exeter Devon EX2 4LY		
Proposal:	The tree is a Leylandii, that has grown fast, as is its nature but, due to the surrounding trees has been light starved and therefore has no, or very limited foliage on lower portion of the trunk, it restricts the light entering the property and given time is likely to disrupt the growth of the surrounding trees. We are proposing to remove this tree completely, we are renovating this bed with fresh planting and revitalising the soil to boost the nutrient levels for healthy growth of the other trees and new planting. In order to maintain this healthy environment, it would benefit all plants by removing the Leylandii as this species of tree rapidly depletes the surrounding soil of nutrients and water, resulting in detrimental conditions for other planting. In keeping with the property we will be planting Taxus baccata (English Yew) and a number of Betula utilis (White Birch), along with a mixture of shade tolerant flowering perennials and other shrubs. The aim is to re-establish an attractive entranceway, improving the biodiversity and creating a wildlife friendly environment. The work will be carried out by a fully qualified, licensed company (Hi-Line) in an appropriate manner.		

Delegated Decision

Application Number:	22/1514/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	36 Spicer Road Exeter Devon EX1 1TA		
Proposal:	Tree species : Lawson Cypress (Chamaecyparis lawsoniana) It is proposed to remove the tree and grind away the stump. Reason: Causes excessive shading and has low amenity value.		

Delegated Decision

Application Number:	22/1534/FUL	Delegation Briefing:	
Decision Type:	Permitted	Date:	20/12/2022
Location Address:	16 Wayland Avenue Exeter Devon EX2 4PR		
Proposal:	Loft conversion with rear dormer, demolition of existing garage and landscaping to including new car parking area.		

Delegated Decision

Application Number:	22/1543/FUL	Delegation Briefing:	
Decision Type:	Withdrawn by Applicant	Date:	01/12/2022
Location Address:	123 Sidwell Street Exeter Devon EX4 6RY		
Proposal:	Change of use from a1 retail shop to Taxi Cab Office (Sui Generis).		

Delegated Decision			
Application Number:	22/1559/FUL	Delegation Briefing:	
Decision Type:	Permitted	Date:	20/12/2022
Location Address:	153 Topsham Road Exeter Devon EX2 4SQ		
Proposal:	Formation of new access and driveway onto Topsham Road		
Delegated Decision			
Application Number:	22/1573/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	Haldon Court 4 Manston Terrace Exeter Devon EX2 4NP		
Proposal:	T1 - Ash - Fell		
Delegated Decision			
Application Number:	22/1578/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Partially Approved	Date:	20/12/2022
Location Address:	Clifton Hill Sports Centre Clifton Hill Exeter Devon EX1 2DJ		
Proposal:	Discharge conditions: 3 Archaeology, 4 Waste Audit Statement (Demolition Stage), 7 Ground Contamination Remediation, 8 CEMP (Demolition Stage Only) 22/0365/VOC.		
Delegated Decision			
Application Number:	22/1602/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	02/12/2022
Location Address:	Maynard School For Girls Denmark Road Exeter Devon EX1 1SJ		
Proposal:	T11 Ash. FellT41 Lime. Re-pollard		
Delegated Decision			
Application Number:	22/1615/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	25/11/2022
Location Address:	Morford House St Margarets Residences Magdalen Road Exeter Devon		
Proposal:	We request to carry out a crown reduction of the tree identified on the attached information as (T10). This is to enable safe erection of a scaffold gantry as part of the construction works to Mordford/school house.		
Delegated Decision			
Application Number:	22/1623/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	01/12/2022
Location Address:	24 Lyndhurst Road Exeter Devon EX2 4PA		
Proposal:	T1 - Silver Birch - Dismantle to near ground level.This mature birch tree is a lapsed pollard. It has numerous competitive leaders from the crown break at three metres one of which recently failed damaging the roof of neighbouring property and BT lines. Due to its age, location and condition it is recommended for removal.		

Delegated Decision

Application Number:	22/1626/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	01/12/2022
Location Address:	17 Victoria Park Road Exeter Devon EX2 4NT		
Proposal:	T1 - Lawson cypress tree - Selected lateral branches that have (or are becoming) vertical leaders to be shortened by up to 1 metre. There are maybe only three of these, and are identifiable by their elbow shaped appearance, arising laterally from the main stem and straitening up to become vertical leading growth. Shorten back the remaining lateral branches by up to 15-20%, taking weight from the weightier growth.		

Delegated Decision

Application Number:	22/1665/TPO	Delegation Briefing:	
Decision Type:	Permitted	Date:	02/12/2022
Location Address:	8 St Leonards Road Exeter Devon EX2 4LA		
Proposal:	Yew Tree remove branches that sit below the 5.2m limit and make the shape of the tree balanced		

Pennsylvania**Delegated Decision**

Application Number:	21/1495/FUL	Delegation Briefing:	04/11/2021
Decision Type:	Permitted	Date:	01/12/2022
Location Address:	The Old Coal Yard Exmouth Junction Mount Pleasant Road Exeter Devon EX4 7AE		
Proposal:	Construct a part 4, part 5 storey building containing residential units (Use Class C3) with associated access, parking, landscaping and infrastructure works, forming part of a larger site granted Outline Planning Permission Ref: 19/0650/OUT.		

Delegated Decision			
Application Number:	22/0755/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	13/12/2022
Location Address:	Exmouth Junction Gateway Site Prince Charles Road Exeter Devon		
Proposal:	Non-material amendments to planning permission 20/1187/FUL to:- Reduction of floor to ceiling heights by circa 800mm in total (corridors to remain at 2300mm and flats at 2400mm min.) and reduction in the height of parapets by 1.36m. - Reduction of window openings from 2400mm to 2240mm. - Simplification of northern entrance and introduction of external steps. - Changes to internal layout, including flat layouts (no change to the unit mix proposed) and reduction of the overall building footprint. - Removal of triangular single storey structure on western elevation. Water tank with a timber slatted enclosure to be positioned in this location.By replacing drawings: - Proposed Site Plan (20001 (03)-S-001) with 20001-PL001_PL-01-Proposed Site Plan - Proposed Ground Floor Plan (20001 (03)-P-0G0 REV 03) with 20001-PL100_PL-01-Proposed Ground Floor Plan - Proposed 1st + 2nd Floor Plan (20001 (03)-P-001 Rev 04) with 20001-PL101_PL-01-Proposed First and Second Floor Plan - Proposed 3rd Floor Plan (20001 (03)-P-003 Rev 04) with 20001-PL103_PL-01-Proposed Third Floor Plan - Proposed 4th & 5th Floor Plan (20001 (03)-P-004 Rev 04) with 20001-PL104_PL-01-Proposed Fourth Floor Plan - Proposed Roof Plan (20001 (03)-P-0R0 Rev 02) with 20001-PL105_PL-01-Proposed Roof Plan - Proposed SE Elevation (20001 (03)-E-001 Rev 04) with 20001-PL201_PL-01-Proposed South East Elevation - Proposed SW Elevation (20001 (03)-E-002 Rev 04) with 20001-PL202_PL-01-Proposed South West Elevation - Proposed West Elevation (20001 (03)-E-003 Rev 04) with 20001-PL203_PL-01-Proposed West Elevation - Proposed NE Elevation (20001 (03)-E-004 Rev 04) with 20001-PL204_PL-01-Proposed North East ElevationAnd updating the drawing references in conditions 20, 22 and 25 accordingly.		
Delegated Decision			
Application Number:	22/0817/RES	Delegation Briefing:	16/06/2022
Decision Type:	Permitted	Date:	21/10/2022
Location Address:	The Old Coal Yard Exmouth Junction Mount Pleasant Road Exeter Devon EX4 7AE		
Proposal:	Approval of landscaping reserved matter for phase 2 of outline planning permission ref. 22/0037/VOC for the construction of up to 400 residential dwellings (Class C3), 65 senior living with care units (Class C2), new public open and green spaces, access road, refurbishment and extension of locally listed former water tower, and associated works.		
Delegated Decision			
Application Number:	22/0916/FUL	Delegation Briefing:	14/07/2022
Decision Type:	Refuse Planning Permission	Date:	14/10/2022
Location Address:	34 Aldrin Road Exeter Devon EX4 5DN		
Proposal:	Dormer extension to front elevation.		

Delegated Decision			
Application Number:	22/0970/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Partially Approved	Date:	17/10/2022
Location Address:	Exmouth Junction Mount Pleasant Road Exeter Devon EX4 7JN		
Proposal:	Discharge conditions 6 (CEMP) and 10 (Construction Method Statement) for phase 2 of planning permission ref. 21/0910/OUT - Outline application for the construction of 400 residential dwellings (Class C3), 65 senior living with care units (Class C2), new public open and green spaces, access road, refurbishment and extension of locally listed former water tower, and associated works (Landscaping reserved for future consideration).		
Delegated Decision			
Application Number:	22/0996/FUL	Delegation Briefing:	01/09/2022
Decision Type:	Permitted	Date:	20/10/2022
Location Address:	6 Michigan Way Exeter Devon EX4 5EU		
Proposal:	To attach a Category B spiral staircase to the current balcony to allow direct access to garden from the lounge.		
Delegated Decision			
Application Number:	22/1183/FUL	Delegation Briefing:	15/09/2022
Decision Type:	Permitted	Date:	25/10/2022
Location Address:	132 Pennsylvania Road Exeter Devon EX4 6DW		
Proposal:	Ground floor and first floor rear extension, demolition of existing garage and shed, new garage within existing footprint. Replacement of windows throughout. Widening of entrance gate and works to driveway.		
Delegated Decision			
Application Number:	22/1190/FUL	Delegation Briefing:	15/09/2022
Decision Type:	Permitted	Date:	25/10/2022
Location Address:	132 Mincinglake Road Exeter Devon EX4 7DU		
Proposal:	Rear extension to ground floor flat.		
Delegated Decision			
Application Number:	22/1241/LED	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	03/10/2022
Location Address:	70 Old Tiverton Road Exeter Devon EX4 6NG		
Proposal:	Certificate of lawfulness sought for existing use of the property as a 7 person HMO.		

Delegated Decision			
Application Number:	22/1261/PD	Delegation Briefing:	
Decision Type:	Prior Approval Not Required	Date:	11/10/2022
Location Address:	30 Elizabeth Avenue Exeter Devon EX4 7EH		
Proposal:	Single storey rear extension measuring 5m deep, maximum height 3.8m and height of eaves 3.4m.		
Delegated Decision			
Application Number:	22/1263/PD	Delegation Briefing:	
Decision Type:	Prior Approval Required and Refused	Date:	18/11/2022
Location Address:	1 Bridespring Walk Exeter Devon EX4 7EX		
Proposal:	Prior approval sought for single storey rear extension measuring 6m (depth), 2.5m (max. height) and 2.3m (eaves height).		
Delegated Decision			
Application Number:	22/1264/PDPV	Delegation Briefing:	
Decision Type:	Prior Approval Required and Granted	Date:	14/11/2022
Location Address:	Morrison Supermarket Prince Charles Road Exeter Devon EX4 7BY		
Proposal:	Installation of Solar Panel.		
Delegated Decision			
Application Number:	22/1420/LPD	Delegation Briefing:	
Decision Type:	Permitted	Date:	21/10/2022
Location Address:	91 Collins Road Exeter Devon EX4 5DE		
Proposal:	GROUND FLOOR SIDE EXTENSION WITHIN PERMITTED DEVELOPMENT RIGHTS		
Delegated Decision			
Application Number:	22/1440/LPD	Delegation Briefing:	
Decision Type:	Permitted	Date:	21/10/2022
Location Address:	25 Higher Kings Avenue Exeter Devon EX4 6JP		
Proposal:	PROPOSED REAR GROUND FLOOR EXTENSION		

Delegated Decision			
Application Number:	22/1446/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	09/12/2022
Location Address:	The Old Coal Yard Exmouth Junction Mount Pleasant Road Exeter Devon EX4 7AE		
Proposal:	Non-material amendment to planning permission ref. 22/0037/VOC to change the wording of condition 16 from 'Prior to the commencement of the development in any approved phase hereby permitted (except demolition and remediation works)...' to 'Prior to the commencement of the development in any approved phase hereby permitted (except demolition, remediation, and enabling works relating to the construction of the road and drainage infrastructure)...'		
Delegated Decision			
Application Number:	22/1453/LED	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	07/12/2022
Location Address:	5 Jubilee Road Exeter Devon EX1 2HU		
Proposal:	Use of property as House of Multiple Occupation (HMO) (Class C4)		
Delegated Decision			
Application Number:	22/1586/LPD	Delegation Briefing:	
Decision Type:	Permitted	Date:	30/11/2022
Location Address:	173 Monks Road Exeter Devon EX4 7BQ		
Proposal:	Loft conversion including two dormer windows on the rear roof.		
Pinhoe			
Delegated Decision			
Application Number:	21/0651/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	04/11/2022
Location Address:	The Vines Gipsy Lane Exeter Devon EX1 3RL		
Proposal:	Discharge of Condition 10 of Planning Permission Ref. 19/1384/FUL (approved on 6 November 2020) relating to external lighting		
Committee Decision			
Application Number:	21/1701/OUT	Delegation Briefing:	16/12/2021
Decision Type:	Permitted	Date:	21/10/2022
Location Address:	Land For Residential Development At Hill Barton Farm Hill Barton Road Exeter Devon		
Proposal:	Outline Planning Application for construction of up to 285 dwellings with all matters reserved for future consideration (Access, Appearance, Landscaping, Layout and Scale).		

Delegated Decision			
Application Number:	22/0563/ADV	Delegation Briefing:	
Decision Type:	Refuse Planning Permission	Date:	17/10/2022
Location Address:	Pinbrook Court Venny Bridge Exeter Devon EX4 8JQ		
Proposal:	Installation of 1no. 6m flagpole style sign, 2no. store fascia signs (canopy mounted), 2no. large wall mounted billboards, 2no. small wall mounted billboards, 1no. trolley bay sign and 1no. freestanding poster display unit.		
Delegated Decision			
Application Number:	22/0564/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	05/12/2022
Location Address:	Pinbrook Court Venny Bridge Exeter Devon EX4 8JQ		
Proposal:	Discharge condition 9 (Waste Audit Statement) of permission ref. 19/1709/FUL - Construction of Class E(a) foodstore (Use Classes Order 2020, previously Class A1) with associated parking, landscaping and access works - (Further Revised Plans).		
Delegated Decision			
Application Number:	22/0621/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Application Refused	Date:	05/12/2022
Location Address:	Land At Pinbrook Court Pinhoe Road/Venny Bridge Road Exeter EX4 8JQ		
Proposal:	Discharge condition 6 (Heating System) of permission ref. 19/1709/FUL - Construction of Class E(a) foodstore (Use Classes Order 2020, previously Class A1) with associated parking, landscaping and access works - (Further Revised Plans).		
Delegated Decision			
Application Number:	22/0632/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	16/12/2022
Location Address:	Land At Sandrock Gipsy Hill Lane Exeter EX1 3RP		
Proposal:	Non-material amendments to planning permission ref. 17/1320/FUL to:- replace garage with parking space (Plot 62)- resite garage to attach to house (Plot 42) - change Plots 55 and 56 from semi-detached to detached- move Plots 56 and 57 south by 1.3m- provide lightwell south of flats (Plots 47-53)- change entrance canopies to flats to flat roof design- move cycle store for flats to east - rearrange parking spaces- new parking layout for flats- add grasscrete fire turning head (north of Plot 45)As shown on drawing numbers:- 17014 L 01.01 Rev No. P7- 17014 L 01.02 Rev No. P9- 17014 Flats 02.00 Rev No. P1- 17014 Flats 02.01 Rev No. P1- 17014 Flats 04.00 Rev No. P1- 17014 Flats 04.01And change Wienerberger Brick to Edmunton Stock Brick on screen/retaining walls, under-build for Plots 1-3, and Plots 4-6 and 59-62.		

Delegated Decision			
Application Number:	22/0636/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	05/12/2022
Location Address:	Pinbrook Court Venny Bridge Exeter Devon EX4 8JQ		
Proposal:	Discharge condition 5 (surface water drainage design) of permission ref. 19/1709/DIS - Construction of Class E(a) foodstore (Use Classes Order 2020, previously Class A1) with associated parking, landscaping and access works - (Further Revised Plans).		
Delegated Decision			
Application Number:	22/0663/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	05/12/2022
Location Address:	Pinbrook Court Venny Bridge Exeter Devon EX4 8JQ		
Proposal:	Discharge condition 8 (Construction Method Statement) of permission ref. 19/1709/FUL - Construction of Class E(a) foodstore (Use Classes Order 2020, previously Class A1) with associated parking, landscaping and access works - (Further Revised Plans).		
County Decisions			
Application Number:	22/0679/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	29/11/2022
Location Address:	51 Park Lane Exeter Devon EX4 9HP		
Proposal:	Single storey rear extension and single storey side extension.		
Delegated Decision			
Application Number:	22/0873/FUL	Delegation Briefing:	11/08/2022
Decision Type:	Permitted	Date:	19/10/2022
Location Address:	3 Dairy Grove Exeter Devon EX4 9AR		
Proposal:	Installation of Glass Veranda and Green House.		
Delegated Decision			
Application Number:	22/0950/FUL	Delegation Briefing:	21/07/2022
Decision Type:	Permitted	Date:	06/10/2022
Location Address:	2 Masefield Road Exeter Devon EX4 8HA		
Proposal:	2 storey side extension, dormer loft conversion and associated works.		
Delegated Decision			
Application Number:	22/1017/ADV	Delegation Briefing:	
Decision Type:	Permitted	Date:	11/11/2022
Location Address:	Shelter 2102 0191 Honiton Road St Loyes Exeter Devon		
Proposal:	Double-sided internally illuminated 6-sheet bus shelter advertising display; Digital displays to portray static advertising images that change every 10 seconds.		

Delegated Decision			
Application Number:	22/1023/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Partially Approved	Date:	01/11/2022
Location Address:	Land For Residential Development Hill Barton Road Exeter Devon		
Proposal:	Part discharge condition 7 (vehicle access points and adjacent footway/cycleway) of permission ref. 19/1375/OUT - Outline application for up to 200 dwellings (Approval sought for details of access only, with scale, layout, appearance and landscaping all reserved for future consideration)		
Delegated Decision			
Application Number:	22/1034/FUL	Delegation Briefing:	11/08/2022
Decision Type:	Permitted	Date:	05/10/2022
Location Address:	94 - 96 Main Road Pinhoe Exeter Devon EX4 9HF		
Proposal:	Proposed detached single garage.		
Delegated Decision			
Application Number:	22/1054/FUL	Delegation Briefing:	11/08/2022
Decision Type:	Permitted	Date:	10/10/2022
Location Address:	66 Grenville Avenue Exeter Devon EX4 8EU		
Proposal:	Single storey side extension.		
Delegated Decision			
Application Number:	22/1124/FUL	Delegation Briefing:	25/08/2022
Decision Type:	Permitted	Date:	11/10/2022
Location Address:	15 Jersey Road Exeter Devon EX4 9AN		
Proposal:	Proposed single storey rear extension and landscaping to rear garden.		
Delegated Decision			
Application Number:	22/1149/PD	Delegation Briefing:	
Decision Type:	Prior Approval Not Required	Date:	18/10/2022
Location Address:	2 Farmhouse Avenue Exeter Devon EX1 3XT		
Proposal:	Rear Extension; Length of 3.4m, Width 3.14, Height 3.5m.		

Delegated Decision			
Application Number:	22/1253/VOC	Delegation Briefing:	
Decision Type:	Withdrawn by Applicant	Date:	01/12/2022
Location Address:	North Side Of Land On Honiton Road Honiton Road Exeter Devon		
Proposal:	INVALID - Mixed use development to provide town centre facilities comprising uses within some or all of Class A1 (Retail), Class A2 (Financial and Professional Services), Class A3 (Cafes and Restaurants) with associated Drive-Thru's, Class A5 (Hot Food Takeaways), Class D2 (Assembly and Leisure) with associated means of access, access roads, service yards, car parking, infrastructure, public realm and landscaping. (All matters reserved except access) (Variation of conditions 3, 38, 40, 41, 42 and 43 to allow for a convenience retail-led scheme)		
Delegated Decision			
Application Number:	22/1292/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	36 Station Road Pinhoe Exeter Devon EX1 3SD		
Proposal:	Demolition of existing single storey rear extension and construction of new single storey rear extension.		
Delegated Decision			
Application Number:	22/1293/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	02/11/2022
Location Address:	Land To The North Of Arran Gardens Hollow Lane And Higher Furlong Monkerton		
Proposal:	minor change to wording of conditions 15 (shared use pedestrian/cycle path) and 20 (vehicular passing place) of Application Reference Number: 18/1625/FUL		
Delegated Decision			
Application Number:	22/1331/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Refuse Planning Permission	Date:	22/11/2022
Location Address:	32 Sheridan Road Exeter Devon EX4 8EY		
Proposal:	Two storey side extension.		
Delegated Decision			
Application Number:	22/1365/FUL	Delegation Briefing:	27/10/2022
Decision Type:	Refuse Planning Permission	Date:	14/12/2022
Location Address:	4 Lands Road Exeter Devon EX4 8PT		
Proposal:	First-floor extension over the existing garage.		

Delegated Decision			
Application Number:	22/1520/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	23/11/2022
Location Address:	North Side Of Land On Honiton Road Honiton Road Exeter Devon		
Proposal:	Non-material amendment to the proposal description of planning permission ref. 19/1461/OUT to reflect the new use classes introduced in September 2020 and the classification of the restaurants with drive-thru's as dual use units (Class E(b)/Sui-Generis) and non-material amendments to conditions 3, 32, 33, 36, 38, 39, 40, 41, 42, 43 and 45 to reflect the new use classes and to allow the amount and distribution of uses to vary within the parameters of the overall approved floorspace quanta to support the delivery of a new retail anchor for the scheme focused on the sale of convenience goods.		
Delegated Decision			
Application Number:	22/1637/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	02/12/2022
Location Address:	Pinhoe Quarry Harrington Lane Exeter Devon EX4 8DT		
Proposal:	Alteration of roof materials to include alternative option (non-material amendment to 19/1100/RES)		
Priory			
Delegated Decision			
Application Number:	21/0721/FUL	Delegation Briefing:	13/05/2021
Decision Type:	Permitted	Date:	03/11/2022
Location Address:	157 Briar Crescent Exeter Devon EX2 6DS		
Proposal:	Double storey extension to rear and bay window to front.		
Delegated Decision			
Application Number:	21/1165/FUL	Delegation Briefing:	05/08/2021
Decision Type:	Permission not required	Date:	22/12/2022
Location Address:	183 Topsham Road Exeter Devon EX2 6AN		
Proposal:	WAITING FOR LBC - Also Deborah: Design and Access Statement is private as contains personal info]. Steps and handrail, and replacement sash window		
Delegated Decision			
Application Number:	21/1493/FUL	Delegation Briefing:	14/10/2021
Decision Type:	Refuse Planning Permission	Date:	17/10/2022
Location Address:	2 Mill Yard Cottages Mill Yard Exeter Devon EX2 6LL		
Proposal:	Single and two storey rear extension.		

Delegated Decision			
Application Number:	22/0477/FUL	Delegation Briefing:	12/05/2022
Decision Type:	Refuse Planning Permission	Date:	16/11/2022
Location Address:	396 Topsham Road Exeter Devon EX2 6HE		
Proposal:	Subdivision of the plot and construction of three detached homes to the rear of the existing building with associated parking and landscaping.		
Delegated Decision			
Application Number:	22/0928/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Refuse Planning Permission	Date:	22/11/2022
Location Address:	32 Hawthorn Road Exeter Devon EX2 6DZ		
Proposal:	Two storey side extension (Revised plans).		
Delegated Decision			
Application Number:	22/1088/LBC	Delegation Briefing:	08/09/2022
Decision Type:	Permitted	Date:	03/10/2022
Location Address:	Wonford House Hospital Dryden Road Exeter Devon EX2 5AF		
Proposal:	Installation of Air source heat pump within internal courtyard. Internal alterations on ground floor.		
Delegated Decision			
Application Number:	22/1156/LBC	Delegation Briefing:	08/09/2022
Decision Type:	Permitted	Date:	03/10/2022
Location Address:	Wonford House Hospital Dryden Road Exeter Devon EX2 5AF		
Proposal:	Internal alterations to 1st Floor.		
Delegated Decision			
Application Number:	22/1157/FUL	Delegation Briefing:	08/09/2022
Decision Type:	Permitted	Date:	03/10/2022
Location Address:	Wonford House Hospital Dryden Road Exeter Devon EX2 5AF		
Proposal:	Installation of Air source heat pump within internal courtyard. Internal alterations on ground floor.		
Delegated Decision			
Application Number:	22/1290/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	04/01/2023
Location Address:	29 Masterson Street Exeter Devon EX2 5GR		
Proposal:	Instalation of French doors to the rear with canopy.		

Delegated Decision			
Application Number:	22/1298/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	63 Hoker Road Exeter Devon EX2 5HX		
Proposal:	Two storey side extension.		
Delegated Decision			
Application Number:	22/1320/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	17/11/2022
Location Address:	25 Countess Wear Road Exeter Devon EX2 6LR		
Proposal:	First floor side extension.		
Delegated Decision			
Application Number:	22/1396/LPD	Delegation Briefing:	
Decision Type:	Permitted	Date:	14/10/2022
Location Address:	79 Hoker Road Exeter Devon EX2 5JA		
Proposal:	Construction of a single storey, flat roof workshop and utility space.		
Delegated Decision			
Application Number:	22/1503/FUL	Delegation Briefing:	
Decision Type:	Permitted	Date:	09/12/2022
Location Address:	Royal Devon And Exeter Hospital Barrack Road Exeter Devon		
Proposal:	Construction of 20 metre high extract ventilation tower to K/L block.		
Delegated Decision			
Application Number:	22/1561/TPO	Delegation Briefing:	
Decision Type:	Refuse Planning Permission	Date:	01/12/2022
Location Address:	16 Salters Court Salters Road Exeter Devon EX2 5JG		
Proposal:	Due current climates (Weather) the tree looks unhealthy and unstable.		
Delegated Decision			
Application Number:	22/1731/FUL	Delegation Briefing:	
Decision Type:	Decline to Determine	Date:	20/12/2022
Location Address:	27 Burnthouse Lane Exeter Devon EX2 6BG		
Proposal:	Metal shed on driveway to house mobility scooter.		
St Davids			
Delegated Decision			
Application Number:	19/0820/FUL	Delegation Briefing:	25/08/2022
Decision Type:	Permitted	Date:	23/12/2022
Location Address:	Car Park Rear Of 95 - 96 Fore Street Fore Street Exeter		
Proposal:	Development of 8 flats over 4 floors.		

Committee Decision			
Application Number:	21/1864/FUL	Delegation Briefing:	23/12/2021
Decision Type:	Permitted	Date:	21/10/2022
Location Address:	Former Exeter Royal Academy For Deaf Education 50 Topsham Road Exeter Devon EX2 4NF		
Proposal:	Redevelopment for retirement living accommodation (60 years old and/or partner over 55 years old) comprising 84 retirement apartments including communal facilities, access, car parking and landscaping.		
Delegated Decision			
Application Number:	22/0164/LED	Delegation Briefing:	
Decision Type:	Was not lawful use	Date:	05/01/2023
Location Address:	105 Bonhay Road Exeter Devon EX4 4BH		
Proposal:	Ground floor flat and upper floor maisonette as single dwellinghouses.		
Delegated Decision			
Application Number:	22/0421/LED	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	21/12/2022
Location Address:	26 Richmond Road Exeter Devon EX4 4JF		
Proposal:	Certificate of lawful of existing use as a House in Multiple Occupation (sui generis use for 7 residents).		
Delegated Decision			
Application Number:	22/0723/LBC	Delegation Briefing:	04/08/2022
Decision Type:	Permitted	Date:	03/10/2022
Location Address:	9A Cathedral Close Exeter Devon EX1 1EZ		
Proposal:	To sub-divide the largest room, bedroom 1 into two bedrooms.		
Delegated Decision			
Application Number:	22/0885/FUL	Delegation Briefing:	21/07/2022
Decision Type:	Permitted	Date:	18/10/2022
Location Address:	15 Colleton Mews Exeter Devon EX2 4AH		
Proposal:	Replacement doors and windows.		
Delegated Decision			
Application Number:	22/0929/FUL	Delegation Briefing:	28/07/2022
Decision Type:	Permitted	Date:	06/10/2022
Location Address:	2 St Davids Hill Exeter Devon EX4 3RG		
Proposal:	Replacement roof covering and single storey rear extension.		

Delegated Decision			
Application Number:	22/0930/LBC	Delegation Briefing:	28/07/2022
Decision Type:	Permitted	Date:	06/10/2022
Location Address:	2 St Davids Hill Exeter Devon EX4 3RG		
Proposal:	Replacement roof covering and single storey rear extension.		
Delegated Decision			
Application Number:	22/1007/ADV	Delegation Briefing:	
Decision Type:	Permitted	Date:	26/10/2022
Location Address:	12 Mary Arches Street Exeter Devon EX4 3AZ		
Proposal:	Installation of replacement signage to comprise a total of 18 new signs; 14 no. aluminium composite fascia signs, 2 no. A1 poster displays, 1 no. search policy notice and 1 no. framed banner on splay corner.		
Delegated Decision			
Application Number:	22/1011/FUL	Delegation Briefing:	11/08/2022
Decision Type:	Permitted	Date:	04/11/2022
Location Address:	Concord House South Street Exeter Devon EX1 1EG		
Proposal:	Upgrade to existing telecommunications base station on rooftop.		
Delegated Decision			
Application Number:	22/1025/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	13/10/2022
Location Address:	7 Friars Walk Exeter Devon EX2 4AY		
Proposal:	Two storey side extension; Ground floor extension. Associated works.		
County Decisions			
Application Number:	22/1026/LBC	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	13/10/2022
Location Address:	7 Friars Walk Exeter Devon EX2 4AY		
Proposal:	Two storey side extension; Ground floor extension. Associated works.		
Delegated Decision			
Application Number:	22/1032/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	13/10/2022
Location Address:	7 Friars Walk Exeter Devon EX2 4AY		
Proposal:	Replacement single storey side extension; Ground floor extension; associated works.		

Delegated Decision			
Application Number:	22/1033/LBC	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	13/10/2022
Location Address:	7 Friars Walk Exeter Devon EX2 4AY		
Proposal:	Replacement single storey side extension; Ground floor extension; associated works.		
Delegated Decision			
Application Number:	22/1071/DIS	Delegation Briefing:	
Decision Type:	Permitted	Date:	03/11/2022
Location Address:	Former Site Of 35 High Street Exeter Devon EX4 3LN		
Proposal:	Discharge of Condition 2 - materials, Condition 5 - cycle parking, Condition 6 - delivery and servicing, Condition 8 - ventilation system, Condition 9 - additional design details, and Condition 10 real time information - of planning permission 20/1040/FUL (re-development of a four storey building containing retail (Class A1), hotel (Class C1) and food & beverage (Class A3) use with construction of new build rooftop enclosure with associated terraces and additional retail entrances to High Street).		
Delegated Decision			
Application Number:	22/1136/FUL	Delegation Briefing:	25/08/2022
Decision Type:	Permitted	Date:	10/10/2022
Location Address:	Ground Floor 65-67 High Street Exeter Devon EX4 3DT		
Proposal:	Extension to external seating area and placement of umbrellas, planters, windbreaks, tables and chairs		
Delegated Decision			
Application Number:	22/1137/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	15/11/2022
Location Address:	4 Dinham Road Exeter Devon EX4 4EE		
Proposal:	Discharge of conditions 3 (secure cycle parking) and 4 (bin storage) pertaining to planning permission 21/0940/FUL (allowed on appeal 26 May 2022).		
Delegated Decision			
Application Number:	22/1153/LBC	Delegation Briefing:	22/09/2022
Decision Type:	Permitted	Date:	18/10/2022
Location Address:	Cricklepit Mill Commercial Road Exeter Devon EX2 4AB		
Proposal:	Installation of 2 x Electric Vehicle charge points to the perimeter car park wall.		

Delegated Decision			
Application Number:	22/1159/FUL	Delegation Briefing:	08/09/2022
Decision Type:	Permitted	Date:	05/10/2022
Location Address:	7 Cathedral Close Exeter Devon EX1 1EZ		
Proposal:	Revisions to 21/1415/FUL including plant room access door within window opening, blocking up of access between kitchen and new plant room, new metal flue within new plant room, new opening to access external platform lift, and insertion of additional new roof window within consented extension.		
Delegated Decision			
Application Number:	22/1160/LBC	Delegation Briefing:	08/09/2022
Decision Type:	Permitted	Date:	05/10/2022
Location Address:	7 Cathedral Close Exeter Devon EX1 1EZ		
Proposal:	Revisions to 21/1416/LBC including the installation of plant room access door within window opening, blocking up of access between kitchen and new plant room, new painted metal flue within new plant room, new opening within wall to create access into consented lift, variation of insulation type within roof void, and insertion of additional new roof window within consented extension.		
Delegated Decision			
Application Number:	22/1184/LPD	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	14/11/2022
Location Address:	Mint Court The Mint Exeter Devon EX4 3BL		
Proposal:	Like for Like Repair works to Roof.		
Delegated Decision			
Application Number:	22/1186/ADV	Delegation Briefing:	
Decision Type:	Permitted	Date:	05/10/2022
Location Address:	Unit 22 Higher Market Guildhall Shopping And Dining Queen Street Exeter Devon EX4 3FB		
Proposal:	Internally illuminated fascia sign. Externally illuminated projecting hanging sign. Hand painted signs to pendant lights. Hand painted signs to glazing. Screen printed signs to fabric barriers.		
Delegated Decision			
Application Number:	22/1189/FUL	Delegation Briefing:	22/09/2022
Decision Type:	Permitted	Date:	18/10/2022
Location Address:	Cricklepit Mill Commercial Road Exeter Devon EX2 4AB		
Proposal:	Installation of 2 x Electric Vehicle charge points to the perimeter car park wall.		

Delegated Decision			
Application Number:	22/1251/LBC	Delegation Briefing:	29/09/2022
Decision Type:	Permitted	Date:	04/11/2022
Location Address:	202 High Street Exeter Devon EX4 3EB		
Proposal:	The installation of secondary windows to 1st, 2nd and 3rd floor rooms on front elevation.		
Delegated Decision			
Application Number:	22/1284/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	01/10/2022
Location Address:	Bs Os No 1 Homecourt House Bartholomew Street West Exeter Devon		
Proposal:	G1 - Silver BirchCrown reduce to previous pruning points.T2 - Purple Leaf Plum.Prune away from roof tiles.T3 - Oriental PlumTrim back to reshape and contain.T4 - CherryPrune lateral branches to contain.T5 - Silver BirchCrown reduce by up to 2 metres.T6 - Purple Leaf PlumCrown reduce approximately to previous pruning points.T9 - GleditsiaThin canopy by 10% in order to achieve more light into residence below.These works are suggested as part of the routine care and maintenance of these trees.		
Delegated Decision			
Application Number:	22/1332/FUL	Delegation Briefing:	20/10/2022
Decision Type:	Permitted	Date:	15/12/2022
Location Address:	8-9 Richmond Road Exeter EX4 4JA		
Proposal:	Change of use to two dwellings, associated works including parking, bin storage, cycle storage, fencing and access gates		
Delegated Decision			
Application Number:	22/1333/LBC	Delegation Briefing:	20/10/2022
Decision Type:	Permitted	Date:	15/12/2022
Location Address:	8-9 Richmond Road Exeter Devon EX4 4JA		
Proposal:	Change of use to two dwellings, associated works including parking, bin storage, cycle storage, fencing and access gates		

Delegated Decision			
Application Number:	22/1339/TPO	Delegation Briefing:	
Decision Type:	Permitted	Date:	03/01/2023
Location Address:	1 Dinham Crescent Exeter Devon EX4 4EF		
Proposal:	I am writing you to seek permission to prune a lone tree in front of my house. In terms of the changes, I hope to attach three photos. Photo 1: This shows how one of the tree branches is running into our house, as well as starting to cover the guttering and getting close to our anti-seagull netting. Photo 2: This photo indicate how the tree is now touching our neighbour's house. Photo 3: This photo is taken from underneath the tree where it meets our house. In the photos I have drawn a red line where (roughly) we want to cut at. We will get a professional tree cutter to do the pruning, so they can advise on the exact place in order to ensure the health of the tree. If this is not acceptable, please if you suggest where would be appropriate. Given the growth of the tree and the resulting possible damage it might cause (esp with a strong storm), I would appreciate hearing back from you at your earliest convenience.		
Delegated Decision			
Application Number:	22/1343/SO	Delegation Briefing:	
Decision Type:	EIA Development	Date:	12/10/2022
Location Address:	Land At Water Lane Exeter Devon		
Proposal:	Request for screening opinion under the Town and Country Planning (Environmental Impact Assessment) Regulations 2017 (as amended) for mixed use development of up to 1,500 dwellings, 350 student rooms, other employment and commercial uses and associated infrastructure, following demolition of existing buildings and structures. Request for scoping opinion if the local planning authority adopts a screening opinion that the proposed development is EIA development.		
Delegated Decision			
Application Number:	22/1345/LPD	Delegation Briefing:	
Decision Type:	Permitted	Date:	21/10/2022
Location Address:	13 Tavistock Road Exeter Devon EX4 4BN		
Proposal:	Proposed Loft Conversion to Include Rear Facing Dormer and Roof Lights to the Street Elevation. Internal alteration to provide access to Proposed Loft Conversion.		
Delegated Decision			
Application Number:	22/1412/FUL	Delegation Briefing:	27/10/2022
Decision Type:	Permitted	Date:	08/12/2022
Location Address:	2 Friars Walk Exeter Devon EX2 4AY		
Proposal:	Entrance canopy and associated supporting columns over principal entrance door.		

Delegated Decision			
Application Number:	22/1413/LBC	Delegation Briefing:	27/10/2022
Decision Type:	Permitted	Date:	08/12/2022
Location Address:	2 Friars Walk Exeter Devon EX2 4AY		
Proposal:	Entrance canopy and associated supporting columns over principal entrance door.		
Delegated Decision			
Application Number:	22/1437/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	04/11/2022
Location Address:	St Davids Church Of England Primary School Dinham Road Exeter Devon EX4 4EE		
Proposal:	T1 - Himalayan Birch: Reduce in height by 2 metres. Reshape all lateral branches by up to 0.75metre. Crown lift by up to 1 metre. Diameter cuts made up to 6cm.Reasons - Starting to fowl 2 lengths of phone lines on either side of the tree. Children are climbing tree using lower branches.		
Delegated Decision			
Application Number:	22/1447/ADV	Delegation Briefing:	
Decision Type:	Permitted	Date:	28/10/2022
Location Address:	12-13 Princesshay Exeter Devon EX1 1GE		
Proposal:	Replacement of shopfront signage		
Delegated Decision			
Application Number:	22/1477/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	04/11/2022
Location Address:	5 Dinham Crescent Exeter Devon EX4 4EF		
Proposal:	T1 - Ash tree, reduce 1x secondary branch by approximately 2m encroaching on the street light.T2 - Sycamore, remove lowest primary branch overhanging the road. Reduce canopy edge over the road by approximately 2m. T3 - Cypress, adjacent to turning area. Reduce lower and mid crown branches overhanging the road by up to 1m where possible up to a height of 4m . Remove branches damaged by turning vehicles.		
Delegated Decision			
Application Number:	22/1519/FUL	Delegation Briefing:	10/11/2022
Decision Type:	Permitted	Date:	16/12/2022
Location Address:	Mezzanine And Second Floor 83-84 Queen Street Exeter Devon EX4 3RP		
Proposal:	Change of Use class on this Premises from class E to Sui Generis for a Tattoo Studio.		

Delegated Decision		
Application Number:	22/1535/CAT	Delegation Briefing:
Decision Type:	Permitted	Date: 07/11/2022
Location Address:	Princesshay Centre St Stephens House 9 Catherine Street Exeter Devon EX1 1EU	
Proposal:	All tree ID numbers as per tree survey report and plan submittedT001 London plane - reduce crown for maximum 2m clearance of propertyT005 London plane - reduce crown for maximum 2m clearance of propertyT006 London plane - reduce crown for maximum 2m clearance of property and crown lift to 5.2m over highwayT031 Oak - remove major deadwoodT034 Judas tree - crown raise to 4m above ground level and remove major deadwoodT038 Prunus - Crown lift to 3m above ground levelT039 Oak - crown lift to 3m above ground levelT040 Oak - crown lift to 3m above ground levelT045 Alder - crown lift to 5.2m above highwayT046 Alder -crown lift to 5.2m above highwayAll works to BS3998:2010	
Delegated Decision		
Application Number:	22/1589/CAT	Delegation Briefing:
Decision Type:	Permitted	Date: 02/12/2022
Location Address:	City Centre Management St Stephens House 9 Catherine Street Exeter Devon EX1 1EU	
Proposal:	T034 Judas tree - fell to ground level due to weak union split at base. Replace with same species in adjacent location	
Delegated Decision		
Application Number:	22/1590/CAT	Delegation Briefing:
Decision Type:	Permitted	Date: 01/12/2022
Location Address:	12 Clayton Road Exeter Devon EX4 4BJ	
Proposal:	Land to the side of 12 Clayton Road - G1 - dismantle 4 x elm trees encroaching onto the property . Dismantle 2 x sycamores encroaching onto the property. Multi stemmed sycamore crown lift up to a height of 6m from the base of the tree. Holly reduce by 2m in height and 1m at all compass points. Brambles adjacent to front door cut back by 2m.Works required to alleviate nuisance and interference causing conflict with the property and its residents.	
Delegated Decision		
Application Number:	22/1622/DIS	Delegation Briefing:
Decision Type:	Condition(s) Fully Discharged	Date: 08/12/2022
Location Address:	The Neighbourhood 27 Mary Arches Street Exeter Devon EX4 3FP	
Proposal:	Discharge of Condition 11 on Planning Ref. 16/0662/FUL, granted on 17 October 2016, relating to archaeology	

Delegated Decision			
Application Number:	22/1639/ADV	Delegation Briefing:	
Decision Type:	Permitted	Date:	12/12/2022
Location Address:	5 Eastgate St Davids Exeter Devon EX1 1GB		
Proposal:	1No. New internally LED illuminated sign box fixed directly to the glazing.		
Delegated Decision			
Application Number:	22/1654/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	02/12/2022
Location Address:	7 Colleton Mews Exeter Devon EX2 4AH		
Proposal:	T1 - Sycamore - Fell		
St Loyes			
Delegated Decision			
Application Number:	21/1834/FUL	Delegation Briefing:	07/04/2022
Decision Type:	Permitted	Date:	10/10/2022
Location Address:	The Headland Woodwater Lane Exeter Devon EX2 5AW		
Proposal:	Retention of extension to and conversion of existing garage to ancillary, residential annexe (Retrospective Application).		
Delegated Decision			
Application Number:	21/1957/FUL	Delegation Briefing:	13/01/2022
Decision Type:	Permitted	Date:	03/10/2022
Location Address:	Moto Hospitality Exeter Motorway Services Area Sidmouth Road St Loyes Exeter Devon EX2 7HF		
Proposal:	Alteration of existing car parking spaces to provide 12 dedicated electric vehicle parking spaces (Retrospective Application).		
Delegated Decision			
Application Number:	22/0233/VOC	Delegation Briefing:	07/04/2022
Decision Type:	Permitted	Date:	07/12/2022
Location Address:	Police Headquarters Devon And Cornwall Police Alderson Drive Exeter Devon EX2 7HQ		
Proposal:	Variation of Condition 2 on Planning Permission Ref. 20/1482/FUL, granted on 16 September 2021, to include external air source heat pump and enclosure, separate plant room and brick piers around the Sports Hall		
Delegated Decision			
Application Number:	22/1112/LPD	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	04/10/2022
Location Address:	Bridgeside House 170 Honiton Road St Loyes Exeter Devon EX1 3EP		
Proposal:	Change of use from six bedroom detached dwelling to house in multiple occupancy (HMO) for six residents.		

Delegated Decision			
Application Number:	22/1166/FUL	Delegation Briefing:	01/09/2022
Decision Type:	Permitted	Date:	18/10/2022
Location Address:	10 Elgar Close Exeter Devon EX2 5QU		
Proposal:	Replacement of conservatory roof; new roof light and bifold doors; cladding to front elevation.		
Delegated Decision			
Application Number:	22/1170/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	09/11/2022
Location Address:	51 Royal Crescent Exeter Devon EX2 7QB		
Proposal:	Installation of 8 solar panels on the roof. Including mounting kit and black anodised aluminium frame.		
Delegated Decision			
Application Number:	22/1171/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	09/11/2022
Location Address:	5 Plantagenet Walk Exeter Devon EX2 7QH		
Proposal:	Installation of 14 solar panels on the roof. Including mounting kit and black anodised aluminium frame.		
Delegated Decision			
Application Number:	22/1205/FUL	Delegation Briefing:	15/09/2022
Decision Type:	Refuse Planning Permission	Date:	22/11/2022
Location Address:	14 Farm Close Exeter Devon EX2 5PJ		
Proposal:	Two storey extension.		
Delegated Decision			
Application Number:	22/1231/FUL	Delegation Briefing:	20/10/2022
Decision Type:	Permitted	Date:	23/11/2022
Location Address:	Bridgeside House 170 Honiton Road Exeter Devon EX1 3EP		
Proposal:	Change of use from dwelling to ten person house in multiple occupation.		
Delegated Decision			
Application Number:	22/1258/FUL	Delegation Briefing:	27/10/2022
Decision Type:	Permitted	Date:	22/12/2022
Location Address:	30 Quarry Park Road Exeter Devon EX2 5PB		
Proposal:	First floor side and rear extension (Resubmission of application ref. 22/0159/FUL allowed at appeal on 02 September 2022).		

Delegated Decision			
Application Number:	22/1359/FUL	Delegation Briefing:	27/10/2022
Decision Type:	Permitted	Date:	22/11/2022
Location Address:	11 Mallard Road Exeter Devon EX2 7LD		
Proposal:	Proposed extension and alteration to extend warehouse and office facilities.		
Delegated Decision			
Application Number:	22/1397/FUL	Delegation Briefing:	03/11/2022
Decision Type:	Permitted	Date:	30/11/2022
Location Address:	36 Grecian Way Exeter Devon EX2 5PF		
Proposal:	First floor side extension over garage, and extending the garage area 1m in depth to be in line with the rear building line.		
Delegated Decision			
Application Number:	22/1407/FUL	Delegation Briefing:	27/10/2022
Decision Type:	Permitted	Date:	12/12/2022
Location Address:	10 Birchy Barton Hill Exeter Devon EX1 3ET		
Proposal:	Single storey side extension and replacing rear structure with conservatory.		
Delegated Decision			
Application Number:	22/1424/FUL	Delegation Briefing:	27/10/2022
Decision Type:	Permitted	Date:	19/12/2022
Location Address:	6 Ribston Avenue Exeter Devon EX1 3QE		
Proposal:	New front extension/porch and relocation of existing single storey garage.		
Delegated Decision			
Application Number:	22/1463/FUL	Delegation Briefing:	
Decision Type:	Permitted	Date:	19/12/2022
Location Address:	2 Lower Hill Barton Road Exeter Devon EX1 3EH		
Proposal:	Widen existing highway access on front boundary.		
Delegated Decision			
Application Number:	22/1478/FUL	Delegation Briefing:	03/11/2022
Decision Type:	Permitted	Date:	14/12/2022
Location Address:	18 Parkland Drive Exeter Devon EX2 5RX		
Proposal:	Two storey side extension, internal alterations.		

Delegated Decision			
Application Number:	22/1479/FUL	Delegation Briefing:	03/11/2022
Decision Type:	Permitted	Date:	14/12/2022
Location Address:	8 Cumberland Drive Digby Exeter Devon EX2 7RF		
Proposal:	Single storey infill side extension; external and internal alterations.		
Delegated Decision			
Application Number:	22/1488/FUL	Delegation Briefing:	03/11/2022
Decision Type:	Permitted	Date:	29/11/2022
Location Address:	51 Birchy Barton Hill Exeter Devon EX1 3EX		
Proposal:	Two storey side extension, single storey front extension, white render to all elevations.		
Delegated Decision			
Application Number:	22/1500/FUL	Delegation Briefing:	03/11/2022
Decision Type:	Permitted	Date:	19/12/2022
Location Address:	28 Lower Hill Barton Road Exeter Devon EX1 3EH		
Proposal:	Two storey side extension, widening of existing garage and internal alterations.		
Delegated Decision			
Application Number:	22/1584/TPO	Delegation Briefing:	
Decision Type:	Permitted	Date:	01/12/2022
Location Address:	Hideout Aspen Close Exeter Devon EX2 5RZ		
Proposal:	T1 - Larch - Fell - Poor specimen with die-back probably due landscape works and stem being buried for 5 years - Client keen to replace T2 - Scotts Pine - Crownlift to 6 Metres		
St Thomas			
Delegated Decision			
Application Number:	22/0415/FUL	Delegation Briefing:	14/04/2022
Decision Type:	Refuse Planning Permission	Date:	07/10/2022
Location Address:	52A Church Road St Thomas Exeter Devon EX2 9BQ		
Proposal:	Change of use from Tea room (Class E) to residential dwelling (C4).		
Delegated Decision			
Application Number:	22/0963/FUL	Delegation Briefing:	25/08/2022
Decision Type:	Permitted	Date:	05/10/2022
Location Address:	5 Pinces Gardens Exeter Devon EX2 9ED		
Proposal:	Single storey rear extension and replacement front porch.		

Delegated Decision			
Application Number:	22/1052/FUL	Delegation Briefing:	08/09/2022
Decision Type:	Permitted	Date:	17/11/2022
Location Address:	58 Queens Road Exeter Devon EX2 9EP		
Proposal:	Single storey side return and rear extension.		
Delegated Decision			
Application Number:	22/1073/FUL	Delegation Briefing:	18/08/2022
Decision Type:	Refuse Planning Permission	Date:	24/10/2022
Location Address:	30 Barley Lane Exeter Devon EX4 1TD		
Proposal:	Dormer roof extension.		
Delegated Decision			
Application Number:	22/1281/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/10/2022
Location Address:	98 Regent Street Exeter Devon EX2 9EJ		
Proposal:	Crown reduction to Lime Tree and Lawson Cypress (see attached sketch and previous granted planning application for details). These are halfway down our residential garden and both becoming too big for their setting. Work was previously carried out in 2016 and now needs repeating.		
Delegated Decision			
Application Number:	22/1283/LPD	Delegation Briefing:	
Decision Type:	Permitted	Date:	06/10/2022
Location Address:	50 Wardrew Road Exeter Devon EX4 1HA		
Proposal:	No new access is to be created. The building works intended to be all under Permitted Development Rights and consist of:??? internal remodeling, layouts alterations, new stairs to loft and loft conversion; (Part 1, Class: A)??? repairs/alterations of existing roof and installation of roof window within the front elevation; (Part 1, Class: C)??? the new Velux dormers construction at the back of the house; (Part 1, Class: B)		
Delegated Decision			
Application Number:	22/1307/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	08/11/2022
Location Address:	10 Dorset Avenue Exeter Devon EX4 1LY		
Proposal:	Single storey rear extension, rendering of side elevations.		
Delegated Decision			
Application Number:	22/1309/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	08/11/2022
Location Address:	122 Wardrew Road Exeter Devon EX4 1EZ		
Proposal:	Single storey rear extension.		

Delegated Decision			
Application Number:	22/1314/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	17/11/2022
Location Address:	15 Eton Walk Exeter Devon EX4 1FD		
Proposal:	Single story rear extension.		
Delegated Decision			
Application Number:	22/1319/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	04/01/2023
Location Address:	6 Buddle Lane Exeter Devon EX4 1JG		
Proposal:	Rear raised patio area to rear extension		
Topsham			
Committee Decision			
Application Number:	21/0496/FUL	Delegation Briefing:	03/02/2022
Decision Type:	Permitted	Date:	23/12/2022
Location Address:	Land At Ikea Way Ikea Way Exeter Devon		
Proposal:	Construction of 184 dwellings, means of access, public open space and associated infrastructure (Re-submission of refusal 19/1647/FUL - Revised Plans).		
Delegated Decision			
Application Number:	22/0269/FUL	Delegation Briefing:	10/03/2022
Decision Type:	Permitted	Date:	30/11/2022
Location Address:	Yeoman Gardens Newcourt Road Topsham Exeter Devon EX3 0BU		
Proposal:	Residential development of 16 dwellings (including 35% affordable housing), access from Newcourt Road and associated works.		
Delegated Decision			
Application Number:	22/0336/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	19/10/2022
Location Address:	Land Adjoining Exeter Road Exeter Road Topsham Devon		
Proposal:	Discharge of conditions 3 (Access Arrangement, Proposed Cycleway Crossing), 4 (Tree protection fencing), 5 (CEMP), 7 (land contamination), 8 (Noise Assessment/Acoustic Design Statement), 11 (SAP), 12 (Waste Audit Statement) and 20 (Residential Travel Plan) of application no. 19/1465/OUT.		
Delegated Decision			
Application Number:	22/0620/FUL	Delegation Briefing:	13/10/2022
Decision Type:	Permitted	Date:	08/11/2022
Location Address:	4 Endeavour Avenue Exeter Devon EX2 7GR		
Proposal:	Conversion of attached single garage into a dwelling space.		

Delegated Decision			
Application Number:	22/0657/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	10/10/2022
Location Address:	Land Adjoining Exeter Road Exeter Road Topsham Devon		
Proposal:	Discharge of conditions 13 and 3 (surface water drainage details) of applications 19/1465/OUT and 21/1435/RES respectively.		
Delegated Decision			
Application Number:	22/0794/FUL	Delegation Briefing:	08/09/2022
Decision Type:	Permitted	Date:	21/10/2022
Location Address:	36 The Strand Topsham Devon EX3 0AY		
Proposal:	Single storey extension to existing outbuilding.		
Delegated Decision			
Application Number:	22/0917/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	06/10/2022
Location Address:	Land Adjoining Exeter Road Exeter Road Topsham Devon		
Proposal:	discharge Condition 4 of RM Consent 21/1435/RES (or 17 of Outline Consent 19/1465/OUT) relating to Proposed Materials		
Delegated Decision			
Application Number:	22/0920/FUL	Delegation Briefing:	28/07/2022
Decision Type:	Permitted	Date:	21/10/2022
Location Address:	43 Higher Shapter Street Topsham Exeter Devon EX3 0AW		
Proposal:	Replacement dwelling and associated works.		
Delegated Decision			
Application Number:	22/0956/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	12/12/2022
Location Address:	1 Ikea Way Exeter Devon EX2 7RX		
Proposal:	Non-Material Amendments to planning permission ref. 22/0158/FUL to provide a bollarded pedestrian area in front of the Click and Collect extension and to reduce the number of Click and Collect dedicated parking spaces from 27 to 16, and to alter the elevations.		

Delegated Decision			
Application Number:	22/0957/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	12/12/2022
Location Address:	1 Ikea Way Exeter Devon EX2 7RX		
Proposal:	Non-Material Amendment to planning permission ref. 13/4525/01 (as amended by 22/0746/NMA) to change the wording of condition 14 from:"The development hereby approved shall include at least 960 car parking spaces unless otherwise agreed with the Local Planning Authority.Reason: In the interests of highway safety."To:"The development hereby approved shall include at least 957 car parking spaces unless otherwise agreed with the Local Planning Authority.Reason: In the interests of highway safety."		
Delegated Decision			
Application Number:	22/0982/FUL	Delegation Briefing:	11/08/2022
Decision Type:	Permitted	Date:	02/12/2022
Location Address:	9 Higher Shapter Street Topsham Exeter Devon EX3 0AW		
Proposal:	Single and two storey rear extension to replace existing lean-to.		
Delegated Decision			
Application Number:	22/0983/LBC	Delegation Briefing:	11/08/2022
Decision Type:	Permitted	Date:	02/12/2022
Location Address:	9 Higher Shapter Street Topsham Exeter Devon EX3 0AW		
Proposal:	Single and two storey rear extension to replace existing lean-to.		
Delegated Decision			
Application Number:	22/0986/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	03/10/2022
Location Address:	5 Gordon Road Topsham Exeter Devon EX3 0LJ		
Proposal:	I have attached the WSI report from the archeologist for the council to consider so that the building work can commence.		
Delegated Decision			
Application Number:	22/0987/VOC	Delegation Briefing:	
Decision Type:	Permitted	Date:	04/10/2022
Location Address:	5 Gordon Road Topsham Exeter Devon EX3 0LJ		
Proposal:	Variation of Condition 2 relating to application 20/1554/FUL; Seeks to change materials from tiles to masonry on the 1st floor of the side elevation.		

Delegated Decision			
Application Number:	22/1002/FUL	Delegation Briefing:	18/08/2022
Decision Type:	Permitted	Date:	05/10/2022
Location Address:	29 Glasshouse Lane Exeter Devon EX2 7BX		
Proposal:	Replacement exterior material; from Pre-cast Concrete to Masonry.		
Delegated Decision			
Application Number:	22/1020/FUL	Delegation Briefing:	25/08/2022
Decision Type:	Permitted	Date:	11/11/2022
Location Address:	19 Mulligan Drive Exeter Devon EX2 7SJ		
Proposal:	Convert detached garage to home office and gym (application revised 19 October 2022 to omit sleeping accommodation, front dormer and wall infill).		
Delegated Decision			
Application Number:	22/1027/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	05/12/2022
Location Address:	Land To Rear Of 4 Lower Shapter Street Topsham Devon		
Proposal:	Partial demolition of boundary wall to create wider access.		
Delegated Decision			
Application Number:	22/1059/FUL	Delegation Briefing:	18/08/2022
Decision Type:	Permitted	Date:	13/10/2022
Location Address:	17 Retreat Road Topsham Exeter Devon EX3 0LF		
Proposal:	Installation of an air source heat pump including construction of outbuilding (separate to the house) to store water tanks and solar pv control system and batteries.		
Delegated Decision			
Application Number:	22/1064/FUL	Delegation Briefing:	18/08/2022
Decision Type:	Permitted	Date:	11/10/2022
Location Address:	5 Sunhill Lane Topsham Exeter Devon EX3 0BR		
Proposal:	Part single and part two storey rear extension.		
Delegated Decision			
Application Number:	22/1119/FUL	Delegation Briefing:	15/09/2022
Decision Type:	Permitted	Date:	21/10/2022
Location Address:	3 Bridgehill Garth Topsham Exeter Devon EX3 0ER		
Proposal:	Rear extension, replacement windows, and patio with retaining wall.		

Delegated Decision			
Application Number:	22/1129/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	19/10/2022
Location Address:	Land To The North Of Exeter Road Exeter Road Topsham Devon		
Proposal:	discharge of condition 15 (specification of the building services plant and kitchen ventilation) relating to application ref 21/0882/FUL		
Delegated Decision			
Application Number:	22/1143/FUL	Delegation Briefing:	01/09/2022
Decision Type:	Permitted	Date:	18/10/2022
Location Address:	18 Mountbatten Drive Exeter Devon EX2 7GQ		
Proposal:	Addition of conservatory to existing house.		
Delegated Decision			
Application Number:	22/1173/DIS	Delegation Briefing:	
Decision Type:	Condition(s) Fully Discharged	Date:	03/11/2022
Location Address:	Land At Clyst Road Clyst Road Topsham Exeter Devon		
Proposal:	discharge of Condition 6 - SAP Calculations relating to planning application 21/0401/FUL		
Delegated Decision			
Application Number:	22/1180/FUL	Delegation Briefing:	22/09/2022
Decision Type:	Permitted	Date:	08/11/2022
Location Address:	7 Orchard Way Topsham Exeter Devon EX3 0LB		
Proposal:	Front and rear extension, associated internal remodelling.		
Delegated Decision			
Application Number:	22/1214/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	05/10/2022
Location Address:	Yen Dor Old Rydon Lane Topsham Exeter Devon EX2 7JW		
Proposal:	Replacement of current terracotta coloured tiles with slate tiles		
Delegated Decision			
Application Number:	22/1216/LPD	Delegation Briefing:	
Decision Type:	Was lawful use	Date:	21/10/2022
Location Address:	7 North Street Topsham Exeter Devon EX3 0AP		
Proposal:	Solar panels installed on south front elevation of roof.		

Delegated Decision			
Application Number:	22/1222/FUL	Delegation Briefing:	06/10/2022
Decision Type:	Permitted	Date:	11/11/2022
Location Address:	39 Elm Grove Road Topsham Exeter Devon EX3 0EJ		
Proposal:	Replacement roof covering and hanging tiles on dormer, gable end and rear elevation.		
Delegated Decision			
Application Number:	22/1233/NMA	Delegation Briefing:	
Decision Type:	Permitted	Date:	17/10/2022
Location Address:	The Mews Bowling Green Road Riversmeet Topsham Exeter Devon EX3 0BE		
Proposal:	Amendment to Front Elevation Windows.		
Delegated Decision			
Application Number:	22/1306/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	01/12/2022
Location Address:	6 Tresillian Gardens Topsham Exeter Devon EX3 0BA		
Proposal:	Work to two Limes Crown reduce both Limes by 3 to 4m and shape. Remove epicormic growth up to main fork allowing upper growth to fill out lower crown.		
Delegated Decision			
Application Number:	22/1310/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	01/12/2022
Location Address:	7 Tresillian Gardens Topsham Exeter Devon EX3 0BA		
Proposal:	Work to two Limes T1 Lime - adjacent to road, crown lift by approximately 2 metres and thin out remaining crown. T2 Lime - adjacent to garage, crown reduce by approximately 3 to 4 metres to the height of the roadside lime. Remove epicormic growth up to main crown.		
Delegated Decision			
Application Number:	22/1349/CAT	Delegation Briefing:	
Decision Type:	Permission not required	Date:	01/12/2022
Location Address:	Garden Cottage Station Road Topsham Exeter Devon EX3 0DT		
Proposal:	T1 - Weeping Willow - Re-Pollard as before to existing knuckles approx 4m in height.		
Delegated Decision			
Application Number:	22/1364/CONR	Delegation Briefing:	
Decision Type:	Permitted	Date:	16/11/2022
Location Address:	Manadon Tresillian Gardens Topsham Exeter Devon EX3 0BA		
Proposal:	Application Reference Number: 21/1286/FUL and 22/0456/CONR Date of Decision: 28/09/2021 Condition Number(s): Condition 2. Conditions(s) Removal: Client wishes Upgrading glazing and architectural/ structural glazing.		

Delegated Decision			
Application Number:	22/1369/LBC	Delegation Briefing:	03/11/2022
Decision Type:	Permitted	Date:	13/12/2022
Location Address:	18 The Strand Topsham EX3 0AS		
Proposal:	Replacement of up-and-over garage door with similar; same dimensions and colour.		
Delegated Decision			
Application Number:	22/1370/FUL	Delegation Briefing:	
Decision Type:	Withdrawn Returned (unlikely to be det.)	Date:	03/10/2022
Location Address:	18 The Strand Topsham EX3 0AS		
Proposal:	Replacement of up-and-over garage door with similar; same dimensions and colour.		
Delegated Decision			
Application Number:	22/1373/FUL	Delegation Briefing:	
Decision Type:	Permitted	Date:	05/01/2023
Location Address:	4 Fore Street Topsham Exeter Devon EX3 0HF		
Proposal:	Remove existing rear addition and infill conservatory and replace with open plan single storey extension under a flat roof.		
Delegated Decision			
Application Number:	22/1442/LPD	Delegation Briefing:	
Decision Type:	Permitted	Date:	26/10/2022
Location Address:	Old Stores House 17 Exeter Road Topsham Exeter Devon EX3 0LQ		
Proposal:	Replacement of conservatory with new extension structure. Refer to attached plans and covering letter.		
Delegated Decision			
Application Number:	22/1451/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	43 Higher Shapter Street Topsham Exeter Devon EX3 0AW		
Proposal:	Tree A - Twisted willow - Located close to the boundary between 43 Higher Shapter Street and the passage between us and 39 Higher Shapter Street. In the rear garden of 43 Higher Shapter Street about 5 metres behind the house. Permission required for tree to be pollarded as it gets too large and was pollarded 4 years ago before we owned the house. As planning permission lasts five years, is it possible for this permission to include permission to Pollard again in another 4 years?Tree B - Silver Birch - This has grown into the telegraph wires above it. Permission is requested to reduce the height of this to 2 metres below the wires.Tree C - Pear tree with rust spot infection (see photo). Permission to cut back the infected part of the tree to encourage new rust free growth.		

Delegated Decision

Application Number:	22/1456/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	04/11/2022
Location Address:	3 Lower Shapter Street Topsham Exeter Devon EX3 0AT		
Proposal:	T1 - Silver Birch - Crown reduce overall by removing approximately 3.50 metres from branch tips while retaining the main framework & shape of the crown & therefore a high proportion of the foliage bearing structure. All pruning cuts to be made at suitable growth points. All works carried out to BS 3998:2010 Tree Works Recommendations. The tree is located in very close proximity to the property and unless managed will most probably start creating damage		

Delegated Decision

Application Number:	22/1459/TPO	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	Newcourt Lodge Old Rydon Lane Topsham Exeter Devon EX2 7JU		
Proposal:	T1 - Holm Oak - Reduce three main stems by approximately 3 metres. Max diameter pruning cuts of 20cm. Refer to photos which identify area of crown to be pruned, and the three main stems in question. Reasons and Arb evidence provided by Hywel Davies (Consultant for Exe Tree Care Ltd) - Meripilus giganteus brackets evident at the base (refer to photos). This type of polypore fungi causes white rot, usually the root system, and can be an indicator that the tree is in decline. Evidence is limited to one area, and it is unclear without a decay detection report, as to the extent of any decay. However, I would recommend taking weight from the crown, to lessen the risk of failure during adverse weather. - Photo evidence provided for Ganoderma brackets attached to area of decay at the base. Although the area of decay is undetermined, together with evidence of Meripilus, it suggests that there may be an undermining of the root system combined with decay in the lower main stem.		

Delegated Decision

Application Number:	22/1460/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	27 Monmouth Avenue Topsham Exeter Devon EX3 0AF		
Proposal:	T1 - Weeping Willow - Reduce height by 3 metres, and width by 2 metres.		

Delegated Decision			
Application Number:	22/1489/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	04/11/2022
Location Address:	The Flat Broadway House 35 High Street Topsham Exeter Devon EX3 0ED		
Proposal:	T1 ? Birch, crown reduce by 1.5m and crown lift to comply with the Highways Act 1980. Maximum diameter of cut (MDC) 40mmT2 ? Evergreen Magnolia, Crown reduce slightly by approximately 1m and remove one low southerly branch. MDC 25mm & 50mm Reason for works:T1 has become particularly large and ungainly, works are considered appropriate arboricultural management and to comply with the Highways Act 1980 T2 is a light prune which will have a minimal affect on the tree, appropriate arboricultural management		
Delegated Decision			
Application Number:	22/1490/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	04/11/2022
Location Address:	Topsham Fire Station Fore Street Topsham Exeter Devon EX3 0HF		
Proposal:	T1 - Silver birch - Reduce in height by approximately 2 metres. Prune sides to shape. Tree is starting to outgrow its space and encroaching on to adjacent building. A reduction of the canopy will prevent this and retain the tree's aesthetic value.G2 - Sorbus and pittosporum dismantle and fell to ground level. Both are low amenity value trees growing in close proximity to adjacent building.		
Delegated Decision			
Application Number:	22/1530/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	Station House Station Road Topsham Exeter Devon EX3 0DS		
Proposal:	crown lift of up to 3 metres from ground level to allow safe access for pedestrians beneath row of trees along the platform and track		
Delegated Decision			
Application Number:	22/1545/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	07/11/2022
Location Address:	10 Orchard Way Topsham Exeter Devon EX3 0LB		
Proposal:	Removal of cedar tree to prevent structural damage to property.		

Delegated Decision

Application Number:	22/1630/FUL	Delegation Briefing:	
Decision Type:	Withdrawn by Applicant	Date:	14/12/2022
Location Address:	55 Greatwood Terrace Topsham Exeter Devon EX3 0EB		
Proposal:	There are 4 metres garden extending out from my house that are lower than the house and the remaining 8 metres of garden, in depth. I am halfway through erecting a fence for the entire length of the garden. If the fence is 6ft all along, it has to dip down in the area just close to the house. This means that there is a lack of privacy for next door, as I can see straight into their house if I stand in my garden, as I do daily. INVALID- see email would like permission for that short section to be 8ft tall, in line with the remaining 6ft fence. This will provide privacy and leave a straight line at the top of the fence for the depth of the garden.		

Delegated Decision

Application Number:	22/1652/CAT	Delegation Briefing:	
Decision Type:	Permitted	Date:	01/12/2022
Location Address:	34 The Strand Topsham Exeter Devon EX3 0AY		
Proposal:	T1 - Mulberry. Dismantle in sections to near ground level T2 - Walnut. Crown lift to 2.5m above ground level and prune away from adjacent building to achieve a minimum 1.5m clearance. Maximum diameter of cut 50mm. Reason for works: T1 has been structurally deteriorating for a number of years, the tree had recent partial collapse where one of the four stems failed and has now been removed. We do not consider that the remaining stems are in a condition to be retained due to the severe decay and weak attachment points on the main bole. T2 is appropriate maintenance of a garden tree and will have little or no impact on the tree's structural or physiological health.		

Total Applications: 300