

PLANNING

Date: Monday 27 April 2020

Time: 5.30 pm

Venue: Legislation has been passed that allows Council's to conduct Committee meetings remotely

Members are invited to attend the above meeting to consider the items of business.

If you have an enquiry regarding any items on this agenda, please contact Howard Bassett, Democratic Services Officer (Committees) on 01392 265107.

Entry to the Civic Centre can be gained through the Customer Service Centre, Paris Street.

Membership -

Councillors Lyons (Chair), Williams (Deputy Chair), Bialyk, Branston, Foale, Ghusain, Harvey, Mrs Henson, Mitchell, M, Morse, Sheldon, Sutton and Sparkes

Agenda

Part I: Items suggested for discussion with the press and public present

11 Update Sheet

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Date of Next Meeting

The next scheduled meeting of the Planning Committee will be held on **Monday 1 June 2020** at 5.30 pm in the Civic Centre.

Find out more about Exeter City Council services by looking at our web site <http://www.exeter.gov.uk>. This will give you the dates of all future Committee meetings and tell you how you can ask a question at a Scrutiny Committee meeting. Alternatively, contact the Democratic Services Officer (Committees) on (01392) 265107 for further information.

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PLANNING COMMITTEE

27th April 2020

ADDITIONAL INFORMATION

Correspondence received and matters arising following preparation of the Agenda

Item 5: Planning Application No. 20/0194/ECC - The Night Shelter, Magdalen Street, Exeter (GM)

Item 6: Planning Application No. 19/0962/FUL - Land off Pulling Road, Pinhoe (PJ)

Three additional emails of objection stating that:-

- i) Land shown for emergency access is not within the applicant's control. (*Applicant has responded stating that they have right of access*);
- ii) Destruction of local habitats for wildlife including badgers, foxes and hedgehogs;
- iii) Increased traffic in an already built up area;
- iv) Increased congestion on local roads means access may be blocked for Emergency Services;
- v) Education services to local residents as new residents will seek to place young children already stretching services that are experiencing rapid capacity increase;
- vi) Concerns about privacy of local residents during any construction and the welfare of household pets;
- vii) Further objection to rapid development of land in the Pinhoe and Monkton area;
- viii) Concern that meeting is being progressed virtually when technologies may not be available to local residents and on top of the daily struggles during this lockdown seems ill thought out;
- ix) Need for the southern boundary to be adequately landscaped to avoid loss of privacy.

Amendment to proposed condition:-

Condition 6. A detailed scheme for landscaping, including the planting of trees and/or shrubs (in particular in respect of the southern boundary), the use of surface materials and boundary screen walls and fences shall be submitted to the Local Planning Authority and no unit shall be occupied until the Local Planning Authority have approved a scheme; such scheme shall specify materials, species, tree and plant sizes, numbers and planting densities, and any earthworks required together with the timing of the implementation of the scheme. The landscaping shall thereafter be implemented in accordance with the approved scheme in accordance with the agreed programme.

Reason: To safeguard the rights of control by the Local Planning Authority in these respects and in the interests of amenity.

Condition 17 – Prior to occupation details of the location, design and operational use of the north east emergency access shall be submitted to and approved in writing by the local planning authority. For the avoidance of doubt this north-east access shall be used solely for emergency access and for no other purpose.

Reason: To safeguard the amenities of neighbouring occupants.

Item 7: Planning Application No. 19/1767/FUL - Quay Gardens, Monmouth Avenue, Topsham, Exeter (EP)

Item 8: Planning Application No. 20/0013/FUL - 37 Argyll Road, Exeter (KF)