All Planning Decisions Made and Withdrawn Applications between 08/02/2024 and 14/03/2024

Alphington

Delegated Decision

Application Number: 23/1168/FUL Delegation Briefing: 21/12/2023

Decision Type: Permitted Date: 16/02/2024

Location Address: Land Adjacent To Units 6-9 Alphin Brook Road, Exeter EX2 8RG

Proposal: Extension to commercial/industrial building (Use Class B2/ B8)

with associated access and parking.

Delegated Decision

Application Number: 23/1356/FUL Delegation Briefing: 18/01/2024

Decision Type: Permitted Date: 13/02/2024

Location Address: Clarke Centre Hennock Road North Exeter EX2 8NJ

Proposal: Retrospective application for 360 solar panels on roof of existing

building.

County Decisions

Application Number: 23/1412/FUL Delegation Briefing: 07/12/2023

Decision Type: Permitted Date: 09/02/2024

Location Address: 92 Hatherleigh Road Exeter EX2 9JX

Proposal: Change up-and-over single garage door for a pvc door and window

with brick surround.

Delegated Decision

Application Number: 23/1460/FUL Delegation Briefing: 21/12/2023

Decision Type: Permitted Date: 01/03/2024

Location Address: 15 - 17 Marsh Green Road North Exeter EX2 8NY

Proposal: Formation of workshop extension on north-eastern elevation and

first floor office extension on south-western elevation.

Delegated Decision

Application Number: 23/1491/CAT Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 06/03/2024

Location Address: Lucerne Nursing Home 40 - 42 Chudleigh Road Exeter EX2 8TU

Proposal: TG1 Alders, fell. Group of ivy clad alders with rot in the base of the

stems. One of the stems has previously died, one recently failed and hit the care home roof and another has been removed. Fell for

safety.

Application Number: 24/0042/CAT Delegation Briefing:

Decision Type: Permitted Date: 20/02/2024

Location Address: Fourways Dunsford Road Exeter EX2 9PN

Proposal: T1 - Large spreading willow, growing over and into the neighbours

fence. FellT2 - Large conifer (Leylandii) tree in the front drive - the

roots are breaking the wall and concrete drive. Fell

Delegated Decision

Application Number: 24/0089/LPD Delegation Briefing:

Decision Type: Was lawful use Date: 12/03/2024

Location Address: 28 Chantry Meadow Exeter EX2 8FF

Proposal: Single-storey rear extension.

Delegated Decision

Application Number: 24/0094/LPD Delegation Briefing:

Decision Type: Was lawful use Date: 12/03/2024

Location Address: 50 Blenheim Road Exeter EX2 8SE

Proposal: Rear flat roofed dormer and roof lights to the front.

Delegated Decision

Application Number: 24/0119/SO Delegation Briefing:

Decision Type: EIA Not Development Date: 01/03/2024

Location Address: Grace Road Playing Field Clapperbrook Lane East Exeter

Proposal: Request for a Screening Opinion to ascertain whether or not an

Environmental Statement (ES) is required for a Energy Heat Network (EHN) facility on open land at Clapperbrook Lane.

Duryard And St James

Delegated Decision

Application Number: 23/0706/LBC Delegation Briefing: 06/07/2023

Decision Type: Permitted Date: 26/02/2024

Location Address: 23 Longbrook Street Exeter EX4 6AD

Proposal: Listed Building Consent to create above ground floor C3

residential, 1 no. studio flat, 2 no. 1-bedroom flats and 6 no. 2-bedroom flats, reconfiguration of roof to create additional front dormer window, installation of internal secondary glazing to front elevation windows, bin store and access ramp to existing rear entrance and ancillary external landscaping and bin store.

Delegated Decision

Application Number: 23/0852/LED Delegation Briefing:

Decision Type: Was not lawful use Date: 13/03/2024

Location Address: 41 Well Street Exeter EX4 6QQ
Proposal: Confirmation of HMO since 2011.

Application Number: 23/1078/FUL Delegation Briefing: 12/10/2023

Decision Type: Permitted Date: 27/02/2024

Location Address: University Service Station Cowley Bridge Road Exeter EX4 5AD

Proposal: Extension to existing shop and reconfiguration of service yard,

including delivery and access enclosure at rear.

Delegated Decision

Application Number: 23/1290/LPD Delegation Briefing:

Decision Type: Was lawful use Date: 08/02/2024

Location Address: 90 Hoopern Street Exeter EX4 4LY

Proposal: Change of use of C3 dwellinghouse to C4 small HMO limited to

three residents.

Delegated Decision

Application Number: 23/1328/FUL Delegation Briefing: 18/01/2024

Decision Type: Permitted Date: 20/02/2024

Location Address: 72 Velwell Road Exeter EX4 4LD

Proposal: Single storey rear extension and reconfiguration of existing dormer

window.

Delegated Decision

Application Number: 23/1527/LED Delegation Briefing:

Decision Type: Was lawful use Date: 12/02/2024

Location Address: 8 St James Road Exeter EX4 6PU

Proposal: The property has been in C4 use prior to the implementation of the

Article 4 Direction and 10 years prior to the date of this submission.

Delegated Decision

Application Number: 24/0033/FUL Delegation Briefing: 01/02/2024

Decision Type: Permitted Date: 05/03/2024

Location Address: 24 Powderham Crescent Exeter EX4 6DA

Proposal: Single storey side extension on eastern elevation.

Delegated Decision

Application Number: 24/0073/LED Delegation Briefing:

Decision Type: Was lawful use Date: 12/03/2024

Location Address: 85 Victoria Street Exeter EX4 6JG

Proposal: House in multiple occupation for four people (C4 use)

Application Number: 24/0075/NMA Delegation Briefing:

Decision Type: Permitted Date: 16/02/2024

Location Address: Land At Duryard, University Exeter

Proposal: Decrease the number of PV panels and the footprint of the solar

array within the field, move the substation approximately 6 meters

to the North-West, and expand the fenced area.

Exwick

Delegated Decision

Application Number: 23/0118/FUL Delegation Briefing: 23/02/2023

Decision Type: Permitted Date: 28/02/2024

Location Address: 231 Exwick Road Exeter Devon EX4 2AT

Proposal: Detached dwelling over three floors and alterations to access and

existing bungalow (including insulation render to external walls)

Delegated Decision

Application Number: 23/0881/FUL Delegation Briefing: 22/02/2024

Decision Type: Permitted Date: 11/03/2024

Location Address: 203 Exwick Road Exeter EX4 2AU

Proposal: New dwelling with associated access, parking and landscaping

Delegated Decision

Application Number: 23/1459/DIS Delegation Briefing:

Decision Type: Condition(s) Partially Date: 28/02/2024

Approved

Location Address: Kinnerton Court Kinnerton Way Exeter EX4 2EZ

Proposal: Discharge of Condition 3 of Planning Permission Ref.

22/0401/FUL, allowed at appeal on 16 October 2023, relating to

bin and bicycle storage

Delegated Decision

Application Number: 23/1550/FUL Delegation Briefing: 11/01/2024

Decision Type: Refuse Planning Permission Date: 22/02/2024

Location Address: 8 Edinburgh Drive Exeter EX4 2DX

Proposal: 2 storey side extension, rear dormer and minor external/internal

works.

Delegated Decision

Application Number: 24/0104/FUL Delegation Briefing: 01/02/2024

Decision Type: Permitted Date: 12/03/2024

Location Address: Barley Copse Barley Lane Exeter EX4 1SY

Proposal: Construction of side infill extension & conservatory roof

replacement

Heavitree

Delegated Decision

Application Number: 23/1159/FUL Delegation Briefing: 02/11/2023

Decision Type: Refuse Planning Permission Date: 08/03/2024

Location Address: 57 Whiteway Drive Exeter EX1 3AL

Proposal: Hip to gable and rear dormer roof extensions (Retrospective

Application).

Delegated Decision

Application Number: 23/1410/FUL Delegation Briefing: 18/01/2024

Decision Type: Permitted Date: 06/03/2024

Location Address: 5 Heavitree Park Exeter EX1 3BP

Proposal: New glazed veranda, replace windows and door, new window and

extensive internal works including reconfigure of rooms.

Delegated Decision

Application Number: 23/1411/LBC Delegation Briefing: 18/01/2024

Decision Type: Permitted Date: 06/03/2024

Location Address: 5 Heavitree Park Exeter EX1 3BP

Proposal: New glazed veranda, replace windows and door, new window and

extensive internal works including reconfigure of rooms.

Delegated Decision

Application Number: 23/1499/LBC Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 23/02/2024

Location Address: 11 Mont Le Grand Exeter EX1 2PD

Proposal: Replace 5 internal doors to meet fire regulations including front

doors to the ground floor flat, the first and second floor flats plus

the door to boiler and utility rooms.

Delegated Decision

Application Number: 24/0022/PD Delegation Briefing:

Decision Type: Prior Approval Not Required Date: 27/02/2024

Location Address: 12 Madison Avenue Exeter EX1 3AH

Proposal: Single-storey brick-lean to extension to dining room and kitchen

Application Number: 24/0043/CAT Delegation Briefing:

Decision Type: Permitted Date: 20/02/2024

Location Address: 11 Regents Park Exeter EX1 2NT

Proposal: T1 - Large Holm Oak on corner of communal grounds, over

Regents park rd- Reduce the central stem with the significant vertical crack (likely caused by lightning strike) to the bowl of the tree. 15-16 inch diameter pruning cut.- Reduce the adjacent north west facing stem (growing towards 11 regents park) to the previous growth points. 3-4 inch pruning cuts.- Crown lift from the roadside to highways guidelines, and prune from the pole and lines.T2 - Holm Oak (tree nearest side boundary with No 17 Regents Park - not the larger Holm Oak overhanging the

communal lawn): Fell

Delegated Decision

Application Number: 24/0060/LBC Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 11/03/2024

Location Address: 5 Heavitree Park Exeter EX1 3BP

Proposal: Replace existing slate roof and re-roof in natural slate with two roof

lights.

Delegated Decision

Application Number: 24/0101/DIS Delegation Briefing:

Decision Type: Condition(s) Partially Date: 22/02/2024

Approved

Location Address: 8 Salutary Mount Fore Street Heavitree EX1 2QE

Proposal: Discharge of Conditions 3 and 4 of Planning Permission

22/1403/FUL, granted 12 May 2023, relating to Construction

Management Plan and drainage details

Delegated Decision

Application Number: 24/0113/NMA Delegation Briefing:

Decision Type: Permitted Date: 09/02/2024

Location Address: 125 Sweetbrier Lane Exeter EX1 3AP

Proposal: Addition of narrow window to bedroom four, on east elevation of

extension. Window is fixed shut and obscure glazed. Non material

amendment to 23/0565/FUL

Delegated Decision

Application Number: 24/0118/CAT Delegation Briefing:

Decision Type: Permitted Date: 20/02/2024

Location Address: 85 Fore Street Heavitree EX1 2RN

Proposal: To reduce ix silver birch by 1.5 meter and 3x Poplar trees and cut

back shrubs overhanging the wall into the property next door. Trees over shadowing neighbours? property and blocking natural light also damaging their property. All trees are only 10 meters tall

with a spread of 3/4 meters.

Application Number: 24/0163/DIS Delegation Briefing:

Decision Type: Condition(s) Partially Date: 26/02/2024

Approved

Location Address: 8 Salutary Mount Fore Street Heavitree EX1 2QE

Proposal: Discharge of Condition 6 of Planning Permission 22/1403/FUL,

granted 12 May 2023, relating to materials

Delegated Decision

Application Number: 24/0197/DIS Delegation Briefing:

Decision Type: Condition(s) Partially Date: 26/02/2024

Approved

Location Address: 8 Salutary Mount Fore Street Heavitree EX1 2QE

Proposal: Discharge of Condition 5 on Planning Permission 22/1403/FUL,

granted 12 May 2023, relating to energy efficiency

Mincinglake And Whipton

Committee Decision

Application Number: 23/1174/RES Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 22/02/2024

Location Address: Land Off Spruce Close And Celia Crescent Spruce Close Exeter

Proposal: Approval of reserved matters of layout, scale, appearance and

landscaping pursuant to planning permission ref. 20/0538/OUT for the erection of 93 dwellings with associated access, drainage,

open space, play area and landscaping.

Delegated Decision

Application Number: 23/1285/LED Delegation Briefing:

Decision Type: Was not lawful use Date: 14/02/2024

Location Address: 92 Latimer Road Exeter EX4 7JP

Proposal: Certificate of lawfulness sought for construction of existing box

dormer roof extension with rendered finish.

Delegated Decision

Application Number: 23/1561/FUL Delegation Briefing: 11/01/2024

Decision Type: Refuse Planning Permission Date: 21/02/2024

Location Address: 36 Woolsery Avenue Exeter EX4 8BJ

Proposal: Single storey side extension

Newtown And St Leonards

Delegated Decision

Application Number: 22/1217/FUL Delegation Briefing: 23/03/2023

Decision Type: Permitted Date: 09/02/2024

Location Address: 90 Polsloe Road Exeter Devon EX1 2HW

Proposal: Conversion of building into 3 self-contained flats (C3 Use Class)

(PART-RETROSPECTIVE APPLICATION).

Application Number: 23/1340/DIS Delegation Briefing:

Decision Type: Deemed Discharge Notice Date: 26/02/2024

Served

Location Address: Buckerell Lodge Hotel Topsham Road Exeter EX2 4SQ

Proposal: Discharge of Conditions 8 and 9 of Planning Permission Ref.

22/0770/FUL, granted on 30 May 2023, relating to construction

management

Delegated Decision

Application Number: 23/1354/LED Delegation Briefing:

Decision Type: Was lawful use Date: 11/03/2024

Location Address: 10 Codrington Street Exeter EX1 2BU

Proposal: Lawful use as six person House in Multiple Occupation (Use Class

C4).

Delegated Decision

Application Number: 23/1403/TPO Delegation Briefing: 25/01/2024

Decision Type: Refuse Planning Permission Date: 19/02/2024

Location Address: Dene End 43 Wonford Road Exeter EX2 4UD

Proposal: Tree works to halt structural damage and erosion of building

foundations and provide long-term stability. Relating to TPO

600.T3 Oak Tree - Removal.

Delegated Decision

Application Number: 23/1435/VOC Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 08/03/2024

Location Address: 7 Lower Summerlands Exeter EX1 2LJ

Proposal: The current application has been made specifically at the request

of the Council Planning Enforcement Officer, to cover minor amendments to existing planning consent for several window sizes and two doors. No other physical changes are proposed. The changes are, with reference to the attached drawings (and aperture references):* W4 doorway 895x2100mm replaced by window W4 835x960mm, because doorway from side extension into glass room no longer required. * W1 and W2 windows reduced in size to 670x510mm, to increase privacy of bathroom.* W3 window reduced in size to 670x660mm.* D2 door changed from single door to double door, to reduce encroachment into narrow kitchen, with no change in dimensions or appearance.* D3 door style changed from wood panel door to two upper windows, same style as previously existing side extension door, with no

change in dimensions.

Application Number: 23/1490/DIS Delegation Briefing:

Decision Type: Condition(s) Partially Date: 21/02/2024

Approved

Location Address: 7 Belmont Road Exeter EX1 2HF

Proposal: Discharge of Condition 3 of Planning Permission Ref.

21/0294/FUL, granted on 14 July 2021, relating to front boundary

wall

Delegated Decision

Application Number: 24/0004/DEM Delegation Briefing:

Decision Type: Prior Approval Required and Date: 26/02/2024

Granted

Location Address: Pyramids Swimming And Leisure Centre Heavitree Road Exeter

EX1 2LA

Proposal: Prior approval for the demolition of the former swimming pool and

leisure centre building known as Pyramids.

Delegated Decision

Application Number: 24/0010/FUL Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 12/03/2024

Location Address: Flat 2 93 Old Tiverton Road Exeter EX4 6LQ

Proposal: Replacement of Old Sash Window Box and Sash Casements

(Bathroom Window), on the side of the property.

Delegated Decision

Application Number: 24/0011/LBC Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 12/03/2024

Location Address: Flat 2 93 Old Tiverton Road Exeter EX4 6LQ

Proposal: Replacement of Old Sash Window Box and Sash Casements

(Bathroom Window), on side of the property.

Delegated Decision

Application Number: 24/0016/FUL Delegation Briefing: 18/01/2024

Decision Type: Permitted Date: 05/03/2024

Location Address: 38 Elmside Exeter EX4 6LN

Proposal: Erection of single storey rear extension.

Delegated Decision

Application Number: 24/0051/CAT Delegation Briefing:

Decision Type: Permitted Date: 19/02/2024

Location Address: Dene End 43 Wonford Road Exeter EX2 4UD

Proposal: Row 1 bay - reduce back down into hedge - ten to twelve feet in

height and trim sides back in as hard as possible.

Application Number: 24/0103/CAT Delegation Briefing:

Decision Type: Permitted Date: 19/02/2024

Location Address: Dene End 43 Wonford Road Exeter EX2 4UD

Proposal: The tree root barrier installation works are proposed to stop the

influence of the tree(s) on the soil below building foundation level and provide long term stability to 43 Wonford Road, Exeter, Devon, EX2 4UD. The installation of the root barrier will involve root severance to various trees as per the arboricultural report, please see the root barrier feasibility report showing the location of the barrier to be installed. We believe the most prominent tree to be

affected will be the T3 Oak.

Delegated Decision

Application Number: 24/0188/DIS Delegation Briefing:

Decision Type: Condition(s) Partially Date: 27/02/2024

Approved

Location Address: Buckerell Lodge Hotel Topsham Road Exeter EX2 4SQ

Proposal: Discharge of Condition 16 of Planning Permission ref.

22/0770/FUL, granted on 30 May 2023, relating to external lighting

Pennsylvania

Delegated Decision

Application Number: 22/0408/DIS Delegation Briefing:

Decision Type: Condition(s) Partially Date: 08/03/2024

Approved

Location Address: Exmouth Junction Gateway Site Prince Charles Road Exeter

Devon

Proposal: Discharge conditions 4 (Reptile Mitigation Strategy), 5

(Contamination), 7 (Tree Protective Fencing), 8 (Construction Method Statement) and 10 (Design SAP calcs) of permission ref. 20/1187/FUL - Redevelopment of the site and construction of a part 3, part 5 storey building containing 51 residential units with associated access and servicing arrangements, car parking, landscaping and infrastructure ancillary to the residential use.

(Revised)

Delegated Decision

Application Number: 23/0863/DIS Delegation Briefing:

Decision Type: Condition(s) Partially Date: 07/03/2024

Approved

Location Address: Exmouth Junction Gateway Site Prince Charles Road Exeter

Proposal: Part-discharge of condition 12 (Materials) of permission ref.

20/1187/FUL - Redevelopment of the site and construction of a part 3, part 5 storey building containing 51 residential units with associated access and servicing arrangements, car parking, landscaping and infrastructure ancillary to the residential use.

(Revised)

Application Number: 23/1248/DIS Delegation Briefing:

Decision Type: Condition(s) Partially Date: 08/03/2024

Approved

Location Address: The Old Coal Yard Exmouth Junction Mount Pleasant Road Exeter

EX47AE

Proposal: Part-discharge condition 16 (Materials) of permission ref.

21/1495/FUL - 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: 23/1539/LPD Delegation Briefing: 04/01/2024

Decision Type: Was lawful use Date: 12/02/2024

Location Address: 3 Manston Road Exeter EX1 2QA

Proposal: Mono-pitched dormer window to the rear and two roof lights on

principle elevation roof.

Delegated Decision

Application Number: 23/1574/LED Delegation Briefing:

Decision Type: Was lawful use Date: 06/03/2024

Location Address: 58 Monks Road Exeter EX4 7BB

Proposal: House in Multiple Occupation for 5 people

Delegated Decision

Application Number: 24/0025/LED Delegation Briefing:

Decision Type: Was lawful use Date: 06/03/2024

Location Address: 62 Pinhoe Road Exeter EX4 7HL

Proposal: House in Multiple Occupation for five people (C4 use)

Delegated Decision

Application Number: 24/0050/LPD Delegation Briefing:

Decision Type: Was lawful use Date: 06/03/2024

Location Address: 3 Daleside Road Exeter EX4 6EP

Proposal: Rear dormer, part hip-to-gable extension and roof lights.

Delegated Decision

Application Number: 24/0068/PD Delegation Briefing:

Decision Type: Prior Approval Not Required Date: 21/02/2024

Location Address: 131 Monks Road Exeter EX4 7BQ

Proposal: Ground floor extension to rear of property measuring 3.4m deep,

maximum height 3.05m and height of eaves 2.87m.

Pinhoe

Delegated Decision

Application Number: 23/0395/LBC Delegation Briefing: 23/11/2023

Decision Type: Permitted Date: 01/03/2024

Location Address: 22 Church Hill Exeter Devon EX4 9JG

Proposal: Retention of additional building works (previous permission ref.

21/0558/LBC), including removal of ground floor kitchen wall, insertion of additional strengthening for and renewal of first floor

wall above.

Delegated Decision

Application Number: 23/1105/FUL Delegation Briefing: 05/10/2023

Decision Type: Permitted Date: 22/02/2024

Location Address: 5 Petersfield Pinn Hill Pinhoe Exeter EX1 3BN

Proposal: Two-storey dwelling with associated driveway, parking and

landscaping.

Delegated Decision

Application Number: 23/1433/DIS Delegation Briefing:

Decision Type: Condition(s) Fully Date: 04/03/2024

Discharged

Location Address: Hill Barton Farm Hill Barton Road Exeter EX1 3PR

Proposal: Discharge condition 4 (Materials) of permission ref. 23/0751/RES -

Reserved Matters application (following Outline approval 19/1375/OUT) for all matters of detail not approved at outline stage, including details of layout, house types, public open space, highways (roads/footways/cycleways), drainage and other

infrastructure and landscaping.

Delegated Decision

Application Number: 23/1521/FUL Delegation Briefing: 21/12/2023

Decision Type: Permitted Date: 13/02/2024

Location Address: 61 Harrington Lane Exeter EX4 8NS

Proposal: Single storey side and rear wraparound extension.

Delegated Decision

Application Number: 24/0026/NMA Delegation Briefing:

Decision Type: Permitted Date: 14/02/2024

Location Address: 1 Bickleigh Close Exeter EX4 8QB

Proposal: Change in rear roof level reduced by 200mm and reconfigure

window / door types

Application Number: 24/0045/FUL Delegation Briefing: 18/01/2024

Decision Type: Permitted Date: 05/03/2024

Location Address: 6 Parkers Cross Lane Exeter EX1 3TA

Proposal: Single storey glass roof located on the side elevation of the

property.

Delegated Decision

Application Number: 24/0097/TPO Delegation Briefing:

Decision Type: Permitted Date: 06/03/2024

Location Address: Chestnut Cottage The Grove Exeter EX4 9HT

Proposal: T1 Oak. reduce crown by 3m all round which is roughly 20%. The

crown has a bias to the south extending to within a meter of the house causing excessive shading and, as can be seen from the photo, causing the degradation of the lawn. To the north the crown extends over the boundary to the neighbouring house causing excessive shading there too. Reducing only those offending branches will leave the tree looking, unsightly and unbalanced which is why I think a full crown reduction will leave the tree in a better shape and will preserve its integrity .T2 Row of Ash and Sycamore along the eastern boundary. remove lowest branches to open up the view. According to my client these trees have grown into a large green oppressive wall . Removing the lowest branches to the line shown in the photo would alleviate the feeling of being closed in while at the same time leaving the collective crown undisturbed.T3 Leyllandi, fell. this conifer was trimmed as a ball shaped shrub in the past but has now grown into a dark mess. Removing it will give the much prettier Golden Monterey a better chance to thrive.T4 Oak . fell. this stunted tree is the smallest in a cluster of three trees growing a few feet to the east of T1. it is suppressed by the two more vigorous Oaks beside it.

Delegated Decision

Application Number: 24/0191/NMA Delegation Briefing:

Decision Type: Permitted Date: 29/02/2024

Location Address: Land At Hill Barton Adjacent To The Boundary Of The Met Office

Exeter Devon

Proposal: Non-material amendment to approval 19/0699/FUL: Amendment to

the width of paths 1, 2 and 3 along Plots 3019-314, 322-325 and 326-328 respectively. Confirmation that Plots 339-341 will not comply with M4(2) standards due to house type internal layout.

Priory

Delegated Decision

Application Number: 23/1113/FUL Delegation Briefing: 14/09/2023

Decision Type: Refuse Planning Permission Date: 04/03/2024

Location Address: 72 Bovemoors Lane Exeter EX2 5BP

Proposal: Convert loft space with a dormer window to the side and rear.

Single storey rear extension.

Application Number: 23/1381/FUL Delegation Briefing: 11/01/2024

Decision Type: Permitted Date: 14/02/2024

Location Address: 64 Attwyll Avenue Exeter EX2 5HW

Proposal: Ground floor rear and side extension

County Decisions

Application Number: 23/1573/LPD Delegation Briefing:

Decision Type: Was lawful use Date: 26/02/2024

Location Address: 2 Salmonpool Lane Exeter EX2 4SN

Proposal: Proposed single storey rear extension

Delegated Decision

Application Number: 24/0002/FUL Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 11/03/2024

Location Address: 15 Lethbridge Road Exeter EX2 5LE

Proposal: Replacement porch/side extension.

Delegated Decision

Application Number: 24/0082/FUL Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 14/03/2024

Location Address: 24 Tollards Road Exeter EX2 6JJ

Proposal: Single storey rear extension.

St Davids

Delegated Decision

Application Number: 23/1298/FUL Delegation Briefing: 02/11/2023

Decision Type: Permitted Date: 12/03/2024

Location Address: 1 Cathedral Close Exeter EX1 1EZ

Proposal: Change of use to upper floors from commercial storage space to

residential. Demolition of modern extension to rear.

Delegated Decision

Application Number: 23/1299/LBC Delegation Briefing: 02/11/2023

Decision Type: Permitted Date: 12/03/2024

Location Address: 1 Cathedral Close Exeter EX1 1EZ

Proposal: Works associated with change of use to upper floors to residential.

Demolition of modern extension to rear.

Application Number: 23/1364/LBC Delegation Briefing: 30/11/2023

Decision Type: Permitted Date: 16/02/2024

Location Address: The Quay Cellars Wall, The Quay, Exeter, EX2 4AP

Proposal: Remediation, repair and stabilisation of c. 105 metres of masonry

wall and cliff face at Exeter Quay including installation of anchors

and replacement of rock-fall netting.

Delegated Decision

Application Number: 23/1504/FUL Delegation Briefing: 11/01/2024

Decision Type: Permitted Date: 06/03/2024

Location Address: Sense West 37 Northernhay Street Exeter EX4 3ER

Proposal: Conversion from non-residential institution to supported living

accommodation (C2 use) with minor external alterations

Delegated Decision

Application Number: 23/1514/CAT Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 26/02/2024

Location Address: Clipper Quay The Quay Exeter EX2 4AP

Proposal: T616, 617, 618, 619, 620 - Holm OaksSuggested Works -

Recoppice all.Rationale: These works are necessary to ensure the stability of the cliff face, as recommended by the arboricultural and

geotechnical reports.

Delegated Decision

Application Number: 23/1542/FUL Delegation Briefing: 11/01/2024

Decision Type: Permitted Date: 12/02/2024

Location Address: Ground Floor 2 Broadgate Exeter EX1 1HF

Proposal: Outside seating area, planters and two Jumbo umbrellas with

heating and lighting.

Delegated Decision

Application Number: 23/1562/FUL Delegation Briefing: 18/01/2024

Decision Type: Permitted Date: 22/02/2024

Location Address: 247 High Street Exeter EX4 3PZ

Proposal: Shopfront alterations and installation of 2no. extract ducts to rear

flat roof.

Delegated Decision

Application Number: 23/1575/ADV Delegation Briefing:

Decision Type: Permitted Date: 27/02/2024

Location Address: 232 High Street Exeter EX4 3NE

Proposal: - Aluminum Cladding (brushed umbra homapal M3512)- Backlit

opal white acrylic lettering to be fixed to fascia

Application Number: 24/0124/CAT **Delegation Briefing:**

20/02/2024 Decision Type: Permitted Date:

Balliol House Southernhay Gardens Exeter EX1 1NP Location Address:

Proposal: G015 - Acacia (group of 3)Suggested Works: Remove

northernmost tree to create more space for the two dominant trees. Remove deadwood from remaining trees. G023 - Common Ash (group of 4)Suggested Works: Dismantle in stages to near ground level; evidence of Ash Dieback throughout canopy. T003 -Silver BirchSuggested Works: Remove planting stake. T016 -Silver BirchSuggested Works: Tree is dead - dismantle in stages to near ground level.T017 - Common LimeSuggested Works: Crown raise to 3 metres over road and footpath to ensure accessibility and compliance with the Highways Act 1980. Crown reduce by 1-2 metres to gain improved clearance from building. T018 - Common LimeSuggested Works: Crown reduce by 1-2 metres to gain improved clearance from building. G019 - Acacia (group of 3) Suggested Works: Trees are poor specimens in poor form. T022

- Silver BirchSuggested Works: Tree is dead; dismantle in stages

to near ground level.

Delegated Decision

Application Number: 24/0142/CAT **Delegation Briefing:**

14/03/2024 Decision Type: Date: Permitted

The Old School House 18 Palace Gate Exeter EX1 1JA Location Address:

Proposal: T1 - Horse ChestnutSuggested Works: Crown reduce by 3

> metres.Rationale: The tree is showing severe signs of decline and the works are to reduce the risk posed by the limbs and whole tree failure but allowing the tree to remain for the short term at least.

St Loyes

Delegated Decision

Application Number: 24/0117/TPO **Delegation Briefing:**

Decision Type: Permitted Date: 08/03/2024

Clyst Heath Nursery And Community Primary School Royal Location Address:

Crescent Exeter EX2 7QT

Proposal: The tree is located on a verge between the school boundary and

the park and ride car park in Royal Crescent Road. The tree is growing at an angle that has damaged the school boundary fence and is causing a security and safeguarding concern for the school. The position of the tree means that anyone can climb the tree and access directly into the Early Years and Nursery playground (3-5 year olds). We are asking to be able to engage a tree surgeon to cut back the tree to stop access to the school and to enable us to

install a new fence to replace the damaged fence.

St Thomas

Delegated Decision

Application Number: 23/1239/TPO Delegation Briefing:

Decision Type: Refuse Planning Permission Date: 11/03/2024

Location Address: Nordine House Barley Lane Exeter EX4 1TA

Proposal: Work Requested:For trees T18, T19, T20, T21, T22, & T23 as

shown in attached plan and schedule i wish to perform the following work: - Pruning, lopping and shaping as advised and performed by a professionally qualified tree surgeon.- Removal of any dead wood as advised and performed by a professionally qualified tree surgeon. Reason for Request: - All trees are currently in the region of 20-25 meters tall and require maintenance to ensure their continued good health and protection against disease.- To remove any dangerous branches in order to improve

safety. - Encourage new growth and longevity.

Delegated Decision

Application Number: 23/1544/PD Delegation Briefing:

Decision Type: Prior Approval Not Required Date: 26/02/2024

Location Address: 27 Bowhay Lane Exeter EX4 1PE

Proposal: Invalid (no fee): Change of use existing Insurance sales office to

single ground floor flat

Delegated Decision

Application Number: 24/0044/TPO Delegation Briefing:

Decision Type: Refuse Planning Permission Date: 11/03/2024

Location Address: Clifton Cottage Barley Lane Exeter EX4 1TA

Proposal: G1 - Oak intertwined with Sycamore (northernmost group in the

tree line) - Reduce the crown of the Oak tree by 30-40%

(approximately 3 metres), and reshape to leave a balanced form. Topping cut of 6 inches diameter, and lateral pruning cuts of 4 inch. Remove the deadwood. Reduce the sycamore tree to balance with the Oak tree. Reasons - The Oak is suffering from dieback in the upper crown. It is inconclusive whether this is due to local conditions (ie lack of nutrients/exposed roots due to position on Devon bank), but a reduction in it's size may invigour the tree and promote new growth. The Sycamore is suppressed due to its proximity to other trees, and would be exposed to wind forces after pruning the Oak. So a reduction in size is also recommended.T2 - Sycamore (immediately adjacent and south in the tree line) - Reduce in height by 4 metres, and reshape to leave a balanced

form. 4-5 inch topping cut, and 2-3 inch lateral pruning

cuts.Reasons - Significant decay in the lower stem at 2-3 feet high. After hammer testing the area of decay, it is possible that approx 60% of decay could exist centrally. Therefore I would recommend a reduction in size to help reduce the risk of failure at the point of decay.Please accept the above as the Consultancy report provided

by Hywel Davies (Exe Tree Care Ltd)

Topsham

Delegated Decision

Application Number: 23/0584/OUT Delegation Briefing: 08/06/2023

Decision Type: Permitted Date: 01/03/2024

Location Address: Land South West Of Blakeslee Drive Exeter Devon

Proposal: Outline application for development of up to 50 dwellings and

associated open space and infrastructure (all matters reserved)

Delegated Decision

Application Number: 23/0914/FUL Delegation Briefing: 21/09/2023

Decision Type: Refuse Planning Permission Date: 01/03/2024

Location Address: 1 Higher Riverdale Exe Street Topsham EX3 0JL

Proposal: Conversion and remodelling of storage building to create 2 bed

dwelling house with parking, external amenity space including roof

terrace and associated works (C3 Use Class).

Delegated Decision

Application Number: 23/1087/FUL Delegation Briefing: 12/10/2023

Decision Type: Permitted Date: 26/02/2024

Location Address: 3 Fore Street Topsham EX3 0HF

Proposal: Covered seating area to rear of property.

Delegated Decision

Application Number: 23/1088/LBC Delegation Briefing: 12/10/2023

Decision Type: Permitted Date: 26/02/2024

Location Address: 3 Fore Street Topsham EX3 0HF

Proposal: Covered seating area to rear of property.

Delegated Decision

Application Number: 23/1192/FUL Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 26/02/2024

Location Address: 3 Fore Street Topsham EX3 0HF

Proposal: Outside kitchen structure to rear of the property.

Delegated Decision

Application Number: 23/1193/LBC Delegation Briefing: 25/01/2024

Decision Type: Permitted Date: 26/02/2024

Location Address: 3 Fore Street Topsham EX3 0HF

Proposal: Outside kitchen structure to rear of the property.

Application Number: 23/1313/DIS Delegation Briefing:

Decision Type: Condition(s) Partially Date: 13/02/2024

Approved

Location Address: The Nab Ferry Road Topsham EX3 0JW

Proposal: Discharge of Conditions 9 and 13 on Planning Permission Ref.

21/0254/FUL, granted 14 July 2021, relating to lighting and

landscaping

Delegated Decision

Application Number: 23/1467/DIS Delegation Briefing:

Decision Type: Condition(s) Partially Date: 04/03/2024

Approved

Location Address: Land At Ikea Way Ikea Way Exeter

Proposal: Part-discharge condition 4 (part k) (Construction Method

Statement) of permission ref. 21/0496/FUL - 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: 23/1530/FUL Delegation Briefing:

Decision Type: Permitted Date: 08/02/2024

Location Address: 1 Sir Alex Walk Topsham EX3 0LG

Proposal: Rear extension and change the aesthetics of the approved two-

story side extension whilst keeping the same approved footprint

(20/1147/FUL).

Delegated Decision

Application Number: 23/1560/FUL Delegation Briefing: 18/01/2024

Decision Type: Permitted Date: 21/02/2024

Location Address: The Little White House Mount Howe Topsham EX3 0BG

Proposal: A single storey side extension.

Application Number: 24/0047/CAT Delegation Briefing:

Decision Type: Permitted Date: 20/02/2024

Location Address: 11 Station Road Topsham EX3 0DS

Proposal: Palm tree in back garden, which is clearly not a native species, is

an eye sore, unsightly, looks unhealthy and may interfere with drainage from rear of property, particularly after works completedRequest to removeWhilst currently unlikely to be

completedRequest to removeWhilst currently unlikely to be considered diseased or at immediate risk of falling, tree has a very narrow base with poor structural integrity and I worry it may fall.Successful planning application attached and palm tree is clearly drawn, next to compass arrow. Our successful planning permission application required some effort for Council to be happy that property changes were in keeping with the style and character of the 3 houses in our row yet the other two houses have lush native trees and we are burdened by several ugly palm trees, completely out of keeping with properties style and of which the

leaves do not even break down when fallen from the trees

Delegated Decision

Application Number: 24/0052/TPO Delegation Briefing:

Decision Type: Permitted Date: 11/03/2024

Location Address: 1 Endeavour Avenue Exeter EX2 7GR

Proposal: T1 small leaved lime, dbh 500mmTo reduce back by up to 1.5m all

lateral branches on the SE side against property with maximum pruning cuts of no more than 75mm Raise crown of tree by up to 4.5m to allow maintenance of grass underneath. Sever ivy before it envelopes the whole of the canopy and kills the treeReasons for works are to protect property and allow maintenance of grass

under canopy

Delegated Decision

Application Number: 24/0069/LPD Delegation Briefing:

Decision Type: Permitted Date: 01/03/2024

Location Address: 4 Orchard Way Topsham Exeter EX3 0LB

Proposal: Proposed side and porch extensions with additional off-road

parking

Delegated Decision

Application Number: 24/0120/LBC Delegation Briefing: 08/02/2024

Decision Type: Permitted Date: 04/03/2024

Location Address: 91 Fore Street Topsham EX3 0HQ

Proposal: Roof renewal and alterations including installation of natural slate.

Application Number: 24/0143/PD Delegation Briefing:

Decision Type: Prior Approval Not Required Date: 13/03/2024

Location Address: 192 Lower Wear Road Exeter EX2 7DD

Proposal: Single-storey rear extension extending 3.6m deep x 3.30m max

height x 2.10m eaves height.

Delegated Decision

Application Number: 24/0145/CAT Delegation Briefing:

Decision Type: Permitted Date: 12/02/2024

Location Address: Quay Gardens Barn Monmouth Avenue Topsham EX3 0AF

Proposal: Sycamore Tree recently trimmed, under previous application in NE

corner of new building site. Tree removal. To be cut to ground level.

Delegated Decision

Application Number: 24/0168/FUL Delegation Briefing:

Decision Type: Withdrawn by Applicant Date: 08/03/2024

Location Address: Land Adjacent To Berkeley Park Exeter Road Exeter Topsham

Proposal: INVALID Demolition of existing buildings. Proposed residential

development of 29 no. residential units, including affordable housing, plus open space, landscaping, car parking, cycle spaces, drainage, vehicular access, internal roads and all associated

infrastructure and development.

Total Applications: 103