

**Minutes of the Planning Committee
Meeting on Monday 17 July 2023**

Present:

Chairman: P Burrows

Councillors: K Beer, K Brooks, D Haggerty & A Singh

Other Councillors: E Bowman

Officers: Town Clerk

Public: No members of the public were present

22. Apologies for absence

Apologies for absence were received and accepted from Cllr Russell.

23. Declarations of Interest

Cllr Haggerty declared a personal interest as a Councillor with East Devon District Council (EDDC).

24. Minutes of the Planning Committee meeting held on Monday 3rd July 2023

The Committee **RESOLVED** to agree the minutes of the meeting held on 3rd July 2023.

(moved Cllr Beer; seconded Cllr Haggerty)

25. District Council Members

It was formally noted that the participation of those Councillors, who are also members of the East Devon District Council, in both the debate and the subsequent vote is on the basis that the views expressed are preliminary views taking account of the information presently made available to the Town Council. The District Councillors reserve their final views on the application until they are in full possession of all the relevant arguments for and against.

26. Environment Policy

Members are reminded that in reaching decisions they should take into consideration the Town Council's Environment Policy that the Planning Committee will consider sustainability, environmental impact and biodiversity when commenting on planning applications in Seaton.

27. Public Question Time

The clerk read out a letter from a member of the public representing the residents of the nine flats of Jubilee Lodge which overlook the Former Co-op Store site and wished to raise the following points in response to planning application 23/1371/VAR:

- They requested that the Town Council object to the planning application submitted by Aldi to extended the delivery hours at the Former Co-op Store.
- The delivery hours should remain as those approved in a previous application 07:00 to 23:00 hrs.
- The retirement flats each side of the site are for the older generation.
- The flats at Jubilee Lodge are not shown on the original plans, just a wavy line, directly overlook the delivery yard at the store and there is only a slip road between these flats and the delivery yard.
- The deliveries for the former occupants of the store were carried out during the store opening hours as the store staff had to unload deliveries. There were never any complaints as the store closed at 22:00 hrs.
- Aldi have stated that the unloading of deliveries can take up to an hour. So please ensure the approved time for the unloading of deliveries is 23:00 and not the arrival time of the last delivery.

Applications for consideration:

28. 23/1371/VAR

Aldi Stores Limited

Former Co-op Store, The Underfleet, Seaton EX12 2PQ
Variation of condition no. 12 on planning permission 22/1635/FUL to allow extended delivery hours.

Discussion took place around:

- Aldi should leave the delivery hours as those stated in Condition 12 of the conditions applied to the granting of planning permission for planning application 22/1635/FUL which are between the hours of 07:00 until 23:00 for twelve months.
- Tesco are allowed longer delivery hours and they start earlier in the morning. However, Tesco have a road leading into the store and the delivery yard is further away from neighbouring properties than the Former Co-op Store delivery yard is.
- All deliveries should have finished unloading by the latest 23:00 hrs not only just arriving with another hour or so of noise from the unloading of the delivery vehicle.
- Environmental Health at East Devon District Council have requested an updated noise assessment to assess the impact of the predicted night time (23:00-0:00 & 06:00 -07:00) delivery activity noise levels on the surrounding residential properties before any recommendation can be made.

The Committee **RESOLVED** to object to the application on the grounds of:

- The extended delivery hours will affect the amenity of occupiers of adjoining residential properties contrary to Policy D1 Design and Local Distinctiveness of the East Devon Local Plan 2013-2031.
- Contrary to Policy EN14 – Control of Pollution of the East Devon Local Plan 2013-2031 as the extended delivery hours would result in unacceptable levels of noise and/or vibration and light intrusion to the occupiers of adjoining residential properties.
- Environmental Health at East Devon District Council have requested an updated noise assessment before any recommendation can be made.
- Members want to see delivery activity finish at the latest by 23:00hrs and commence at the earliest 07:00.

(moved Cllr Haggerty; seconded Cllr Beer)

29. 23/1372/ADV

Aldi Stores Limited

**Co-Operative Pioneer (Cws),
The Underfleet, Seaton EX12 2PQ**
One non-illuminated board sign
fixed to the existing boundary wall.

The Committee **RESOLVED** to propose no objection to the application.
(moved Cllr Haggerty; seconded Cllr Brooks)

30. 23/0257/FUL

Mr & Mrs D Harvey

**Flats 1-3, 1 The Burrow, Seaton
EX12 2LW**
Amended plans.
These plans relate to substitution of
light grey composite cladding with
smooth white painted render.

The Committee **RESOLVED** to propose no objection to the application.
(moved Cllr Burrows; seconded Cllr Brooks)

31. Planning Comments

Comments to be circulated in respect of application 23/1371/VAR.

32. Decisions

To note planning decisions made by East Devon District Council:

- 23/0975/FUL – Greenbay, Fremington Road, Seaton** Installation of new dormer window and renovation of existing dormer window – **WITHDRAWN**.
- 23/1036/TRE – 15 Honey Ditches Drive, Seaton T1 Oak** - Remove T2 Field Maple - Remove T3 Oak - Remove – **DECIDED** Split decision.



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Town Mayor: Cllr Amrik Singh
Town Clerk: Julia Mutlow

The meeting closed at 5.53pm.

Signed _____

Dated _____