Woodbury Parish Council

(serving Exton, Woodbury and Woodbury Salterton)

Anne-Marie Bates, Clerk to the Council
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Dear Councillor,

Members of Woodbury Parish Council are hereby summoned to attend a **Planning meeting** on **Monday 26th January 2026** at **The Church Rooms, Woodbury** at **7.30pm** for the purposes of transacting the following business.
Under the Local Government Act 1972 Schedule 12 p10(2), a Council cannot lawfully decide any matter that is not specified on the agenda.

A M Bates

Mrs. Anne-Marie Bates
Clerk to the Council

21st January 2026

The Openness of Local Government Bodies Regulations 2014 allows the filming, recording, photographing or otherwise reporting of those participating in a meeting. Should any member of the public present and does not wish to participate but who objects to being filmed, recorded, photographed or otherwise reported about please make yourself known to the Parish Clerk. Data Protection, Names of those participating in the meeting may be recorded, minuted and made public.

Planning Meeting on Monday 26th January 2026

AGENDA

1. Apologies for absence

2. Approval of Minutes

(a) To approve, as a true record, the minutes from the meeting dated 27th October 2025 (previously circulated).

3. To receive member's declarations of interest and dispensations in items on the agenda.

4. Public Forum - Public Participation session

There will be a public session where members of the public may speak regarding items on the agenda. A maximum of 3 minutes per speaker or time as permitted by the Chairman.

5. Neighbourhood Plan – Village Design Statement

5.1 Members to receive an update regarding the Neighbourhood Plan and if necessary, agree any action.
5.2 Members to discuss reviewing the village design statement.

LOCAL COUNCIL AWARD SCHEME QUALITY

Chairman: Cllr. R. Ball (Woodbury)
Vice Chairman: Cllr. Mrs. S. Knighton (Woodbury)
Exton: Cllrs Mrs. S. Cole, S. Parks, C. Hoar
Woodbury: Cllrs Mrs. C. McGauley, R. Parr, K. Perry, J. Pyne, A. Wills
Woodbury Salterton: Cllr. I. Hunt, Cllr. Mrs. M. Wright, Vacancy

DECISION ITEMS

6. Open Space Policy

6.1 Members to consider and agree the open space policy. Open Space Policy Draft

7. Planning Applications

(a) Members to consider and make comments to East Devon District Council (EDDC) on applications received:

For Consideration
Applications for Members' consideration:

EXTON

25/2350/FUL	Kensmead, Green Lane, Exton EX3 0PW	Erection of replacement dwelling following demolition of existing dwelling **Originally to EDDC 11/12/2025 Supported**
26/0011/FUL	Exton Farm, Exmouth Road, Exton, Exeter EX3 0PZ	Works to the North Shed at Exton Farm, including demolition of the existing modern monopitch roofed building and replacement with a dual-pitched slate roof containing bat house and storage areas

WOODBURY

26/0081/TCA	2 Chowns Cottages, Parsonage Way, Woodbury EX5 1HY	T3, Himalayan Birch. Reduce height by 3m and prune laterals to shape accordingly
26/0016/MRES	Land South of Gilbrook House, Woodbury	Reserved matters application (appearance, layout, scale and landscaping) for the construction of 57 residential dwellings including affordable housing, public open space, associated infrastructure pursuant to outline planning application **23/2166/MOUT** and the discharge of conditions 6 (Tree Mitigation Measures), 8 (LEMP), 10 (Flood Risk & Drainage), 13 (Flood Risk Details), 16 (Biodiversity Net Gain), 22 (Waste Audit Statement)), 23 (Energy & Sustainability Statement) and 24 (Pedestrian Footpath & bridge)
26/0024/FUL	Land to South Broadway, Woodbury	Construction of pedestrian bridge

WOODBURY SALTERTON

25/2578/LBC	The Old Vicarage, Village Road, Woodbury Salterton, Devon EX5 1PG	Crittall opening lights, with slim double glazing, for west elevation ground floor windows and fixed and opening lights for south elevation first floor window, to replace poor, modern fittings. Replacement timber doors with slim double glazing for south elevation ground floor doorways.

Appeals - None

(b) Members to receive an update and ensure conditions relating to approved planning applications have been considered before reporting any anomalies, also to monitor appeals.

9. Date of the Next Meeting

Monday 23rd February 2026 7.30pm at The Church Rooms, Woodbury.

An additional meeting will be called in the event of any major application for consideration.