

EAST DEVON DISTRICT COUNCIL

EXMOUTH NEIGHBOURHOOD PLAN DECISION STATEMENT

1. Summary

- 1.1 Following an independent examination, East Devon District Council now confirms that the Exmouth Neighbourhood Development Plan will proceed to a Neighbourhood Planning Referendum.

2. Background

- 2.1 On 30 June 2015, East Devon District Council designated the area comprising the Parish of Exmouth as a Neighbourhood Area for the purpose of preparing a Neighbourhood Plan in accordance with Part Two of the Town and Country Planning (England), Neighbourhood Planning (General) Regulations 2012.
- 2.2 Following the submission of the Exmouth Neighbourhood Plan to the Council, the plan was publicised and representations were invited. The publicity period ended on 17 October 2018.
- 2.4 East Devon District Council appointed an independent Examiner, Jill Kingaby, to recommend whether the Plan should proceed to referendum.
- 2.5 The Examiner's report concludes that subject to making the minor modifications recommended, the Plan meets the Basic Conditions set out in the legislation and should proceed to referendum.

3. Decision and Reasons

- 3.1 The District Council has confirmed the following modifications have been made, to ensure that the draft plan meets the basic conditions set out in legislation, for the reasons given:

Proposed modification number (PM)	Page no./ other reference	Justification and Proposed Modification Detail
PM1	Plan cover and Page 11	Text revision to clearly state the plan period: Exmouth Neighbourhood Plan (2018 – 2031) 3. The Plan will provide the community's vision for the future, from 2018 to 2031 .
PM2	Pages 12 & 13	To improve clarity through mapping and identification of areas, text revisions and reference to the Exmouth Masterplan.
PM3	Page 20	Removal of a reference to Environmental Impact Assessment that was considered misleading.

PM4	Page 24	Text revision to add source of supporting evidence: Add a reference to the sentence ending “... Barbastelle Bat of which fewer than 5,000 are known to exist” in paragraph 9. The reference document is <i>The Ecological Appraisal by The Environmental Dimension Partnership (EDP) (2014)</i> .
PM5	Pages 23 and 26	Text improvements to indicate support for development within the BUAB and ensure that Policy EN1 has regard for the positive approach to planning as set out in the NPPF.
PM6	Pages 27 to 31	Addition of a new figure, Exmouth Green Spaces, to illustrate the text on Page 27 and provide a revised map and supporting text to restrict the proposed Valley Park to areas outside of the BUAB.
PM7	Page 32 & 34	Text revisions to improve legibility and remove unreasonably onerous requirements relating to solar panels and outdoor lights.
PM8	Page 35	Text revision to enhance Policy EN4: Development proposals character and appearance of the area, <i>to protect the amenity of residents or occupiers of holiday accommodation,</i> and mitigate against
PM9	Pages 44 - 47	Text revisions to add chapter headings and improve legibility.
PM10	Page 47-50	Text revisions to add robust detail with regard to conservation areas and designated heritage assets. Figure 10 – Conservation Area Map Amendment to the map so that it names each conservation area, and shows the location of clusters of listed buildings. Addition of a footnote to the map to refer to the website for British listed buildings in Exmouth. Addition- Appendix 1 – to include Tables 1 and 2, as set out in letter of 13 th Dec 2018, to IPE from the Town Council.
PM11	Page 51	Text revision to introduce a link to the forthcoming Exmouth Register of Historic and Architectural Features: Policy EB1- modify second bullet as follows: - be in compliance(2010) <i>and the “Exmouth Register of Historic and Architectural Features”, once established.</i>
PM12	Page 56	Bourne Leisure Limited suggested that a tourism policy should be added to the Neighbourhood Plan as tourism is acknowledged within the Neighbourhood Plan to be a major element in Exmouth’s economy. Paragraph 10.6 of the Local Plan aims to promote the town as a high quality tourist destination, capitalising on the seafront assets. The addition

		<p>of such a policy should contribute to the promotion of sustainable development and be in general conformity with the Local Plan. A new policy encouraging tourism to be added after paragraph 12 on Page 56 as set out below:</p> <p><i>Policy EEx : Tourism Proposals for tourist facilities and holiday accommodation in the Exmouth Neighbourhood Plan area will be supported in order to boost the local economy and enhance the promotion and development of the area as a suitable holiday destination. Proposals must consider and not adversely affect the character and functioning of the local area.</i></p>
PM13	Page 58	Text revision to improve Policy EE1 and remove overly restrictive content.
PM14	Page 59	Text revision to identify the Magnolia Centre as privately owned.
PM15	Page 62	Text revision to provide detail relating to existing planning permission for the Queen’s Drive Development
PM16	Page 66	Text revision to improve positivity of planning content and new action plan to address monitoring of housing delivery.
PM17	Page 66 & 67	Text revisions to improve legibility and supporting text to remove impression that there would be a cap on care/extra care homes.
PM18	Page 67	Text revision to improve local connection criteria and have regard to the data on local need for social housing.
PM19	Page 74	<p>Change from ‘Action’ to ‘Policy’ to establish weight in the decision making process:</p> <p>Action GAA4 to be re-written as</p> <p><i>Policy GAx: Development proposals which include public electric charging points at the following types of facility will be supported:</i></p> <ul style="list-style-type: none"> - supermarkets - Large Business premises.

PM20	Pages 84 & 85	Text revisions to enhance text relating to education, pupil numbers and funding.
PM21	Page 88	Text revision to provide improved clarity.

- 3.2 The District Council has considered whether to extend the area in which the referendum is to take place. Like the Examiner, the District Council has decided that there is no reason to extend the Neighbourhood Plan area for the purpose of holding the referendum.
- 3.3 The Examiner has concluded that with the minor modifications made the Plan meets the Basic Conditions and other relevant legal requirements. The Council concurs with this view. Therefore to meet the requirements of the Localism Act 2011 a referendum which poses the question 'Do you want East Devon District Council to use the Neighbourhood Plan for Exmouth to help determine planning applications in the neighbourhood area?' will be held in the Parish of Exmouth.
- 3.4 The date on which the referendum will take place is agreed as 21 March 2019.

EAST DEVON DISTRICT COUNCIL CABINET
8 February 2019