

East Devon Local Plan Second Regulation 19 Publication Draft November 2025

Assessment of impact on ancient woodland and ancient & veteran trees

Table 1 Site Allocations in the East Devon Local Plan Second Regulation 19 Publication Draft November 2025, which contain or are directly adjacent to ancient woodland and/or significant trees

Site reference number and Planning Application number if given	Name or description of site (page no. in the relevant pdf file)	Nearest Town or a Post Code	Proposed Development description if indicated	Contains ancient woodland (AW); adjacent to AW or within AW Contains or adjacent to ancient or veteran trees (AVT) on Woodland Trust ATI	Type of woodland affected Name of woodland Size of woodland affected (in Ha) Grid reference Types of AVT affected and Tree ID from ATI

GH/ED/27 (SD07)	Land south of Strawberry Lane, Ottery St Mary	Ottery St Mary	3.87 Ha site allocated for : 60 dwellings	Area of Priority Habitat Inventory - Deciduous Woodland (England) adjacent to south west boundary. Veteran oak AWI ID 170156 within site.	The adjacent woodland is approx. 0.2 Ha. Grid Ref: SY 08921 94564
Sidm 01 (SD06)	Land south-west of Woolbrook Road, Sidmouth	Sidmouth	7.06 Ha allocated for: 160 dwellings	Area of Priority Habitat Inventory - Deciduous Woodland (England) adjacent to northern boundary.	The adjacent woodland is approx. 0.4 Ha. Grid Ref: SY 11406 89635
GH/ED/39a (SD03)	Land north of Northcote Hill, Honiton (north of the railway)	Honiton	7.26 Ha allocated for: 115 dwellings	Area of Priority Habitat Inventory - Deciduous Woodland (England) adjacent to western boundary.	The adjacent woodland is approx. 0.4 Ha. Grid Ref: ST 17953 01421
Newt 04 (SD 22)	Land to the west of Badger Close, Exmouth Road, Newton Poppleford	Newton Poppleford	1.18 Ha allocated for: 20 dwellings	Area of Priority Habitat Inventory - Deciduous Woodland (England) adjacent to west ern boundary.	The adjacent woodland is approx. 0.36 Ha. Grid Ref: SY 07970 89185

Newt 05 (SD 22)	Land to the east of Exmouth Road, Newton Poppleford	Newton Poppleford	1.11 Ha allocated for: 20 dwellings	Area of Priority Habitat Inventory - Deciduous Woodland (England) adjacent to eastern boundary.	The adjacent woodland is approx. 1.1 Ha. Grid Ref: SY 08090 89271
Exmo 17		Exmouth		25/0027/TPO	
Seat 02		Seaton		24/0012/TPO	
Axmi 10		Axminster		18/0040/TPO	
Honi 10		Honiton		89/0296/TPO	
Otry 10		Ottery St Mary		88/0015/TPO 25/0021/TPO	
GH/ED/73		Lymstone		23/0022/TPO 19/0063/TPO	
Dunk 05		Dunkswell		99/0001/TPO	
Feni 05		Feniton		20/0047/TPO	
Kilm 10		Kilmington		20/0014/TPO	
Kilm 9b		Kilmington		88/0017/TPO	
Payh 03a		Payhembury		24/0054/TPO	

				25/0001/TPO 24/0054/TPO	
West 18		West Hill		23/0006/TPO	
West 04		West Hill		23/0006/TPO	
Whim 11		Whimple		23/0003/TPO	