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[by email]

16 January 2024

Dear Sir/Madam,

**Application for Permission in Principle  
Former Sidmouth Health Centre, Blackmore Drive, Sidmouth, Devon, EX10 8ET**

We write to submit an application for Permission in Principle (first stage) at the Former Sidmouth Health Centre, Blackmore Drive, Sidmouth, Devon, EX10 8ET ('the Site').

The description of development is:

*Permission in principle for change of use of the former Sidmouth Health Centre to provide up to 9 no. residential units (Use Class C3) and other associated works.*

NHSPS manages, maintains, and improves NHS properties and facilities, working in partnership with NHS organisations to create safe, efficient, sustainable, and modern healthcare environments. NHSPS has a clear mandate to provide a quality service to its tenants and minimise the cost of the NHS estate to those organisations using it. Upon the sale of a surplus site, any proceeds raised are reinvested back into the NHS.

The application is for Permission in Principle as provided for in the Town and Country Planning (Permission in Principle) Order 2017 (as amended).

The Site is occupied by the former Sidmouth Health Centre and hardstanding used as demarcated car parking. Sidmouth Health Centre was vacated in October 2023 and services were relocated to the Beacon Medical Centre. NHS Devon ICB has confirmed Sidmouth Health Centre is surplus to requirements and is not required for delivery of existing or future primary care services. The proposed development comprises the change of use of the existing building to provide up to 9 no. residential units.

This submission is accompanied by the following documents, drawings and reports which have been submitted electronically:

- Application Form – prepared by NHSPS
- CIL Form – prepared by NHSPS
- Location Plan, drawing no. 001 Rev A – prepared by RHM Planning
- Existing and Proposed Plans – prepared by RHM Planning
  - o Existing Site Plan, drawing no. 002 Rev A
  - o Existing Floor Plans, drawing no. 003
  - o Proposed Site Plan, drawing no. 004 Rev A
  - o Proposed Floor Plans, drawing no. 005 Rev A
- Existing Access Arrangement and Swept Path of an Estate Car, drawing no. SK01 – prepared by TPA

- Letter regarding health services – prepared by NHS Devon ICB
- Planning Statement – prepared by NHSPS
- S.111 Form for Pebblebed Heaths SPA Habitat Mitigation Contribution – prepared by NHSPS

Payment of the application fee and Pebblebed Heaths SPA Habitat Mitigation Contribution will be made to the Council.

Should you require any further information, please do not hesitate to contact Ellen Moore (M: 07974 383624 | E: [ellen.moore@property.nhs.uk](mailto:ellen.moore@property.nhs.uk)).

Yours faithfully,



**Ellen Moore MRTPI**  
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**For and on behalf of NHS Property Services Ltd**