

# Public Document Pack



## **Democratic Support**

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#plymplanning

## **PLANNING COMMITTEE**

Thursday 24 April 2014

4.00 pm

Council House, Plymouth (Next to the Civic Centre)

### **Members:**

Councillor Stevens, Chair

Councillor Tuohy, Vice Chair

Councillors Darcy, Sam Davey, K Foster, Mrs Foster, Jarvis, Nicholson, John Smith, Stark, Jon Taylor and Wheeler.

Members are invited to attend the above meeting to consider the items of business overleaf.

This meeting will be broadcast live to the internet and will be capable of subsequent repeated viewing. By entering the Council Chamber and during the course of the meeting, Councillors are consenting to being filmed and to the use of those recordings for webcasting.

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**Tracey Lee**

Chief Executive

# PLANNING COMMITTEE

## AGENDA

### PART I – PUBLIC MEETING

#### 1. APOLOGIES

To receive apologies for non-attendance submitted by Committee Members.

#### 1. DECLARATIONS OF INTEREST

Members will be asked to make any declarations of interest in respect of items on this Agenda.

#### 3. MINUTES (Pages 1 - 6)

The Committee will be asked to confirm the minutes of the meeting held on 27 March 2014.

#### 4. CHAIR'S URGENT BUSINESS

To receive reports on business which, in the opinion of the Chair, should be brought forward for urgent consideration.

#### 5. QUESTIONS FROM MEMBERS OF THE PUBLIC

The Chair will receive and respond to questions from members of the public submitted in accordance with the Council's procedures. Questions shall not normally exceed 50 words in length and the total length of time allowed for public questions shall not exceed 10 minutes. Any question not answered within the total time allowed shall be the subject of a written response.

#### 6. PLANNING APPLICATIONS FOR CONSIDERATION

The Assistant Director of Development (Planning Services) will submit a schedule asking Members to consider Applications, Development proposals by Local Authorities and statutory consultations under the Town and Country Planning Act 1990 and the Planning (Listed Building and Conservation Areas) Act 1990. Members of the Committee are requested to refer to the attached planning application guidance.

##### 6.1. TREE PRESERVATION ORDER NO. 228 WHITLEIGH (Pages 7 - 10) LODGE, 6 LODGE GARDENS, PLYMOUTH I4/00395/TPO

Applicant: Mr Paul Dean

Ward: Budshead

Recommendation: To give consent for the works and to require a condition to replace the tree with a suitable species in the next available planting season.

6.2. 88 ORIENTAL SUPERMARKET, 21 THE PARADE,  
PLYMOUTH, 14/00354/FUL

**(Pages 11 - 16)**

Applicant: Notemachine  
Ward: St Peter & the Waterfront  
Recommendation: Grant Conditionally

**7. PLANNING PERFORMANCE 2013/14**

Committee Members will be provided with a presentation upon planning performance 2013/14.

**8. PLANNING APPLICATION DECISIONS ISSUED**

**(Pages 17 - 56)**

The Assistant Director of Development (Planning Services) acting under powers delegated to him by the Council will submit a schedule outlining all decisions issued from 17 March 2014 to 13 April 2014, including –

- 1) Committee decisions;
- 2) Delegated decisions, subject to conditions where so indicated;
- 3) Applications withdrawn;
- 4) Applications returned as invalid.

Please note that these Delegated Planning Applications are available for inspection at First Stop Reception, Civic Centre.

**9. APPEAL DECISIONS**

**(Pages 57 - 62)**

A schedule of decisions made by the Planning Inspectorate on appeals arising from the decision of the City Council will be submitted. Please note that this schedule is available for inspection at First Stop Reception, Civic Centre.

**10. EXEMPT BUSINESS**

To consider passing a resolution under Section 100A(4) of the Local Government Act 1972 to exclude the press and public from the meeting for the following item(s) of business on the grounds that it (they) involve(s) the likely disclosure of exempt information as defined in paragraph(s) ... of Part I of Schedule 12A of the Act, as amended by the Freedom of Information Act 2000.

**PART II (PRIVATE MEETING)**

**AGENDA**

**MEMBERS OF THE PUBLIC TO NOTE**

that under the law, the Panel is entitled to consider certain items in private. Members of the public will be asked to leave the meeting when such items are discussed.

NIL.

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## Planning Committee

Thursday 27 March 2014

### PRESENT:

Councillor Stevens, in the Chair.

Councillor Tuohy, Vice Chair.

Councillors Darcy, Sam Davey, K Foster, Mrs Foster, Jarvis, Nicholson, John Smith, Stark, Jon Taylor and Wheeler.

Also in attendance: Peter Ford (Head of Development Management), Mark Lawrence (Lawyer) and Helen Rickman (Democratic Support Officer).

The meeting started at 4.40 pm and finished at 6.15 pm.

*Note: At a future meeting, the committee will consider the accuracy of these draft minutes, so they may be subject to change. Please check the minutes of that meeting to confirm whether these minutes have been amended.*

97. **DECLARATIONS OF INTEREST**

There were no declarations of interest in accordance with the code of conduct.

98. **MINUTES**

Agreed the minutes of the meeting held on 27 February 2014.

99. **CHAIR'S URGENT BUSINESS**

There were no items of Chair's urgent business.

100. **QUESTIONS FROM MEMBERS OF THE PUBLIC**

There were no questions from members of the public.

101. **PLANNING APPLICATIONS FOR CONSIDERATION**

The Committee considered the following applications, development proposals by local authorities and statutory consultations submitted under the Town and Country Planning Act, 1990, and the Planning (Listed Buildings and Conservation Areas) Act, 1990. Addendum reports were submitted in respect of minute numbers 101.1, 101.2 and 101.3.

**101.1 24-26 MERAFIELD ROAD, PLYMOUTH I3/01922/FUL**

Peter Ford (Head of Development Management) advised the Committee that it was recommended that this item was deferred to the next Planning Committee scheduled for 24 April 2014 in

order for Members to undertake a survey.

Councillor Nicholson proposed to defer this item which was seconded by Councillor Stevens.

Agreed that application 24-26 Merafield Road, Plymouth (13/01922/FUL) is deferred until 24 April 2014 Planning Committee in order for officers to undertake a survey to measure the accuracy of plans submitted.

**101.2 LAND AT THIRLMERE GARDENS, PLYMOUTH 13/02214/FUL**

(Sims Brothers (Plymouth) Ltd)

Decision:

Application **REFUSED** for the reasons set out within the report.

(The Committee heard representations in support of the application).

(A Planning Committee site visit was held on 26 March 2014 in respect of this item).

**101.3 6 CATALINA VILLAS, PLYMOUTH 14/00071/FUL**

(Ms Joanna Mikus)

Decision:

Application **REFUSED** on the basis of Core Strategy 34 (4) with regards to the scale and massing of the proposed extension.

(The Committee heard from Councillor Michael Leaves, ward member, speaking against the application).

(The Committee heard representations against the application).

(Councillor Ken Foster's proposal to refuse the application, having been seconded by Councillor Nicholson, was put to the vote and declared carried.)

(A Planning Committee site visit was held on 26 March 2014 in respect of this item).

**102. PLANNING APPLICATION DECISIONS ISSUED**

The Committee noted the report from the Assistant Director for Strategic Planning and Infrastructure on decisions issued for the period 17 February to 16 March 2014.

**103. APPEAL DECISIONS**

The Committee noted the schedule of appeal decisions made by the Planning Inspectorate.

Members were advised that the Council has received costs against the appellant for 30 Haye Road South (13/01018/FUL).

104. **EXEMPT BUSINESS**

There were no items of exempt business.

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## PLANNING COMMITTEE – 27 March 2014

## SCHEDULE OF VOTING

Minute number and Application		Voting for	Voting against	Abstained	Absent due to interest declared	Absent
6.1	24-26 Merafield Road, Plymouth 13/01922/FUL	Voting for deferral  Unanimous				
6.2	Land at Thirlmere Gardens, Plymouth 13/02214/FUL		Unanimous			
6.3	6 Catalina Villas, Plymouth 14/00071/FUL	Councillors Darcy, S Davey, Foster, Mrs Foster, Nicholson, Stark and J Taylor.	Councillors John Smith, Stevens and Tuohy			Councillor Wheeler

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**PLYMOUTH CITY COUNCIL**

**Subject:** I4/00395/TPO  
Employee application by Mr Paul Dean for works to protected trees. Tree Preservation Order No.228  
Whitleigh Lodge  
6 Lodge Gardens, Plymouth

**Committee:** Planning

**Date:** 24th April 2014

**Cabinet Member:** Cllr. Brian Vincent

**CMT Member:** Anthony Payne - Director of Place

**Author:** Jane Turner, Tree Officer

**Contact:** Tel: 01752 304362  
e-mail: jane.turner@plymouth.gov.uk

**Ref:** DC/T1/2/1

**Key Decision:** No

**Part:** 1

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**Executive Summary:**

We have received an application from an employee of the Council requesting permission to remove a Sycamore tree that has significant decay at the base and to trim back another Sycamore tree by 1.5-2m from the side of the house. Both trees form part of a group protected by Tree Preservation Order no. 228 Whitleigh Lodge, Budshead, Plymouth.

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**Corporate Plan 2011-2014:**

Protecting trees enhances the quality of the City's environment by ensuring long-term tree cover. Trees help to reduce pollution and traffic noise providing cleaner air to breathe thereby helping to achieve the Council's corporate goal to create a healthy place to live and work and accords with its objective to improve health and wellbeing, as well as creating a more attractive environment.  
<http://www.plymouth.gov.uk/corporateplan.htm>

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**Implications for Medium Term Financial Plan and Resource Implications:  
Including finance, human, IT and land**

Dealing with applications for works to protected trees is a routine exercise for the local planning authority. There are no additional financial costs arising from the processing of these applications that are not included in existing budgets.

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**Other Implications: e.g. Community Safety, Health and Safety, Risk Management and Equality, Diversity and Community Cohesion:**

None

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**Recommendations & Reasons for recommended action:**

To give consent for the works and to require a condition to replace the tree with a suitable species in the next available planting season.

Reason: the decayed tree needs to be made safe. The loss of an adjacent Sycamore in the recent storms has meant its shelter has been lost and this tree with a decayed stem may be prone to wind throw. The trimming back from the side of the house is sensible management to prevent future damage to the building.

**Alternative options considered and reasons for recommended action:**

*To refuse consent:* the structural condition of the tree at the base that the applicant has applied to fell is poor – to refuse consent for its removal would be inappropriate. The trimming of the other Sycamore is necessary to prevent interference with the side of the house, no other option is available.

**Background papers:**

Tree Preservation Order No. 228.  
Application form ref: I4/00395/TPO

**Sign off:**

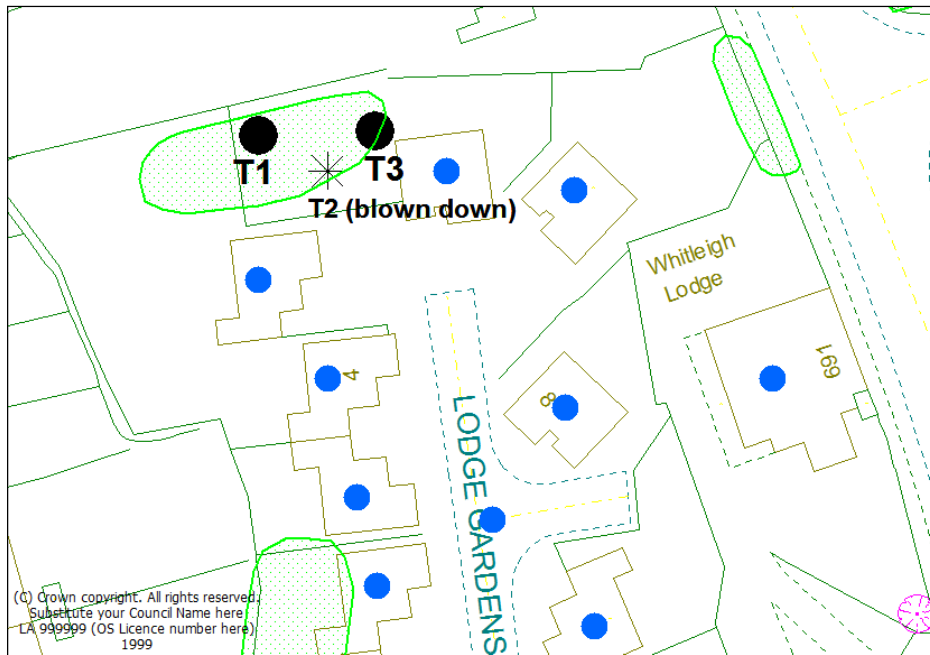
Fin	<b>CF/place FPD1314 0008.09. 04.14</b>	Leg	JAR/2 0052/ Apr14	HR		Corp Prop		IT		Strat Proc	
Originating SMT Member											

**Background Report**

**I. Introduction**

- I.1 Under delegated authority on the 20<sup>th</sup> December 1990, Tree Preservation Order No.228 was made to protect various trees at Whiteleigh Lodge, Budshead, Plymouth.
- I.2 An application has been received from an employee of the council to carry out works to two trees protected by the above order and under our delegated procedures any such application is required to be reported to the Planning Committee.

Map showing location of trees.

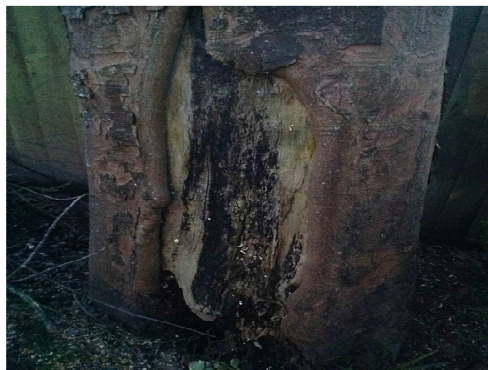


## 2. Assessment of Application

The owner has applied for the following work:-

### 2.1 T1 – Sycamore – fell

This tree has a large area of decay at the base (see photo below). An adjacent tree was recently lost in the storms (T2) on plan and this tree is now exposed and may be prone to wind throw. It is therefore considered that the application to fell the tree should be approved on safety grounds. A condition to replace the tree with a suitable species in the next available planting season will be applied.



### 2.2 T2 – Sycamore

This tree was blown down in the recent gales.

### 2.3 T3 – Sycamore adjacent to side of house

Trim back growth closest to house by 1.5 -2m. This work is required to prevent interference with the roof and side of the house.

## 3. Conclusion

3.1 In view of the above assessment it is considered that the application should be granted consent.

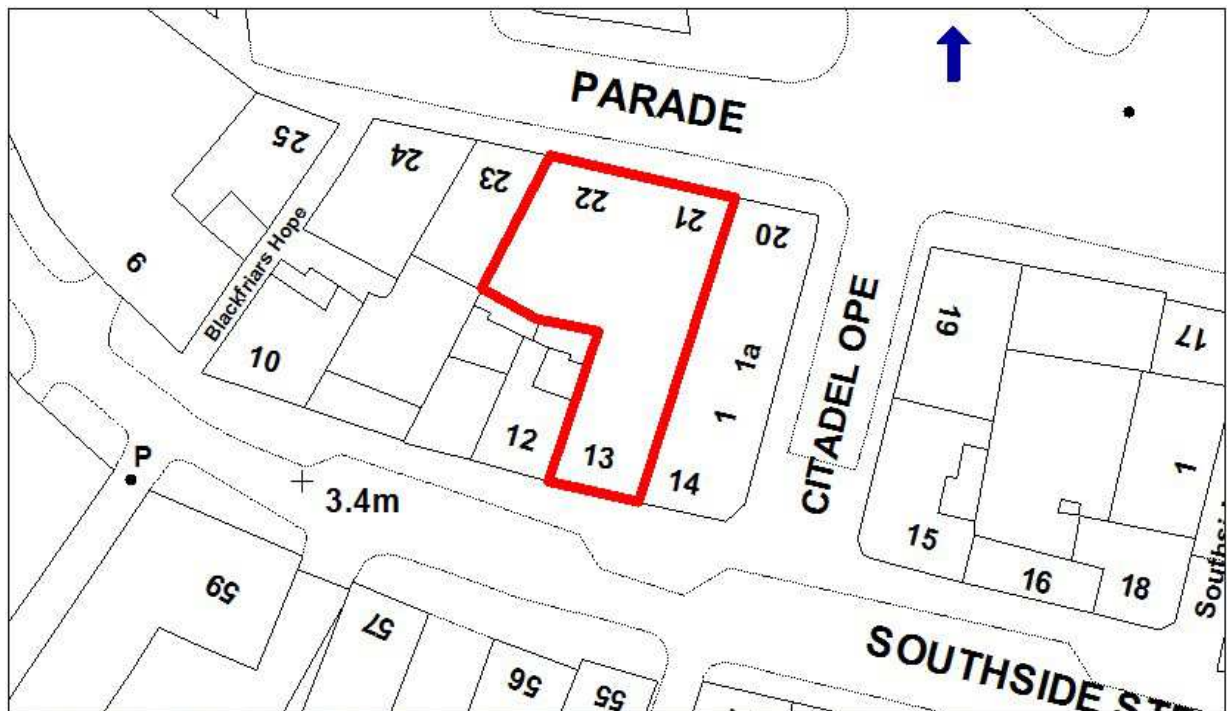
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# PLANNING APPLICATION REPORT



**ITEM: 01**

<b>Application Number:</b>	I4/00354/FUL
<b>Applicant:</b>	Notemachine
<b>Description of Application:</b>	Installation of ATM with illuminated fascia
<b>Type of Application:</b>	Full Application
<b>Site Address:</b>	88 ORIENTAL SUPERMARKET, 21 THE PARADE PLYMOUTH
<b>Ward:</b>	St Peter & The Waterfront
<b>Valid Date of Application:</b>	03/03/2014
<b>8/13 Week Date:</b>	<b>28/04/2014</b>
<b>Decision Category:</b>	Member Referral
<b>Case Officer :</b>	Katie Beesley
<b>Recommendation:</b>	Grant Conditionally
<b>Click for Application Documents:</b>	<a href="http://www.plymouth.gov.uk">www.plymouth.gov.uk</a>



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**This application has been referred to Planning Committee by Councillor Sue McDonald.**

**Site Description**

The application proposes an ATM which is to be located within the shopfront of the Oriental Supermarket. The site is located within The Parade on the Barbican.

**Proposal Description**

The application proposes the installation of an ATM with an illuminated fascia.

**Pre-Application Enquiry**

None.

**Relevant Planning History**

None.

**Consultation Responses**

The Police Architectural Liaison Officer raised a number of issues with the proposed ATM including limited natural surveillance in the area, as well as poor lighting which combined could make it vulnerable for persons using the machine, and easy for criminals to illegally tamper with the ATM. The Police Architectural Liaison Officer suggested that these concerns could be overcome by conditions which require the applicant to install and maintain adequate CCTV and lighting in the area.

Highways Authority - No objections (verbal response)

**Representations**

One representation was received from resident which objects to the proposal on the grounds of the potential for the proposal to contribute towards unacceptable noise, illegal parking and anti-social behaviour.

**Analysis**

1. The National Planning Policy Framework seeks to actively encourage and promote sustainable forms of development. It replaces all previous Planning Policy guidance issued at National Government Level.
2. This application has been considered in the context of the Council's adopted planning policy in the form of the Local Development Framework-Core Strategy 2007 and is considered to be compliant with National Planning Policy Framework guidance.
3. The application turns upon policies CS02 (Design), Policy CS32 (Designing out crime), CS28 (Local Transport Considerations) and CS34 (Planning application considerations) of the Adopted Core Strategy of Plymouth's Local Development Framework 2006-2021 and the aims of the Council's Development Guidelines Supplementary Planning Document (2010), and the National Planning Policy Framework. The key considerations are the visual impact of the ATM machine on the character and appearance of the area, the impact to residential amenity and the safety of users and pedestrians.



## Impact on the character and appearance of the area

4. The site fronts onto one of the main traffic routes into the Barbican and is located within the Barbican Conservation Area. The application proposes an ATM fascia with a black bezel surround and white illuminated lettering. Following discussions with the agent, officers have secured amendments to the previous design which included blue halo illumination which was proposed on all sides of the ATM. This blue halo illumination was considered to be detrimental to the character and appearance of the conservation area. As amendments have been agreed and the drawings amended to exclude the blue halo illumination, the proposed design is now considered to be appropriate and compliant with Policy CS02 (Design) and Policy CS03 (Historic Environment).

## Residential Amenity

5. The location upon which the ATM is proposed falls within the Barbican Local Centre as identified in Diagram 5 (Spatial Distribution of Shopping Provision) of the adopted Core Strategy. Local centres play a vital role and are not only places to shop, but provide a wide variety of services for communities. Objections have been raised by a resident relating to the potential for the proposal to cause noise and disruption to nearby residents. While these objections have been taken into account, it is the opinion of officers that the noise and disruption caused by the ATM is unlikely to be unreasonable in the proposed location given its role as a local centre and is therefore considered to be compliant with Policy CS34 of the Core Strategy.
6. Consideration has also been given to whether the ATM would have any unreasonable impact on the highway. Following consultation with the Highways Authority, officers were advised that any impact would be minimal, as the majority of visitors to this area of the Barbican tend to be pedestrians, and as such the proposal is considered to be compliant with Policy CS28 of the Core Strategy.

## Public Safety

7. The Police Architectural Liaison Officer has raised a number of concerns related to the potential for crime and/or anti-social behaviour due to the limited natural surveillance at the site location. This is primarily due to the fact that the ATM would be opposite a blank elevation of a residential block. Lighting was also identified as a potential issue which could further give rise to the potential for crime or anti-social behaviour. To deal with the issues of reduced natural surveillance and lighting in the area, planning conditions have been recommended which require the installation of CCTV and lighting which should be maintained in full working order and operational throughout the use of the ATM. On this basis, the proposal is considered to be acceptable and does not conflict with the Core Strategy Policy CS32 (Designing out crime).

### **Human Rights**

Human Rights Act - The development has been assessed against the provisions of the Human Rights Act, and in particular Article 1 of the First Protocol and Article 8 of the Act itself. This Act gives further effect to the rights included in the European Convention on Human Rights. In arriving at this recommendation, due regard has been given to the applicant's reasonable development rights and expectations which have been balanced and weighed against the wider community interests, as expressed through third party interests / the Development Plan and Central Government Guidance.

### **Local Finance Considerations**

Under the present Community Infrastructure Levy charging schedule no CIL contribution is required for this development.

### **Equalities and Diversities**

None.

### **Conclusions**

It is recommended that this planning application is **granted conditionally** for the reasons set out in this report.

### **Recommendation**

In respect of the application dated **03/03/2014** and the submitted drawings Site location Plan (21 the Parade), Plan dated 11/12/2012 Revision B (Blue Halo Illumination removed), NM-01-2014-34, it is recommended to: **Grant Conditionally**

### **Conditions**

#### **DEVELOPMENT TO COMMENCE WITHIN 3 YEARS**

(1) The development hereby permitted shall be begun before the expiration of three years beginning from the date of this permission.

Reason:

To comply with Section 51 of the Planning & Compulsory Purchase Act 2004.

#### **APPROVED PLANS**

(2) The development hereby permitted shall be carried out in accordance with the following approved plans: [insert plan numbers].

Reason:

For the avoidance of doubt and in the interests of good planning, in accordance with policy CS34 of the Plymouth Local Development Framework Core Strategy (2006-2021) 2007, and paragraphs 61-66 of the National Planning Policy Framework 2012.

**LIGHTING AND CCTV DETAILS**

(3) No development shall take place until details of lighting and CCTV have been submitted to and approved in writing by the Local Planning Authority. The lighting and CCTV shall be fully implemented before the ATM is first brought into use and shall be henceforth permanently maintained and operational.

**Reason:**

To ensure that adequate external lighting and surveillance is provided for future users of the ATM in accordance with policy CS32 (Designing out crime) and CS34 (Planning Application Considerations) of the Plymouth Local Development Framework Core Strategy (3) 2007, and paragraph 125 of the National Planning Policy Framework 2012.

**INFORMATIVE: (1) DEVELOPMENT IS NOT LIABLE FOR A COMMUNITY INFRASTRUCTURE LEVY CONTRIBUTION**

(1) The Local Planning Authority has assessed that this development, due to its size or nature, is exempt from any liability under the Community Infrastructure Levy Regulations 2010 (as amended).

**INFORMATIVE: CONDITIONAL APPROVAL (2)**

(2) In accordance with the requirements of Article 31 of the Town and Country Planning (Development Management Procedure) (England) Order 2010 and paragraphs 186 and 187 of the National Planning Policy Framework the Council has worked in a positive and pro-active way with the Applicant and has negotiated amendments to the application to enable the grant of planning permission.

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**PLANNING COMMITTEE**

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**Decisions issued for the following period: 17 March 2014 to 13 April 2014**

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**Note - This list includes:**

- Committee Decisions
- Delegated Decisions
- Withdrawn Applications
- Returned Applications

***Item No*        *1***

**Application Number:**        13/02214/FUL        **Applicant:** Sims Brothers (Plymouth) Ltd

**Application Type:**        Full Application

**Description of Development:** Construction of 14 dwellings with access from Thirlmere Gardens and associated parking and landscaping

**Site Address**                LAND AT THIRLMERE GARDENS PLYMOUTH

**Case Officer:**                Olivia Wilson

**Decision Date:**                31/03/2014

**Decision:**                        Refuse

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***Item No*        *2***

**Application Number:**        13/02264/FUL        **Applicant:** Mr Graham Clarke

**Application Type:**        Full Application

**Description of Development:** Change of use of ground floor from flat/retail shop (Use Class C3/A1) to restaurant/bistro (Use Class A3), creation of covered walkway and off street parking to rear

**Site Address**                202 SALTASH ROAD KEYHAM PLYMOUTH

**Case Officer:**                Liz Wells

**Decision Date:**                09/04/2014

**Decision:**                        Grant Conditionally

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**Item No 3**

**Application Number:** 13/02331/PRDE **Applicant:** Mr Tony Firth  
**Application Type:** LDC Proposed Develop  
**Description of Development:** Roof alterations including dormer window, conservatory  
**Site Address** 18 NORMANDY HILL PLYMOUTH  
**Case Officer:** Jody Leigh  
**Decision Date:** 31/03/2014  
**Decision:** Issue Certificate - Lawful Use

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**Item No 4**

**Application Number:** 13/02379/FUL **Applicant:** Mr Christopher Rowe  
**Application Type:** Full Application  
**Description of Development:** Retrospective application for new decking to rear of dwelling  
**Site Address** 74 FURZEHATT ROAD PLYMOUTH  
**Case Officer:** Kate Price  
**Decision Date:** 24/03/2014  
**Decision:** Grant Conditionally

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**Item No 5**

**Application Number:** 13/02385/FUL **Applicant:** RoundChase Ltd  
**Application Type:** Full Application  
**Description of Development:** Redevelopment of site by erection of 14 dwellings (existing pub to be demolished)  
**Site Address** THE MERMAID ,15 FROGMORE AVENUE PLYMOUTH  
**Case Officer:** Simon Osborne  
**Decision Date:** 19/03/2014  
**Decision:** Grant Conditionally

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**Item No 6**

**Application Number:** 13/02396/FUL **Applicant:** BT Developments Ltd  
**Application Type:** Full Application  
**Description of Development:** Erection of two four-bedroomed houses in multiple occupation  
**Site Address** BEDFORD VILLAS, AMITY PLACE PLYMOUTH  
**Case Officer:** Simon Osborne  
**Decision Date:** 02/04/2014  
**Decision:** Application Withdrawn

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**Item No 7**

**Application Number:** 13/02432/OUT **Applicant:** Mr R Boco  
**Application Type:** Outline Application  
**Description of Development:** Outline application with all matters reserved for future consideration for the erection of 6 dwellings (demolition of existing building)  
**Site Address** SOUTHVIEW, WOODSIDE PLYMOUTH  
**Case Officer:** Olivia Wilson  
**Decision Date:** 25/03/2014  
**Decision:** Application Withdrawn

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**Item No 8**

**Application Number:** 14/00010/FUL **Applicant:** Mr Anthony Hughes  
**Application Type:** Full Application  
**Description of Development:** Single storey rear extension to form private motor garage  
**Site Address** 7 NORTHUMBERLAND TERRACE PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 01/04/2014  
**Decision:** Grant Conditionally

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**Item No 9**

**Application Number:** 14/00027/FUL **Applicant:** Mr David Loynes  
**Application Type:** Full Application  
**Description of Development:** Erection of fencing to side of property, on Eggbuckland Road  
**Site Address** 5 ELM GROVE, EGGBUCKLAND ROAD PLYMOUTH  
**Case Officer:** Kate Price  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

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**Item No 10**

**Application Number:** 14/00031/LBC **Applicant:** Mrs Julliette Kelly  
**Application Type:** Listed Building  
**Description of Development:** Retrospective application for the sub-division of a dwelling into three self-contained units  
**Site Address** 30 ATHENAEUM STREET PLYMOUTH  
**Case Officer:** Kate Price  
**Decision Date:** 01/04/2014  
**Decision:** Grant Conditionally

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**Item No 11**

**Application Number:** 14/00032/EXUS **Applicant:** Mrs Julliette Kelly  
**Application Type:** LDC Existing Use  
**Description of Development:** Use of single dwelling house as two flats and one maisonette  
**Site Address** 30 ATHENAEUM STREET PLYMOUTH  
**Case Officer:** Kate Price  
**Decision Date:** 19/03/2014  
**Decision:** Issue Certificate - Lawful Use

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**Item No 12**

**Application Number:** 14/00034/LBC **Applicant:** St Lukes Hospice  
**Application Type:** Listed Building  
**Description of Development:** Replace storm damaged cast iron guttering with aluminium alternative at rear of building  
**Site Address** PEARN HOUSE, EGGBUCKLAND ROAD PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

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**Item No 13**

**Application Number:** 14/00046/FUL **Applicant:** Unit Build Ltd  
**Application Type:** Full Application  
**Description of Development:** Construction of 8 no industrial units with associated access road, parking, hard and soft landscaping  
**Site Address** REYNOLDS PARK, BELL CLOSE PLYMOUTH  
**Case Officer:** David Wasserberg  
**Decision Date:** 19/03/2014  
**Decision:** Grant Conditionally

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**Item No 14**

**Application Number:** 14/00049/FUL **Applicant:** Underhill Engineering Ltd  
**Application Type:** Full Application  
**Description of Development:** Retrospective application for erection of 4 extraction chimneys and 2 air intake turrets on roof of existing building to facilitate new shortblast and paint facility  
**Site Address** UNDERHILL ENGINEERING LTD, PLYMBRIDGE ROAD PLYMOUTH  
**Case Officer:** Niamh Ashworth  
**Decision Date:** 26/03/2014  
**Decision:** Application Withdrawn

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**Item No 15**

**Application Number:** 14/00071/FUL **Applicant:** Ms Joanna Mikus  
**Application Type:** Full Application  
**Description of Development:** Proposed extension over existing garage  
**Site Address** 6 CATALINA VILLAS PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 03/04/2014  
**Decision:** Refuse

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**Item No 16**

**Application Number:** 14/00079/FUL **Applicant:** Eliot Construction  
**Application Type:** Full Application  
**Description of Development:** Demolition of existing office store and construction of 2no. 2 bedroom flats with integral garages  
**Site Address** 23 COLLEGE LANE PLYMOUTH  
**Case Officer:** Karen Gallacher  
**Decision Date:** 19/03/2014  
**Decision:** Refuse

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**Item No 17**

**Application Number:** 14/00095/LBC **Applicant:** Plymouth Community Homes  
**Application Type:** Listed Building  
**Description of Development:** Internal alterations to listed building  
**Site Address** 51B SOUTHSIDE STREET PLYMOUTH  
**Case Officer:** Kate Price  
**Decision Date:** 18/03/2014  
**Decision:** Grant Conditionally

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**Item No 18**

**Application Number:** 14/00113/FUL **Applicant:** Secretary of State for Defence  
**Application Type:** Full Application  
**Description of Development:** Provision of an external wheelchair - accessible platform lift  
**Site Address** STONEHOUSE BARRACKS, DURNFORD STREET  
PLYMOUTH  
**Case Officer:** David Wasserberg  
**Decision Date:** 31/03/2014  
**Decision:** Grant Conditionally

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**Item No 19**

**Application Number:** 14/00114/FUL **Applicant:** Plymouth City Council  
**Application Type:** Full Application  
**Description of Development:** Change of use from retail (A1) to form front of house facility for Plymouth City Council  
**Site Address** 71 NEW GEORGE STREET PLYMOUTH  
**Case Officer:** Karen Gallacher  
**Decision Date:** 18/03/2014  
**Decision:** Grant Conditionally

---

**Item No 20**

**Application Number:** 14/00115/TPO **Applicant:** Mr Paul Tucker  
**Application Type:** Tree Preservation  
**Description of Development:** Tree of Heaven - Reduce by 3m on side facing house and lopping of one branch  
**Site Address** 50 CONSORT CLOSE PLYMOUTH  
**Case Officer:** Jane Turner  
**Decision Date:** 18/03/2014  
**Decision:** Grant Conditionally

---

**Item No 21**

**Application Number:** 14/00124/FUL **Applicant:**  
**Application Type:** Full Application  
**Description of Development:** Change of use to B2 and A5 food preparation and takeaway  
**Site Address** ADEPT ELECTRICS, CHANTRY COURT, MARSHALL ROAD PLYMOUTH  
**Case Officer:** Louis Dulling  
**Decision Date:** 18/03/2014  
**Decision:** Grant Conditionally

---

**Item No 22**

**Application Number:** 14/00149/FUL **Applicant:** Mr Gerald Sanders  
**Application Type:** Full Application  
**Description of Development:** Single storey side porch and 2x additional dormer windows  
**Site Address** 3 PEPPER LANE PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 03/04/2014  
**Decision:** Grant Conditionally

---

**Item No 23**

**Application Number:** 14/00167/FUL **Applicant:** Mr Mohamed El Modamdi  
**Application Type:** Full Application  
**Description of Development:** Change of use of office to one bedroom ground floor accommodation  
**Site Address** 1 ROSEBERY ROAD PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

---

**Item No 24**

**Application Number:** 14/00174/TPO **Applicant:** Mr Mark Sair  
**Application Type:** Tree Preservation  
**Description of Development:** Pine - Remove 3 branches off primary limb over garden  
**Site Address** 114 LOOSELEIGH LANE PLYMOUTH  
**Case Officer:** Jane Turner  
**Decision Date:** 26/03/2014  
**Decision:** Grant Conditionally

---

**Item No 25**

**Application Number:** 14/00184/TPO **Applicant:** Mr Squire  
**Application Type:** Tree Preservation  
**Description of Development:** 2 Cherry - Fell (leaning)  
1 Ash - Reduce by 2-3m  
Group of Chery and Ash (5no.) - Reduce by 3m  
**Site Address** 32 TAMERTON CLOSE PLYMOUTH  
**Case Officer:** Jane Turner  
**Decision Date:** 26/03/2014  
**Decision:** Grant Conditionally

---

**Item No 26**

**Application Number:** 14/00185/FUL **Applicant:** Mr Kelvin Phillips  
**Application Type:** Full Application  
**Description of Development:** Proposed roof terrace and access staircase  
**Site Address** DEVILS POINT CAFÉ, FIRESTONE BAY, DURNFORD STREET PLYMOUTH  
**Case Officer:** Louis Dulling  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

---

**Item No 27**

**Application Number:** 14/00190/TCO **Applicant:** Devon Block Management  
**Application Type:** Trees in Cons Area  
**Description of Development:** Apple tree - fell  
**Site Address** 48 VALLETORT ROAD PLYMOUTH  
**Case Officer:** Chris Knapman  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

---

**Item No 28**

**Application Number:** 14/00198/ADV **Applicant:** Screwfix Direct Limited  
**Application Type:** Advertisement  
**Description of Development:** Retrospective application for the installation of 3no. externally illuminated fascia signs and 1no. non-illuminated fascia sign  
**Site Address** 146-150 EXETER STREET PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

---

**Item No 29**

**Application Number:** 14/00203/LBC **Applicant:** Mr Chris Parsonage  
**Application Type:** Listed Building  
**Description of Development:** Internal alterations and refurbishment and removal of external roofed passage  
**Site Address** RESIDENCE 3, ROYAL WILLIAM YARD PLYMOUTH  
**Case Officer:** Kate Price  
**Decision Date:** 09/04/2014  
**Decision:** Grant Conditionally

---

**Item No 30**

**Application Number:** 14/00204/FUL **Applicant:** Premier Parking Solutions Ltd  
**Application Type:** Full Application  
**Description of Development:** Change of use to car park for 2 years  
**Site Address** FORMER SITE OF FOOT ANSTEY SARGENT, DERRYS CROSS PLYMOUTH  
**Case Officer:** Katie Beesley  
**Decision Date:** 18/03/2014  
**Decision:** Grant Conditionally

---

**Item No 31**

**Application Number:** 14/00207/FUL **Applicant:** Mr Richard Bouch  
**Application Type:** Full Application  
**Description of Development:** Single storey side extension  
**Site Address** 22 WARD PLACE PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

---

**Item No 32**

**Application Number:** 14/00208/FUL **Applicant:** Greenacres Care Centre Ltd  
**Application Type:** Full Application  
**Description of Development:** Demolition of conservatory and construction of single storey extension  
**Site Address** 12 PEARN ROAD PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

---

**Item No 33**

**Application Number:** 14/00210/PRDE **Applicant:** Secretary of State for Defence  
**Application Type:** LDC Proposed Develop  
**Description of Development:** Installation of new fuel tank, store, kiosk, garage and associated infrastructure  
**Site Address** RM STONEHOUSE BARRACKS, DURNFORD STREET PLYMOUTH  
**Case Officer:** Niamh Ashworth  
**Decision Date:** 24/03/2014  
**Decision:** Issue Certificate - Lawful Use

---

**Item No 34**

**Application Number:** 14/00217/GPD **Applicant:** Colin Mitchell  
**Application Type:** GPDO Request  
**Description of Development:** A single-storey rear extension which extends beyond the rear wall of the original dwellinghouse by 4.1m, has a maximum height of 3.522m, and has an eaves height of 2.1m  
**Site Address** 3 EARLS WOOD CLOSE PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 18/03/2014  
**Decision:** Prior approval not req

---

**Item No 35**

**Application Number:** 14/00219/TCO **Applicant:** Mr Richard Thomas  
**Application Type:** Trees in Cons Area  
**Description of Development:** Alder - reduce height by 3m and width by 1m  
**Site Address** 71 MOLESWORTH ROAD STOKE PLYMOUTH  
**Case Officer:** Jane Turner  
**Decision Date:** 18/03/2014  
**Decision:** Grant Conditionally

---

**Item No 36**

**Application Number:** 14/00220/TPO **Applicant:** Mr Phil Rump  
**Application Type:** Tree Preservation  
**Description of Development:** Oak - reduce by 1-2m, Sycamore - fell, Holm Oak - reduce lowest limit on garden and house side by 3m  
**Site Address** BELMONT HOUSE, BELMONT PLACE PLYMOUTH  
**Case Officer:** Chris Knapman  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

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**Item No 37**

**Application Number:** 14/00221/TCO **Applicant:** Richard Prowse Arborists  
**Application Type:** Trees in Cons Area  
**Description of Development:** Apple tree - remove  
**Site Address** 9 RAYNHAM ROAD PLYMOUTH  
**Case Officer:** Jane Turner  
**Decision Date:** 18/03/2014  
**Decision:** Application Withdrawn

---

**Item No 38**

**Application Number:** 14/00227/FUL **Applicant:** Mrs Sarah Mayhew  
**Application Type:** Full Application  
**Description of Development:** Proposed erection of one new dwelling  
**Site Address** 1 COLERIDGE GARDENS PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

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**Item No 39**

**Application Number:** 14/00230/TCO **Applicant:** Mr Chris Walker  
**Application Type:** Trees in Cons Area  
**Description of Development:** Beech - Reduce canopy by 20% and thin by 10%  
**Site Address** 3 BERKELEY COTTAGES PLYMOUTH  
**Case Officer:** Chris Knapman  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

---

**Item No 40**

**Application Number:** 14/00231/LBC **Applicant:** Mr William Stirling  
**Application Type:** Listed Building  
**Description of Development:** To attach a phone line to the dockyard wall  
**Site Address** DOCKYARD WALL, SOUTHYARD PLYMOUTH  
**Case Officer:** Jess Maslen  
**Decision Date:** 03/04/2014  
**Decision:** Grant Conditionally

---

**Item No 41**

**Application Number:** 14/00232/TPO **Applicant:** King's School  
**Application Type:** Tree Preservation  
**Description of Development:** Cedar- minor pruning on southern side to clear cables (max 1m)  
**Site Address** KINGS SCHOOL, HARTLEY ROAD PLYMOUTH  
**Case Officer:** Jane Turner  
**Decision Date:** 31/03/2014  
**Decision:** Grant Conditionally

---

**Item No 42**

**Application Number:** 14/00238/FUL **Applicant:** Mr Dave Bowden  
**Application Type:** Full Application  
**Description of Development:** Alterations to building including raising of roof  
**Site Address** MAN S A TRUCKS, 222 CATTEDOWN ROAD PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

---

**Item No 43**

**Application Number:** 14/00239/TCO **Applicant:** Mrs Frost  
**Application Type:** Trees in Cons Area  
**Description of Development:** Cherry - Remove limbs above split, reduce lower branches by 1.5-2m  
**Site Address** 33 WHITEFORD ROAD PLYMOUTH  
**Case Officer:** Chris Knapman  
**Decision Date:** 21/03/2014  
**Decision:** Grant Conditionally

---

**Item No 44**

**Application Number:** 14/00241/FUL **Applicant:** Mr Gerry Foster  
**Application Type:** Full Application  
**Description of Development:** Proposed replacement of defective flat roof with new pitched roof  
**Site Address** 37 ASHFORD CRESCENT PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

---

**Item No 45**

**Application Number:** 14/00249/FUL **Applicant:** Mr Les Pritchard  
**Application Type:** Full Application  
**Description of Development:** Erection of a two storey side extension  
**Site Address** 14 ST BARNABAS TERRACE PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 01/04/2014  
**Decision:** Refuse

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**Item No 46**

**Application Number:** 14/00251/TPO **Applicant:** Mr Robbie Emmett  
**Application Type:** Tree Preservation  
**Description of Development:** Horse Chestnut - Crown lift to 5.2m above road  
2x Lime - Remove epicormic growth and clear lamp and CCTV camera  
Sycamore and 2 Limes - Remove dead wood (exempt work)  
**Site Address** MOUNT WISE GARRISON, CUMBERLAND ROAD  
PLYMOUTH  
**Case Officer:** Jane Turner  
**Decision Date:** 07/04/2014  
**Decision:** Grant Conditionally

---

**Item No 47**

**Application Number:** 14/00253/FUL **Applicant:** Mr Carl Gibbs  
**Application Type:** Full Application  
**Description of Development:** Replacement windows in UPVC to upper floors  
**Site Address** OLD FRIARY, 51 BRETONSIDE PLYMOUTH  
**Case Officer:** Kate Price  
**Decision Date:** 11/04/2014  
**Decision:** Refuse

---

**Item No 48**

**Application Number:** 14/00254/ADV **Applicant:** The John David Group plc  
**Application Type:** Advertisement  
**Description of Development:** Installation of 1no. internally illuminated hanging sign  
**Site Address** 11 NEW GEORGE STREET PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

---

**Item No 49**

**Application Number:** 14/00260/FUL **Applicant:** Mr & Mrs Marley  
**Application Type:** Full Application  
**Description of Development:** Part two storey, part single storey side extension (existing garage removed)  
**Site Address** 86 CHURCH WAY PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 03/04/2014  
**Decision:** Grant Conditionally

---

**Item No 50**

**Application Number:** 14/00263/FUL **Applicant:** Team Conqueror Ltd  
**Application Type:** Full Application  
**Description of Development:** Erection of 2 small industrial units incorporating B1. B2 and B8 use  
**Site Address** UNITS 5C AND 5D, ESTOVER CLOSE, FORRESTERS BUSINESS PARK ESTOVER PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 04/04/2014  
**Decision:** Grant Conditionally

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**Item No 51**

**Application Number:** 14/00264/FUL **Applicant:** Mr Mark Young  
**Application Type:** Full Application  
**Description of Development:** Part single, part two-storey rear extension  
**Site Address** 5 BAMPFYLDE WAY PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

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**Item No 52**

**Application Number:** 14/00265/LBC **Applicant:** Mount Wise (Devon) Ltd  
**Application Type:** Listed Building  
**Description of Development:** Refurbishment and reinstatement of lower metal mast and omission of topmast  
**Site Address** ADMIRALTY HOUSE, MOUNT WISE GARRISON, CUMBERLAND ROAD PLYMOUTH  
**Case Officer:** Katherine Graham  
**Decision Date:** 03/04/2014  
**Decision:** Grant Conditionally

---

**Item No 53**

**Application Number:** 14/00266/FUL **Applicant:** Mr David Godfrey  
**Application Type:** Full Application  
**Description of Development:** Erection of balcony over existing conservatory  
**Site Address** 89 GRANTHAM CLOSE PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 10/04/2014  
**Decision:** Grant Conditionally

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**Item No 54**

**Application Number:** 14/00271/FUL **Applicant:** Mr and Mrs D Couch  
**Application Type:** Full Application  
**Description of Development:** Proposed room in roof and rear dormer  
**Site Address** 10 JUNCTION GARDENS PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

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**Item No 55**

**Application Number:** 14/00274/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** TAVISTOCK PLACE / CHARLES STREET PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

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**Item No 56**

**Application Number:** 14/00277/TCO **Applicant:** Mr Dingley  
**Application Type:** Trees in Cons Area  
**Description of Development:** Holly - crown raise on garden side by 2m  
2 Lime - Repollard  
1 Lime - Reduce by 1-2m  
Holm Oak - Crown raise over rear lane to give 6m clearance  
**Site Address** FLAT 2, 12 COLLINGWOOD VILLAS, COLLINGWOOD ROAD PLYMOUTH  
**Case Officer:** Jane Turner  
**Decision Date:** 25/03/2014  
**Decision:** Grant Conditionally

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**Item No 57**

**Application Number:** 14/00278/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** DRAKE CIRCUS, CHARLES STREET PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

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**Item No 58**

**Application Number:** 14/00279/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** PARADE / QUAY ROAD PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 24/03/2014  
**Decision:** Grant Conditionally

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**Item No 59**

**Application Number:** 14/00280/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** NOTTE STREET / CITY CENTRE PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 24/03/2014  
**Decision:** Grant Conditionally

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**Item No 60**

**Application Number:** 14/00281/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** BARBICAN ROAD / MADEIRA ROAD PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 24/03/2014  
**Decision:** Grant Conditionally

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**Item No 61**

**Application Number:** 14/00282/FUL **Applicant:** Matrix Plymouth S.A.  
**Application Type:** Full Application  
**Description of Development:** Partial opening up of ceiling structure within apartments 3.08, 3.09 and 3.10 (2nd floor)  
**Site Address** TRAFALGAR BUILDING, CRAIGIE DRIVE THE MILLFIELDS PLYMOUTH  
**Case Officer:** Jess Maslen  
**Decision Date:** 03/04/2014  
**Decision:** Grant Conditionally

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**Item No 62**

**Application Number:** 14/00283/LBC    **Applicant:** Matrix Plymouth S.A.  
**Application Type:** Listed Building  
**Description of Development:** Partial opening up of ceiling structure within apartments 3.08, 3.09 and 3.10 (2nd floor)  
**Site Address**                    TRAFALGAR BUILDING, CRAIGIE DRIVE THE MILLFIELDS PLYMOUTH  
**Case Officer:**                    Jess Maslen  
**Decision Date:**                    03/04/2014  
**Decision:**                            Refuse

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**Item No 63**

**Application Number:** 14/00284/ADV    **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address**                    CITADEL ROAD / ARMADA WAY PLYMOUTH  
**Case Officer:**                    Jessica Vaughan  
**Decision Date:**                    24/03/2014  
**Decision:**                            Grant Conditionally

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**Item No 64**

**Application Number:** 14/00285/ADV    **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address**                    HOE ROAD NEAR MADEIRA ROAD PLYMOUTH  
**Case Officer:**                    Jessica Vaughan  
**Decision Date:**                    24/03/2014  
**Decision:**                            Grant Conditionally

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**Item No 65**

**Application Number:** 14/00286/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** HOE ROAD PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 24/03/2014  
**Decision:** Grant Conditionally

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**Item No 66**

**Application Number:** 14/00287/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** FRANKFORT GATE / MARKET AVENUE PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

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**Item No 67**

**Application Number:** 14/00288/31 **Applicant:** Plymouth City Council  
**Application Type:** GPDO PT31  
**Description of Development:** Section 31 application for demolition of Mayflower Street West car park  
**Site Address** MAYFLOWER STREET WEST CAR PARK, MAYFLOWER STREET PLYMOUTH  
**Case Officer:** Karen Gallacher  
**Decision Date:** 27/03/2014  
**Decision:** Prior approval required

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**Item No 68**

**Application Number:** 14/00289/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** PRINCESS STREET / ARMADA WAY PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 24/03/2014  
**Decision:** Grant Conditionally

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**Item No 69**

**Application Number:** 14/00290/FUL **Applicant:** Stay Dry Roofing  
**Application Type:** Full Application  
**Description of Development:** Use of part of first floor as gym/dance studio (D2)  
**Site Address** UNIT 27, 10 BELL CLOSE PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 01/04/2014  
**Decision:** Grant Conditionally

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**Item No 70**

**Application Number:** 14/00291/ADV **Applicant:** Mrs Katrice Deves  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** NORTH CROSS ROUNDABOUT PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

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**Item No 71**

**Application Number:** 14/00293/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** BUCKWELL STREET / HIGHER COURT PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

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**Item No 72**

**Application Number:** 14/00294/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** ROYAL PARADE / ST ANDREWS CROSS PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

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**Item No 73**

**Application Number:** 14/00295/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** MADEIRA ROAD PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 24/03/2014  
**Decision:** Grant Conditionally

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**Item No 74**

**Application Number:** 14/00296/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** ROYAL PARADE / DERRYS CROSS PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

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**Item No 75**

**Application Number:** 14/00297/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** NEW GEORGE STREET / ARMADA WAY PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

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**Item No 76**

**Application Number:** 14/00298/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** ROYAL PARADE / ARMADA WAY PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

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**Item No 77**

**Application Number:** 14/00299/GPD **Applicant:**  
**Application Type:** GPDO Request  
**Description of Development:** Change of use from B1 office(s) to C3 residential – (1 flat on first floor)  
**Site Address** 7 WHIMPLE STREET PLYMOUTH  
**Case Officer:** Katie Beesley  
**Decision Date:** 25/03/2014  
**Decision:** Prior approval not req

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**Item No 78**

**Application Number:** 14/00301/FUL **Applicant:** Plymouth Hospitals NHS Trust  
**Application Type:** Full Application  
**Description of Development:** Installation of air handling equipment  
**Site Address** DERRIFORD HOSPITAL, DERRIFORD ROAD PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 03/04/2014  
**Decision:** Grant Conditionally

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**Item No 79**

**Application Number:** 14/00304/ADV **Applicant:** Plymouth City Council  
**Application Type:** Advertisement  
**Description of Development:** Information board  
**Site Address** MAYFLOWER STREET PLYMOUTH  
**Case Officer:** Jessica Vaughan  
**Decision Date:** 20/03/2014  
**Decision:** Grant Conditionally

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**Item No 80**

**Application Number:** 14/00306/ADV **Applicant:** Plymouth Community Homes  
**Application Type:** Advertisement  
**Description of Development:** Erection of ground mounted and wall mounted signs  
**Site Address** PLUMER HOUSE, TAILYOUR ROAD PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 10/04/2014  
**Decision:** Grant Conditionally

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**Item No 81**

**Application Number:** 14/00312/ESR10 **Applicant:** URS Infrastructure & Environme  
**Application Type:** Environmental Ass  
**Description of Development:** Request for scoping opinion for Environmental Impact Assessment for development of a Biomass Energy Facility  
**Site Address** ERNESETTLE LANE PLYMOUTH  
**Case Officer:** Simon Osborne  
**Decision Date:** 20/03/2014  
**Decision:** Enviroment Assessment R10

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**Item No 82**

**Application Number:** 14/00313/FUL **Applicant:** Mr Peter Haigh  
**Application Type:** Full Application  
**Description of Development:** Loft conversion with gable end  
**Site Address** 7 LONGBROOK STREET PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 01/04/2014  
**Decision:** Grant Conditionally

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**Item No 83**

**Application Number:** 14/00316/FUL **Applicant:** Plymouth University  
**Application Type:** Full Application  
**Description of Development:** Siting of 3 Kilkenny limestone sculptures on land to south of link building on Glanville street  
**Site Address** PLYMOUTH UNIVERSITY LINK BUILDING, GLANVILLE STREET PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 03/04/2014  
**Decision:** Grant Conditionally

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**Item No 84**

**Application Number:** 14/00317/FUL **Applicant:** Mr and Mrs Shawn Koehler  
**Application Type:** Full Application  
**Description of Development:** Demolition of existing conservatory and formation of single storey side extension  
**Site Address** 45 ORESTON ROAD PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 31/03/2014  
**Decision:** Grant Conditionally

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**Item No 85**

**Application Number:** 14/00319/ADV **Applicant:** Kwik-Fit (GB) Limited  
**Application Type:** Advertisement  
**Description of Development:** 1 x internally illuminated, double sided totem sign  
**Site Address** KWIK-FIT, TAVISTOCK ROAD PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

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**Item No 86**

**Application Number:** 14/00320/TPO **Applicant:** Mrs Rhona Cramb  
**Application Type:** Tree Preservation  
**Description of Development:** Monberry Cypress - Remove 2 limbs over Dunstone Road  
Holm Oak - Repollard  
Yew - Reduce by 30-40%  
**Site Address** 56 DUNSTONE ROAD PLYMSTOCK PLYMOUTH  
**Case Officer:** Chris Knapman  
**Decision Date:** 11/04/2014  
**Decision:** Refuse

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**Item No 87**

**Application Number:** 14/00321/GPD **Applicant:** Ms K Welton  
**Application Type:** GPDO Request  
**Description of Development:** A single-storey rear extension which extends beyond the rear wall of the original dwellinghouse by 3.69m, has a maximum height of 3.11m, and has an eaves height of 2.04m  
**Site Address** 37 JENKINS CLOSE PLYMSTOCK PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 25/03/2014  
**Decision:** Prior approval not req

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**Item No 88**

**Application Number:** 14/00322/FUL **Applicant:** Mr Roy Stephenson  
**Application Type:** Full Application  
**Description of Development:** Pre-fabricated garden studio with veranda  
**Site Address** 4 WAIN PARK PLYMOUTH  
**Case Officer:** Jody Leigh  
**Decision Date:** 02/04/2014  
**Decision:** Grant Conditionally

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**Item No 89**

**Application Number:** 14/00323/FUL **Applicant:** Mr Alan Howe  
**Application Type:** Full Application  
**Description of Development:** Single storey front extension and rear balcony  
**Site Address** 11A STADDON PARK ROAD PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 08/04/2014  
**Decision:** Grant Conditionally

---

**Item No 90**

**Application Number:** 14/00325/GPD **Applicant:**  
**Application Type:** GPDO Request  
**Description of Development:** A single-storey rear extension which extends beyond the rear wall of the original dwellinghouse by 4m, has a maximum height of 3.3m, and has an eaves height of 2.3m  
**Site Address** 14 HAWKINGE GARDENS PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 24/03/2014  
**Decision:** Prior approval not req

---

**Item No 91**

**Application Number:** 14/00331/TCO **Applicant:** Mr Richard Peyton Jones  
**Application Type:** Trees in Cons Area  
**Description of Development:** Oak - Remove  
Cherry - Reduce crown by 1m  
**Site Address** 2 ACRE PLACE PLYMOUTH  
**Case Officer:** Chris Knapman  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

---

**Item No 92**

**Application Number:** 14/00332/FUL **Applicant:** Mr Paul Stewart  
**Application Type:** Full Application  
**Description of Development:** Change of use to HMO including demolition of existing tenement and construction of new extension  
**Site Address** GARSTON HOUSE, 55 NORTH HILL PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 02/04/2014  
**Decision:** Grant Conditionally

---

**Item No 93**

**Application Number:** 14/00333/FUL **Applicant:** Mr I Tabener  
**Application Type:** Full Application  
**Description of Development:** Single storey side extension (replace existing conservatory)  
**Site Address** SOUTH WIDEY FARM, 207 LINKETTY LANE EAST PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 27/03/2014  
**Decision:** Grant Conditionally

---

**Item No 94**

**Application Number:** 14/00339/ADV **Applicant:** Persimmon Homes South West  
**Application Type:** Advertisement  
**Description of Development:** Free standing 'V' sign board 4 metres high, non-illuminated. Resubmission following withdrawal of 14/00028/ADV  
**Site Address** LAND ADJACENT TO BILLACOMBE ROAD PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 01/04/2014  
**Decision:** Grant Conditionally

---

**Item No 95**

**Application Number:** 14/00340/FUL **Applicant:** Mr Thomas Grimmett  
**Application Type:** Full Application  
**Description of Development:** Creation of vehicle access and retrospective application for vehicle hardstanding  
**Site Address** 149 BILLACOMBE ROAD PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 03/04/2014  
**Decision:** Grant Conditionally

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**Item No 96**

**Application Number:** 14/00341/FUL **Applicant:**  
**Application Type:** Full Application  
**Description of Development:** Proposed single storey extension  
**Site Address** 20 HAYE ROAD PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 01/04/2014  
**Decision:** Grant Conditionally

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**Item No 97**

**Application Number:** 14/00345/FUL **Applicant:** The Co-operative Group  
**Application Type:** Full Application  
**Description of Development:** Installation of new refrigeration and edge protection to first floor  
**Site Address** 8 GEORGE STREET PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 07/04/2014  
**Decision:** Grant Conditionally

---

**Item No 98**

**Application Number:** 14/00346/LBC **Applicant:** The Co-operative group  
**Application Type:** Listed Building  
**Description of Development:** Installation of new refrigeration and edge protection to first floor along with redecoration of entrance area  
**Site Address** 8 GEORGE STREET PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 07/04/2014  
**Decision:** Grant Conditionally

---

**Item No 99**

**Application Number:** 14/00348/FUL **Applicant:** Mrs Yvonne Foster  
**Application Type:** Full Application  
**Description of Development:** First floor side extension built over existing ground floor room behind existing garage  
**Site Address** 45 ALMOND DRIVE PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 08/04/2014  
**Decision:** Grant Conditionally

---

**Item No 100**

**Application Number:** 14/00353/FUL **Applicant:** Mr and Mrs Reilly and Hart  
**Application Type:** Full Application  
**Description of Development:** Rear and side extensions and raised decking at the rear  
**Site Address** 32 WESTWOOD AVENUE PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 04/04/2014  
**Decision:** Grant Conditionally

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**Item No 101**

**Application Number:** 14/00356/PRDE **Applicant:** Mr & Mrs Furse  
**Application Type:** LDC Proposed Develop  
**Description of Development:** Single storey rear extension  
**Site Address** 64 COLESDOWN HILL PLYMOUTH  
**Case Officer:** Jody Leigh  
**Decision Date:** 11/04/2014  
**Decision:** Issue Certificate - Lawful Use

---

**Item No 102**

**Application Number:** 14/00357/FUL **Applicant:** Mr Paul Weston  
**Application Type:** Full Application  
**Description of Development:** Proposed single storey rear extension  
**Site Address** 45 BOWDEN PARK ROAD PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 01/04/2014  
**Decision:** Grant Conditionally

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**Item No 103**

**Application Number:** 14/00360/FUL **Applicant:** Mr & Mrs Davies  
**Application Type:** Full Application  
**Description of Development:** Single storey rear extension and alterations  
**Site Address** 15 NETTLEHAYES PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 01/04/2014  
**Decision:** Grant Conditionally

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**Item No 104**

**Application Number:** 14/00366/FUL **Applicant:** Mr Rob Austin  
**Application Type:** Full Application  
**Description of Development:** Single storey front and side extension  
**Site Address** 24 RHEOLA GARDENS PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 08/04/2014  
**Decision:** Grant Conditionally

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**Item No 105**

**Application Number:** 14/00369/FUL **Applicant:** Mr Christopher Jones  
**Application Type:** Full Application  
**Description of Development:** Erection of a porch to front of property  
**Site Address** 52 MERAFIELD ROAD PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 10/04/2014  
**Decision:** Grant Conditionally

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**Item No 106**

**Application Number:** 14/00370/GPD **Applicant:** Mr P Fox  
**Application Type:** GPDO Request  
**Description of Development:** A single storey rear extension which extends beyond the rear wall of the original dwellinghouse by 4.35m, has a maximum height of 3.95m, and has an eaves height of 2.65  
**Site Address** 48 MOLESWORTH ROAD PLYMPTON PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 27/03/2014  
**Decision:** Prior approval not req

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**Item No 107**

**Application Number:** 14/00376/FUL **Applicant:** Sophie Howard  
**Application Type:** Full Application  
**Description of Development:** Retrospective application for rear and side extensions to bungalow  
**Site Address** 93 WEST DOWN ROAD PLYMOUTH  
**Case Officer:** Kate Price  
**Decision Date:** 09/04/2014  
**Decision:** Grant Conditionally

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**Item No 108**

**Application Number:** 14/00378/FUL **Applicant:** Mr & Mrs Damian Schloey  
**Application Type:** Full Application  
**Description of Development:** Conversion of existing garage to habitable accommodation with first floor extension above. New integral garage to the north with rear roof terrace. Alterations to front (west) elevations  
**Site Address** 18 CHEPSTOW AVENUE PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 08/04/2014  
**Decision:** Grant Conditionally

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**Item No 109**

**Application Number:** 14/00381/GPD **Applicant:** Mr and Mrs Davies  
**Application Type:** GPDO Request  
**Description of Development:** A single-storey rear extension which extends beyond the rear wall of the original dwellinghouse by 5.3m, has a maximum height of 3.5m, and has an eaves height of 3.5m  
**Site Address** 255 MOUNT GOULD ROAD PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 26/03/2014  
**Decision:** Prior approval required

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**Item No 110**

**Application Number:** 14/00382/FUL **Applicant:** Mr Roland Sloggett  
**Application Type:** Full Application  
**Description of Development:** NOT YET VALIDATED  
**Site Address** 140 UNION STREET PLYMOUTH  
**Case Officer:**  
**Decision Date:** 17/03/2014  
**Decision:** Application Withdrawn

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**Item No 111**

**Application Number:** 14/00383/FUL **Applicant:** Mr Christopher Stickley  
**Application Type:** Full Application  
**Description of Development:** Proposed erection of a rear conservatory and replacement of white painted wood frame windows with white uPVC.  
**Site Address** 25 KINGFISHER WAY PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 03/04/2014  
**Decision:** Grant Conditionally

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**Item No 112**

**Application Number:** 14/00386/FUL **Applicant:** Dr Mike Ferster  
**Application Type:** Full Application  
**Description of Development:** Proposed single storey front extension  
**Site Address** GLENROWAN, TAMERTON FOLIOT ROAD PLYMOUTH  
**Case Officer:** Mike Stone  
**Decision Date:** 08/04/2014  
**Decision:** Grant Conditionally

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**Item No 113**

**Application Number:** 14/00389/FUL **Applicant:** Mr G Clements  
**Application Type:** Full Application  
**Description of Development:** Single and two storey rear extension and front porch  
**Site Address** 58 EFFORD ROAD PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 08/04/2014  
**Decision:** Grant Conditionally

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**Item No 114**

**Application Number:** 14/00391/FUL **Applicant:** Mr Jim Tomlinson  
**Application Type:** Full Application  
**Description of Development:** Hobby room in garden  
**Site Address** 30 PLYMSTOCK ROAD PLYMOUTH  
**Case Officer:** Liz Wells  
**Decision Date:** 10/04/2014  
**Decision:** Grant Conditionally

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**Item No 115**

**Application Number:** 14/00393/PRDE **Applicant:** Mr Jim Tomlinson  
**Application Type:** LDC Proposed Develop  
**Description of Development:** Hip to gable roof alterations with dormer window  
**Site Address** 30 PLYMSTOCK ROAD PLYMOUTH  
**Case Officer:** Jody Leigh  
**Decision Date:** 11/04/2014  
**Decision:** Issue Certificate - Lawful Use

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**Item No 116**

**Application Number:** 14/00396/TPO **Applicant:** Mr John McNulty  
**Application Type:** Tree Preservation  
**Description of Development:** 3 Leyland Conifers - Fell  
**Site Address** ALDBOURNE, 106A DUNRAVEN DRIVE PLYMOUTH  
**Case Officer:** Chris Knapman  
**Decision Date:** 02/04/2014  
**Decision:** Grant Conditionally

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**Item No 117**

**Application Number:** 14/00400/FUL **Applicant:** Mr Mo Fawzi  
**Application Type:** Full Application  
**Description of Development:** Conversion of HMO to 3no dwellings (2x flat and 1 maisonette) with rear access  
**Site Address** 68 ALEXANDRA ROAD MUTLEY PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 10/04/2014  
**Decision:** Grant Conditionally

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**Item No 118**

**Application Number:** 14/00403/FUL **Applicant:** Richard Aldridge  
**Application Type:** Full Application  
**Description of Development:** Rear extension to first floor, retrospective application for existing ground floor kitchen  
**Site Address** 6 BORINGDON ROAD TURNCHAPEL PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 10/04/2014  
**Decision:** Grant Conditionally

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**Item No 119**

**Application Number:** 14/00404/LBC **Applicant:** Mr Richard Aldridge  
**Application Type:** Listed Building  
**Description of Development:** Rear extension to first floor, retrospective application for existing ground floor kitchen  
**Site Address** 6 BORINGDON TERRACE PLYMOUTH  
**Case Officer:** Rebecca Boyde  
**Decision Date:** 10/04/2014  
**Decision:** Grant Conditionally

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**Item No 120**

**Application Number:** 14/00445/GPD **Applicant:** Mr R Burrows  
**Application Type:** GPDO Request  
**Description of Development:** A single-storey rear extension which extends beyond the rear wall of the original dwellinghouse by 8m, has a maximum height of 3.5m, and has an eaves height of 2.2m  
**Site Address** 8 WARDLOW CLOSE PLYMOUTH  
**Case Officer:** Louis Dulling  
**Decision Date:** 09/04/2014  
**Decision:** Prior approval not req

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**Item No 121**

**Application Number:** 14/00492/GPD **Applicant:** A and R Sayers

**Application Type:** GPDO Request

**Description of Development:** A single-storey rear extension which extends beyond the rear wall of the original dwellinghouse by 5m, has a maximum height of 3m, and has an eaves height of 2.5m

**Site Address** 28 FERRERS ROAD PLYMOUTH

**Case Officer:** Rebecca Boyde

**Decision Date:** 10/04/2014

**Decision:** Prior approval not req

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Application Number **13/01887/FUL** Page 58  
Appeal Site **232 ST PETERS ROAD PLYMOUTH**  
Appeal Proposal Construction of vehicle hardstanding  
Case Officer Mike Stone

Appeal Category  
Appeal Type Written Representations  
Appeal Decision Dismissed  
Appeal Decision Date 01/04/2014  
Conditions  
Award of Costs Awarded To

Appeal Synopsis

The inspector supported the council's view that vehicles reversing on to or off the proposed vehicle hardstanding on this busy classified road would present a safety hazard to pedestrians and other road users. The presence of other vehicles parked on the road compounded the problems of driver visibility. The inspector also acknowledged that the council had been able to successfully demonstrate that those properties with permission for a hardstanding had been given consent before the adoption of the SPD.

Note:

Copies of the full decision letters are available to Members in the Ark Royal Room and Plymouth Rooms. Copies are also available to the press and public at the First Stop Reception.

Planning committee summary of appeal decisions

PLANNING COMMITTEE  
DATE OF COMMITTEE  
APPEAL DECISIONS

The following decisions have been made by the Planning Inspectorate on appeals arising from decisions of the City Council:-

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<b>Appeal Site: (Address)</b>	62 Glen Park Avenue, Mutley.
<b>Appeal Proposal: (Description)</b>	Appeal against enforcement notice alleging unauthorised change of use from a single dwelling to a C4 class House in Multiple Occupation (3-6 persons sharing).
<b>Appeal Category:</b>	
<b>Appeal Type:</b>	Informal Hearing
<b>Award of Costs:</b>	Costs applications submitted by both sides, but none awarded.
<b>Decision Code:</b>	<b>Appeal Allowed</b>  Appeal Synopsis: This mid-terraced two- storey property is in use as a C4 House in Multiple Occupation. The sole issue at stake in this appeal being whether this use commenced before 14 September 2012, when the Article 4 HMO Direction came into effect in Plymouth, which would make the current use lawful.  The outcome of the appeal hinged entirely around this point. The Planning Inspector heard evidence from both sides, and Planning Officers argued that the owner of the property had failed to demonstrate that the use had been lawfully initiated prior to the introduction of the Article 4 HMO Direction. The Planning Inspector, however, concluded that on the balance of probability, the appellant was able to show that the use of the property as a C4 HMO had commenced sufficiently prior to the key date to be considered to be lawful, and the appeal has therefore been allowed.
<b>Appeal Conditions</b>	None given the nature of the appeal, and the fact that the grounds of appeal revolved around the timing of the change of use of the property.

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Planning Committee: Summary of Prosecution Outcome-  
Contravention of a Tree Preservation Order

PLANNING COMMITTEE

DATE OF COMMITTEE

24 April 2014

The following is a summary of the outcome in the Magistrates Court on 28 March 2014 in the case of PCC v. Elbrow

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<b>Site: (Address)</b>	<b>Leigham Manor communal woodlands</b>
<b>Category: Prosecution:</b>	<b>1. Cutting down a Beech tree in Contravention of Section 210 (1) Town and Country Planning Act 1990.</b> <b>2. Damaging a Beech tree in Contravention of Section 210 (4) Town and Country Planning Act 1990.</b> Trees protected by City of Plymouth Tree Preservation Order No. 2- Estover and Leigham
<b>Type:</b>	<b>Magistrates Court</b>
<b>Award of Costs:</b>	Costs awarded in the sum of £450.00 to Plymouth City Council

**Synopsis:**

On or around 30 April 2013 David Elbrow, trading as Plymouth Tree Services, felled a protected Beech tree and removed a large limb from another Beech tree at Leigham Manor communal woodlands. Mr. Elbrow pleaded guilty and the total costs award to the Council was £900.00.

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