

ADDENDUM REPORT

Planning Committee



Item Number: 6.2

Site: Marine Academy Plymouth, Trevithick Road

Application Number: 22/02024/FUL

Applicant: Mrs Victoria Strickson

Planning Conditions

Condition 3

Members are advised that further, acceptable, information has been submitted on bio-diversity net gain. Therefore, officers recommend that condition 3 (on bio-diversity) be amended, as follows:

Bio-diversity net gain shall be delivered in strict accordance with the Biodiversity Net Gain Plan dated April 2023 by Colmer Ecology Ltd.

Reason:

To ensure biodiversity net gain is achieved, to comply with Policy DEV26 of the Plymouth and South West Devon Joint Local Plan and the National Planning Policy Framework.

Condition 18

Members are advised that due to concerns regarding the drainage of water, from the proposed regraded area of deposited soil, and the impact this might have on third party land, condition 18 should be re-worded as follows:

The surface water emanating from the site shall be managed and disposed of in accordance with the Storm Water Drainage Strategy Revision A dated 23/11/22. Prior to the deposition of any soil on the area to be regraded and landscaped, details of the infiltration through the new made ground, and exceedance flow plans, which show the elevations and surface water flow routes before and after regrading of the land, shall be submitted to and approved in writing by the Local Planning Authority. The works shall be carried out in accordance with the approved details.

Reason:

To prevent the increased risk of flooding and minimise the risk of pollution of surface water by ensuring the provision of a satisfactory means of surface water control and disposal during and after development, and to ensure the drainage provisions within the development are adequately provided for before development commences and does not cause undue problems to the wider drainage infrastructure and third party land, in accordance with policy DEV35 of the Plymouth and South West Devon Joint Local Plan and the National Planning Policy Framework.