

ADDENDUM REPORT PLANNING COMMITTEE 16th December 2010

Item: 6.3

Site: Torr Home, The Drive, Plymouth, PL3 5SY

Site ref: 10/01592/FUL

Applicant: Torr Home

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In response to further representations received concerning potential noise and light pollution the Local Planning Authority have sought further clarification from the agent. The agent has confirmed that the evening shift pattern for the development will run from 7.30 pm to 7.30 am limiting disturbance from staff movements etc. In order to secure this an additional condition is considered appropriate

In addition confirmation has also been received that very few deliveries will take place to the development. The majority of deliveries will go to the existing home with supplies then being transferred to the new unit. The agent is however happy for an additional condition to be imposed preventing deliveries between 8.00 pm and 8.00 am to ensure that neighbouring properties are not subject to undue disturbance.

It is also considered appropriate to re-word condition 7 to request details of the means of lighting of the upper floor entrance area. This area is served by a large roof light which if lit all night could cause some harm to neighbours' amenities.

The recommendation therefore remains to Grant Conditionally subject to the following amended and additional conditions.

FURTHER DETAILS

No work shall commence on site until details of the following aspects of the development have been submitted to and approved in writing by the Local Planning Authority, -

External lighting

Internal lighting of upper floor entrance area

Commercial kitchen layout

The works shall conform to the approved details.

Reason:

To ensure that these further details are acceptable to the Local Planning Authority and that they are in keeping with the standards of the vicinity in accordance with Policy CS34 of the Plymouth Local Development Framework Core Strategy (2006-2021) 2007.

DELIVERIES

No deliveries shall be made to the new unit, hereby approved, between the hours of 8.00 pm and 8.00 am, on any day of the week

Reason:

To protect the residential and general amenity of the area in accordance with Policy CS34 of the Plymouth Local Development Framework Core Strategy (2006-2021) 2007.

SHIFT PATTERN

The evening shift pattern for the new unit, hereby approved, shall operate between the hours of 7.30 pm and 7.30 am unless otherwise agreed in writing by the Local Planning Authority. No persons changing shifts shall come or go from the premises before 7:15 am, or after 7:45 pm on any day (unless otherwise agreed in writing by the LPA).

Reason:

To protect the residential and general amenity of the area in accordance with Policy CS34 of the Plymouth Local Development Framework Core Strategy (2006-2021) 2007.