

ADDENDUM REPORT

Planning Committee



Item Number: 8.3

Site: Southview

Planning Application Number: I4/00537/OUT

Applicant: Mr R Boco

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Additional condition and informative:

An additional condition is proposed (the Plans condition) to approve the submitted plans in relation to scale and access. An informative is also proposed to explain that appearance, layout and landscaping are to be approved at reserved matters stage.

APPROVED PLANS

(2) The development hereby permitted shall be carried out in accordance with the following approved plans: Site location plan, EX01A Existing site plan, EX02A Existing ground floor plan, SK06F Proposed indicative site plan, SK05F Proposed indicative elevations, SK01D Proposed indicative ground floor plan, SK02D Proposed indicative first floor plan, SK03E Proposed indicative second floor plan, SK04F Proposed indicative roof plan,.

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.

INFORMATIVE: INDICATIVE PLANS

(9) The applicant is advised that the plans listed in condition (2) are approved in relation to scale and access only, and not in relation to the reserved matters of appearance, landscaping and layout.

Late letter of representation

A late letter has been received that explains about the history of Woodside. It states that Woodside was developed on the pasture land between the City Wall and the outer defences beyond Freedom Fields. The application site was originally intended as a fruit garden for the property to the east of Woodside. The letter also refers to

the covenant on the land and a decision of the Land Tribunal in 1966 to restrict the height of a bungalow on land at Woodside. The letter objects to the extra traffic that the proposal will generate, and also objects that the proposal will constitute overdevelopment of the site.

It is proposed that no further amendments are necessary to the officer report because the issue of the covenant is not a Planning consideration and the comments regarding traffic and overdevelopment are already covered in the officer report.