

# ADDENDUM REPORT

Planning Committee



**Item Number:** 02

**Site:** : Crescent Point, The Crescent, Plymouth

**Planning Application Number:** : 14/01264/FUL

**Applicant:** Concierge 35 Ltd

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Contamination Report and Air Quality Assessment

Additional information has been requested by officers in respect of possible contamination relating to the Block B site and to show that the tall building would not contribute to the poor air quality of the area. Whilst the applicant has committed to provide these before the Planning Committee meeting, it is unlikely that there will have been sufficient time to complete a full assessment of the information. An verbal update will be given at Planning Committee on the up to date position.

It is possible that remediation measures will be required, including additional financial contributions and conditions. If this is the case officers may request delegated authority to negotiate these aspects prior to a final decision being made on the planning application.

Section 106 Obligations.

The scheme cannot meet the full 15% requirement for on site renewable energy through the proposed combined heat and power system. Officers have therefore negotiated an off site contribution of £45,000 towards the delivery of District Energy in the City Centre. Officers consider that the proposal now meets the requirements of policies CS20 in terms of renewable energy and and CC05 which encourages developers to make an offsite contribution to a district heating network.

In addition a management fee of £12,000 has been negotiated with the applicant.