

ADDENDUM REPORT

Planning Committee



Item Number: 6.2

Site: RIDGEWAY SCHOOL, MOORLAND ROAD PLYMOUTH

Planning Application Number: 14/01809/FUL

Applicant: Ridgeway School

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Councillor Nicholson referred the application to committee however subsequent discussions have confirmed that his concerns can be resolved by condition and informative and therefore Councillor Nicholson now supports this application with the existing conditions and additional informatives detailed below.

Representations

Following the drafting of the report one further letter of representation was received, from the Chairman of the Plympton and District Civic Society (this representation was outside of the normal consultation period)

The society raised concerns about the level of car parking provided at the school. It is considered to be insufficient and this has impacts on the surrounding area.

Analysis – Traffic Impact

The committee report addressed the issues raised during the consultation period but subsequent discussions with the local member (and the letter of representation from the local Civic Society) raised further concern in regard of the level of parking which is provided for the school.

As discussed in the committee report, the proposed development will not impact on the number of car parking spaces within the grounds, nor will it increase the number of children who attend the school. As such the proposals will not impact traffic or car parking during school hours. However, the use of the car parking outside of school hours is of relevance to the use of the sports hall and discussions regarding the use of the parking and its availability for users of the sports hall have been held.

The school manage the use of their parking across the site and specifically seek to maximise its use to avoid parking on nearby streets. Outside of school hours the school seek to retain the use of the car park adjacent to the sports hall for users of the sports hall and will continue to do so.

It was suggested that conditions be imposed on this proposal to control the use of car parking in the adjacent car park. However, it is the view of officers that such conditions would not meet the tests of relevance, enforceability or reasonableness.

As such it is proposed to include the material as Informatives to reconfirm the intent of the school and the council that parking be managed within the school, outside of school hours, to minimise the impacts on surrounding areas.

Suggested informatives:

INFORMATIVE: USE OF ADJACENT CAR PARKING

3) Outside of normal school hours, the use of the car park immediately adjacent to the sports hall should only be used in conjunction with the activities within the hall and associated accommodation. It is expected that, when there are no extra curricula activities using the sportshall and associated accommodation, the car park will be secured by the school in order to prevent unauthorised use.

INFORMATIVE: USE OF SCHOOL CAR PARKS

4) Outside of normal school hours, car parking on the school site but not adjacent to the sportshall should be made available to members of the public attending events and activities at the school. This should include any/all car parking spaces within the school site which are unavailable to the public during school hours.

Both informatives have been discussed with and agreed by the school and the local member.