

# ADDENDUM REPORT

Planning Committee



**Item Number: 6.2**

**Site: Sherwell House, 30 North Hill**

**Planning Application Number: I7/00760/FUL**

**Applicant: Mr Bryce and Mr Rosson, Charanna Properties Ltd and VPR Properties Ltd**

**Pages: 25-47**

## **I. Amendment to Condition I – Approved Plans**

Since the committee report was published members are advised that revised plans have been submitted to improve certain aspects of the design, and include:

- High level windows on the east elevation providing additional light into three of the 2 bed flats and adding additional interest to what was a blank elevation.
- Addition of a green roof on top of single storey flat roof section in the north east corner of the development front Armada Street. This replaces a plain flat roof with no amenity of biodiversity value
- Increasing the height of the glazing in the link so it now appears full height

The condition will now read:-

The development hereby permitted shall be carried out in accordance with the following approved plans:

### **I CONDITION: APPROVED PLANS**

Site plan 2 Rev A received 28/03/17  
Lower Ground Floor Plan 3 Rev A received 28/03/17  
Site Location Plan 1 Rev B received 20/04/17  
1st Floor Plan 5 Rev C received 17/08/17  
2nd Floor Plan 6 Rev C received 17/08/17  
3rd Floor Plan 7 Rev C received 17/08/17  
Proposed Elevations A2 01 Rev B received 17/08/17  
Proposed Elevations A2 02 Rev B received 17/08/17  
Proposed Elevations A2 07 - received 17/08/17  
Proposed Elevations A2 05 Rev A received 28/07/17  
Visualisations 15/553 Rev D received 17/08/17  
Elevations A2 04 Rev A received 28/07/17  
Upper Ground Floor Plan 4 Rev B received 27/07/17  
Proposed Elevations A2 03 - received 27/07/17  
Proposed Elevations A2 04 - received 27/07/17

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.

## **2. Site Description**

Officers would like to point out an inaccuracy in the site description within the officer report, which states that 'North Hill forms part of the A386, a principle thoroughfare from the City Centre leading north towards Mutley Plain District Centre'.

North Hill is not the A386, and the report should have stated 'North Hill forms a key link to the A386, and is a principle thoroughfare from the City Centre leading north towards Mutley Plain District Centre and to the north of the City'.