

Development Management Committee 10 November 2021

Undetermined Major applications as at 27 October 2021

	Valid Date	Target Date	EoT Date
0612/16/OPA Patrick Whymer	8-Aug-16	7-Nov-16	
Brimhay Bungalows Road Past Forder Lane House Dartington Devon TQ9 6HQ		Outline planning application with all matters reserved for redevelopment of Brimhay Bungalows. Demolition of 18 Bungalows to construct 12 Apartments, 8 units of specialist Housing for Robert Owens Community Clients and up to 10 open Market homes.	

Comment: This Application was approved by Committee subject to a Section 106 Agreement. The Section 106 Agreement has not progressed.

	Valid Date	Target Date	EoT Date
3704/16/FUL Charlotte Howrihane	22-Nov-16	21-Feb-17	4-Jan 2022
Creek Close Frogmore Kingsbridge TQ7 2FG		Retrospective application to alter boundary and new site layout (Following planning approval 43/2855/14/F)	

Comment: Section 106 is with applicant to sign. They are waiting for the S38 agreement to be completed with Highways before signing the S106.

	Valid Date	Target Date	EoT Date
3749/16/VAR Charlotte Howrihane	23-Nov-16	22-Feb-17	4-Jan 2022
Development Site Of Sx 7752 4240 Creek Close Frogmore Kingsbridge TQ7 2FG		Variation of condition 2 (revised site layout plan) following grant of planning permission 43/2855/14/F	

Comment: see above for 3704/16/FUL. Agent has confirmed that this application will be withdrawn once the full application has been determined,

	Valid Date	Target Date	EoT Date
3628/17/FUL Patrick Whymer	20-Nov-17	19-Feb-18	28-Feb-21
Oak Tree Field at SX 778 588 Tristford Road Harberton Devon		Erection of 12 dwellings, workshop/office, associated landscaping and site development works	

Comment: Application approved by committee subject to conditions and S106. The S106 has been agreed by the applicant but are awaiting the land purchase to complete before completing the S106.

	Valid Date	Target Date	EoT Date
0936/19/ARM Bryn Kitching	15-Mar-19	14-Jun-19	31-Dec-21
Land at SX 857 508 adjacent to Townstal Road West of Dartmouth		Application for approval of reserved matter following outline approval 15_51/1710/14/O (Appeal APP/K1128/W/15/3039104) for layout, scale, appearance and landscaping for 240 dwellings, public open space, highways, landscaping and associated works and approval of details reserved by conditions 6, 7, 8, 9 & 12 of planning consent 15_51/1710/14/O (Appeal APP/K1128/W/15/3039104)	

Comment: Application has been on hold while layout designs are finalised and submitted for adjoining site and remainder of the allocation to allow for comprehensive consideration of reserved matters for the whole of the local plan allocation. Those application have now been submitted (see 3078/21/VAR, 3118/21/ARM, 3119/21/FUL and 3120/21/FUL) and this application will be considered alongside those proposals.

	Valid Date	Target Date	EoT Date
2133/19/VAR Cheryl Stansbury	12-Jul-19	11-Oct-19	30-Apr-21
Cottage Hotel Hope Cove TQ7 3HJ		READVERTISEMENT (Revised Plans Received) Application for variation of condition 2 of planning consent 46/2401/14/F	

Comment: Application deferred from October meeting to allow applicant to provide mitigation. Will be taken back to a future

meeting

	Valid Date	Target Date	EoT Date
3886/19/VAR Tom French	28-Nov-19	27-Feb-20	31-Sep-21
Sherford New Community Land South and South West of A38 Deep Lane junction and East of Haye Road Elburton Plymouth		Application for variation of conditions 1, 2, and 4 of planning permission 0490/19/ARM	

Comment: Decision issued with EOT

	Valid Date	Target Date	EoT Date
4181/19/OPA Ian Lloyd	9-Jan-20	9-Apr-20	18-Dec-20
Land off Towerfield Drive Woolwell Part of the Land at Woolwell JLP Allocation (Policy PLY44)		Outline application for up to 360 dwellings and associated landscaping, new access points from Towerfield Drive and Pick Pie Drive and site infrastructure. All matters reserved except for access.	

Comment: The previously anticipated timescale for September 2021 Committee consideration, agreed under the PPA between Barwood Land and South Hams District Council, needs to be extended by mutual agreement. This is to allow further time to be spent on developing the heads of terms for the s106 and planning conditions, which includes agreeing appropriate trigger points for the delivery of and/or financial contributions to secure the delivery of the (allocation-wide) infrastructure and community facilities and mitigation requirements, as per the PLY44 policy/requirements. It is to also allow time for statutory consultation. An update will be provided when a new timetable has been agreed.

	Valid Date	Target Date	EoT Date
4185/19/OPA Ian Lloyd	9-Jan-20	9-Apr-20	18-Dec-20
Land at Woolwell Part of the Land at Woolwell JLP Allocation (Policy PLY44)		Outline application for provision of up to 1,640 new dwellings; up to 1,200 sqm of commercial, retail and community floorspace (A1-A5, D1 and D2 uses); a new primary school; areas of public open space including a community park; new sport and playing facilities; new access points and vehicular, cycle and pedestrian links; strategic landscaping and attenuation basins; a primary substation and other associated site infrastructure. All matters reserved except for access.	

Comment: The previously anticipated timescale for September 2021 Committee consideration, agreed under the PPA between Barwood Land and South Hams District Council, needs to be extended by mutual agreement. This is to allow further time to be spent on developing the heads of terms for the s106 and planning conditions, which includes agreeing appropriate trigger points for the delivery of and/or financial contributions to secure the delivery of the (allocation-wide) infrastructure and community facilities and mitigation requirements, as per the PLY44 policy/requirements. It is to also allow time for statutory consultation. An update will be provided when a new timetable has been agreed.

	Valid Date	Target Date	EoT Date
4158/19/FUL Cheryl Stansbury	17-Jan-20	17-Apr-20	6-Feb-21
Development Site At Sx 734 439, Land to Northwest of Junction between Ropewalk and Kingsway Park Ropewalk Kingsbridge Devon		READVERTISEMENT (Revised Plans Received) Residential development comprising of 15 modular built dwellings with associated access, car parking and landscaping	

Comment: Applicant is reviewing the proposal.

	Valid Date	Target Date	EoT Date
3752/19/OPA Jacqueline Houslander	11-Feb-20	12-May-20	6-Apr-21
Former School Playing Ground Elmwood Park Loddiswell TQ7 SA		Outline application with some matters reserved for residential development of 20-25 dwellings	

Comment – Site meeting held with Cllr Kemp and Cllr Gilbert (County Councillor) to find a way forward. Positive meeting.

	Valid Date	Target Date	EoT Date
0761/20/OPA Jacqueline Houslander	5-Mar-20	4-Jun-20	20-Aug-21
Vicarage Park Land North of Westentown Kingston TQ7 4LU		Outline application with some matters reserved for 12 new houses. Alterations to existing access and construction of access road. Realignment and creation of new public rights of way, provision of public open space and strategic landscaping	

Comment – Awaiting assessment of viability from PCC

Comment: Ongoing discussions with applicant.

	Valid Date	Target Date	EoT Date
0995/20/VAR Anna Henderson-Smith	1-Apr-20	1-Jul-20	19-Feb-21
Hartford Mews Phase 2 Cornwood Road Ivybridge		Variation of conditions 4 (LEMP) and 13 (Tree Protective Fencing) of planning consent 3954/17/FUL	

Comment: Officer has now visited the site, needs to liaise with agent to address some anomalies

	Valid Date	Target Date	EoT Date
3623/19/FUL Cheryl Stansbury	14-Apr-20	14-Jul-20	5-Oct-21
Land off Godwell Lane Ivybridge		Full planning application for the development of 111 residential dwellings with associated access, parking, landscaping, locally equipped play area and infrastructure	

Comment: On-going discussions with applicant. Amended plans expected imminently. A further significant extension of time will be agreed

	Valid Date	Target Date	EoT Date
0868/20/ARM Jacqueline Houslander	29-Apr-20	29-Jul-20	28-May-21
Development Site at SX 612 502 North Of Church Hill Holbeton		Application for approval of reserved matters following outline approval 25/1720/15/O for the construction of 14no.dwellings, provision of community car park, allotment gardens, access and associated works including access, layout, scale appearance and landscaping (Resubmission of 0127/19/ARM)	

Comment: On-going discussions with applicant. No. of issues still to be resolved.

	Valid Date	Target Date	EoT Date
1419/20/FUL Jacqueline Houslander	2-Jun-20	1-Sep-20	15-Jan-21
Land West of Beara Farm Woolston Green Landscope		READVERTISEMENT (revised plans received) Demolition of Existing concrete barn and construction of fourteen dwellings Including five for shared ownership/affordable rent (Resubmission of 2176/18/FUL)	

Comment: Awaiting conclusion of Section 106 agreement

	Valid Date	Target Date	EoT Date
2508/20/OPA Anna Henderson-Smith	12-Aug-20	11-Nov-20	6-Jan-21
Moor View Touring Park Modbury PL21 0SG		Outline application with some matters reserved for proposed Development of holiday lodges, leisure facilities and Associated works(resubmission of 0482/17/FUL)	

Comment: An Extension of time has been sought to allow applicant to alter the application to the correct form which is a Full application, not an outline, and to remove the new leisure complex from the proposed scheme. As such the scheme is being re-advertised as a full application for the change of use of land for the siting of lodges only. The previous application has had the appeal dismissed – under consideration by officer

	Valid Date	Target Date	EoT Date
4254/20/FUL Anna Henderson-Smith	23-Dec-20	24-Mar-21	
Springfield Filham PL21 0DN		Proposed development of redundant nursery to provide 30 new dwellings for affordable and social rent, a new community hub building, conversion of existing barns to provide ancillary spaces and landscaping works providing communal areas and playgrounds	

Comment – On-going discussions with Agent

	Valid Date	Target Date	EoT Date
0100/21/FUL Tom French	13-Jan-21	14-Apr-21	
Land at SX 5688 5556, South of Langage Business Park Plympton Devon PL7 5HQ		Construction of 1no 15000ftsq business unit and 2no 10000ftsq business units (Class uses B1(a)(b)(c), B2 & B8) in place of previously planning approved site layout (reference 1878/19/FUL)	

Comment - Under consideration by Officer

	Valid Date	Target Date	EoT Date
1118/21/ARM Ian Sosnowski	23-Mar-21	22-Jun-21	5th November 2021
Sherford Housing Development Site East Sherford Cross To Wollaton Cross Zc4 Brixton		Application for approval of Reserved Matters for strategic infrastructure including strategic drainage, highways, landscaping, Phase 2 of the Community Park and open space/play as part of Phase 2D of the Sherford New Community pursuant to approval 0825/18/VAR (which was an EIA development and an Environmental Statement was submitted)	

Comment – Under consideration by Officer

	Valid Date	Target Date	EoT Date
0544/21/FUL Jacqueline Houslander	29-Mar-21	28-Jun-21	17 June 2021
Land at Stowford Mills Station Road Ivybridge PL21 0AW		Construction of 16 dwellings with associated access and landscaping	

Comment – Awaiting submission of additional information and amended plans

	Valid Date	Target Date	EoT Date
1431/21/ARM Ian Sosnowski	15-Apr-21	15-Jul-21	24th September 2021
Sherford New Community Land South of Main Street Elburton Plymouth PL8 2DP		Application for approval of Reserved Matters for 259no. dwellings on parcels 12, 13, 14, 15, 16, 17, 18, 19, 20, 23, 24, including affordable housing and associated parking along with all necessary parcel infrastructure including drainage and landscaping as part of Phase 2D of the Sherford New Community, pursuant to approval 0825/18/VAR (which was EIA development and an Environmental Statement was submitted)	

Comment – Applicants are currently revising proposals to address comments made by officers and consultees. Revised target date is being discussed to enable amendments to be made.

	Valid Date	Target Date	EoT Date
1490/21/ARM Tom French	20-Apr-21	20-Jul-21	13 Aug 2021
Sherford New Community Commercial Area North of Main Street Elburton Plymouth		Application for approval of reserved matters for commercial area containing B1, B2, B8, D2 leisure, Sui generis uses as well as 2 drivethrough restaurants and a hotel, including strategic drainage, highways and landscaping as part of the Sherford New Community pursuant to Outline approval 0825/18/VAR (which was an EIA development and an Environmental Statement was submitted)	

Comment – Under consideration by Officer

	Valid Date	Target Date	EoT Date
1491/21/ARM Tom French	20-Apr-21	20-Jul-21	13 Aug 2021
Sherford New Community Green Infrastructure Areas 6 and 18 North of Main Street Elburton Plymouth PL8 2DP		Application for approval of reserved matters for Green Infrastructure areas 6 and 18 including details of surface water drainage infrastructure, all planting and landscaping as part of the Sherford New Community pursuant to Outline approval 0825/18/VAR (which was EIA development and an Environmental Statement was submitted)	

Comment - Under consideration by Officer

	Valid Date	Target Date	EoT Date
1582/21/ARM Tom French	27-Apr-21	27-Jul-21	
Sherford New Community Land East of Orion Way Elburton Plymouth PL8 2DP		Application for approval of reserved matters for 116 residential dwellings, on parcels 1B-E, 1B-F, 1B-G and 1B-J including	

affordable housing and associated parking along with all necessary parcel infrastructure including drainage and landscaping as part of Phase 1b of the Sherford New Community pursuant to approval under 0825/18/VAR (which was an EIA development and an Environmental Statement was submitted)

Comment - Under consideration by Officer

	Valid Date	Target Date	EoT Date
1159/21/FUL Cheryl Stansbury	23-Apr-21	23-Jul-21	20-Dec-2021
Land at West End Garage Main Road Salcombe TQ8 8NA		Erection of 22 residential dwellings (including 30% affordable homes) with associated amenities and infrastructure (Resubmission of 3320/20/FUL)	

Comment – In discussions with agent to secure revised plans

	Valid Date	Target Date	EoT Date
1826/21/ARM Ian Sosnowski	14-May-21	13-Aug-21	19th November 2021
Sherford New Community Plymouth		Application for approval of reserved matters for 207 no. dwellings on parcels 1, 2, 4, 5, 6, 7, 8, 9 and 11, including affordable housing and associated parking along with all necessary parcel infrastructure including drainage and landscaping, as part of Phase 2D of the Sherford New Community, pursuant to approval 0825/18/VAR (which was EIA development and an Environmental Statement was submitted)	

Comment – Under consideration by Officer

	Valid Date	Target Date	EoT Date
1827/21/ARM Ian Sosnowski	14-May-21	13-Aug-21	19th November 2021
Sherford New Community Plymouth		Application for approval of reserved matters for 163 no. dwellings on parcels 21, 22, 25, 29, 30, 31 and 32, including affordable housing and associated parking along with all necessary parcel infrastructure including drainage and landscaping, as part of Phase 2D of the Sherford new Community, pursuant to approval 0825/18/VAR (which was an EIA development and an Environmental Statement was submitted)	

Comment – Under consideration by Officer

	Valid Date	Target Date	EoT Date
1503/21/FUL Cheryl Stansbury	19-May-21	18-Aug-21	
Development Site At Sx859483 School Road Stoke Fleming		Erection of 20 dwellings (incorporating 6 affordable homes) with access, landscaping, parking, public open space and associated works	

Comment – Revised plans received and consultation carried out. Initial feedback provided to applicant

	Valid Date	Target Date	EoT Date
1557/21/VAR Jacqueline Houslander	10-Jun-21	9-Sep-21	
Alston Gate Malborough TQ7 3BT		Application for removal of condition 1 (development start date) and variation of conditions 2 (approved drawings), 5 (boundary treatments) and 6 (landscaping scheme) of planning permission 0106/20/VAR	

Comment – Just taken over. Under consideration

	Valid Date	Target Date	EoT Date
1558/21/VAR Jacqueline Houslander	10-Jun-21	9-Sep-21	

Alston Gate Malborough TQ7 3BT

Application for removal of condition 2 (development start date) and variation of conditions 3 (approved drawings), 9 (energy supply) 10 (Occupation), 11 (landscape & ecology management plan and 16 (Surface water) of planning permission 10105/20/VAR

Comment – Just taken over. Under consideration

	Valid Date	Target Date	EoT Date
2510/21/ARM Ian Sosnowski	22-Jun-21	21-Sep-21	29th October 2021
Sherford New Community Land South of Main Street Elburton Plymouth PL8 2DP			Application for approval of Reserved Matters for 140no. dwellings on parcels 26, 27, 28 and 33, including affordable housing and associated parking along with all necessary parcel infrastructure including drainage and landscaping, as part of Phase 2D of the Sherford New Community, pursuant to approval 0825/18/VAR (which was an EIA development and an Environmental Statement was as submitted)

Comment – revisions to the application being discussed with the developer. Officers currently in discussion about revised determination date

	Valid Date	Target Date	EoT Date
2560/21/FUL Jacqueline Houslander	9-Jul-21	8-Oct-21	
Former Brutus Centre Fore Street Totnes TQ9 5RW			Demolition of existing building and redevelopment of the site to Form 2 no retail units, public car park and 42 Retirement Living Apartments including communal facilities, access, car parking and landscaping (resubmission of 4198/19/FUL)

Comment – Awaiting completion of Sec 106

	Valid Date	Target Date	EoT Date
2400/21/OPA Jacqueline Houslander	15-Jul-21	14-Oct-21	
Avon Centre Wallingford Road Kingsbridge			Outline application with some matters reserved to demolish existing buildings and provide 11 No. 3 bedroom dwelling houses and 4 No 1 bedroom flats

Comment – Still under consideration. Likely to go to Dec. Committee

	Valid Date	Target Date	EoT Date
2842/21/FUL Jacqueline Houslander	20-Jul-21	19-Oct-21	
Briar Hill Farm Court Road Newton Ferrers PL8 1AR			Full Planning Application for extension to holiday park comprising construction of 14 holiday lodges and associated drive access, parking and landscaping

Comment – Just taken over. Under consideration

	Valid Date	Target Date	EoT Date
2817/21/ARM Anna Henderson-Smith	29-Jul-21	28-Oct-21	
Noss Marina Bridge Road Kingswear TQ6 0EA			Details of Reserved Matters and discharge of conditions, relating to layout, appearance, landscaping and scale, in respect to South Bay Phase (Residential Southern) comprising the erection of 27 new residential units (Use Class C3). Also provision of 58 car parking spaces, cycle parking, creation of private and communal amenity areas and associated public realm and landscaping works pursuant to conditions 51, 52, 54 and 63 attached to planning permission 0504/20/VAR

Comment -

	Valid Date	Target Date	EoT Date
3053/21/ARM Anna Henderson-Smith	5-Aug-21	4-Nov-21	
Noss Marina Bridge Road Kingswear TQ6 0EA			Application for approval of reserved matters relating to layout, appearance, landscaping and scale, in respect to Phase 16 – Dart View (Residential Northern) of the redevelopment of Noss Marina comprising the erection of 40 new homes (Use Class C3), provision of 60 car parking spaces, cycle parking, creation of private and communal amenity areas and associated public realm and landscaping works pursuant to conditions 51, 52, 54 and 63 attached to S.73 planning permission ref: 0504/20/VAR dated 10/02/2021 (Outline Planning Permission ref. 2161/17/OPA, dated 10/08/2018) (Access matters approved and layout, scale appearance and landscaping matters

Comment -

	Valid Date	Target Date	EoT Date
3054/21/ARM Anna Henderson-Smith	5-Aug-21	4-Nov-21	
Noss Marina Bridge Road Kingswear TQ6 0EA			Application for approval of reserved matters relating to layout, appearance, landscaping and scale, in respect to Phase 17 - Hillside (Residential Hillside) of the redevelopment of Noss Marina comprising the erection of 8 new homes (Use Class C3), provision of 21 car parking spaces, cycle parking, creation of private and communal amenity areas and associated public realm and landscaping works pursuant to conditions 51, 52, 54 and 63 attached to S.73 planning permission ref 0504/20/VAR dated 10/02/2021 (Outline Planning Permission ref. 2161/17/OPA, dated 10/08/2018) (Access matters approved and layout, scale, appearance and landscaping matters

Comment -

	Valid Date	Target Date	EoT Date
1393/21/VAR Cheryl Stansbury	9-Aug-21	8-Nov-21	
Development Site At Sx 794 614 Ashburton Road To Clay Lane Dartington.			Application for variation of condition 5 (approved plans) of planning consent 3945/18/VAR to include design and layout Changes

Comment – Feedback given to applicant. Some consultee concerns to address. Ext of time will be granted.

	Valid Date	Target Date	EoT Date
3118/21/ARM Bryn Kitching	9-Aug-21	8-Nov-21	
Proposed Development Site Sx856508 A3122 Norton Cross To Townstal Road Dartmouth			Application for approval of reserved matters seeking approval for layout, scale, appearance and landscaping for 143 residential dwellings and associated open space and infrastructure following outline approval 3475/17/OPA and approval of details reserved by

conditions 5, 6, 7, 8, 9, 10, 11, 12, 13, 17 and 21 of that consent.

Comment - Consultation period complete and additional information and amendments beings sought to address responses from statutory consultees. Extensions of time will be sought where necessary.

	Valid Date	Target Date	EoT Date
3078/21/VAR Bryn Kitching	9-Aug-21	8-Nov-21	
Proposed Development Site Sx856508 A3122 Norton Cross To Townstal Road Dartmouth		Variation of condition 4 of outline planning permission 3475/17/OPA (for 210 dwellings, public open space, green Infrastructure, strategic landscaping and associated infrastructure) to revise approved parameter plan A097890drf01v4 to 180304 P 01 02 Rev C.	

Comment - Consultation period complete and additional information and amendments beings sought to address responses from statutory consultees. Extensions of time will be sought where necessary.

	Valid Date	Target Date	EoT Date
3119/21/FUL Bryn Kitching	10-Aug-21	9-Nov-21	
Proposed Development Site Sx856508 A3122 Norton Cross To Townstal Road Dartmouth		Full planning application for the erection of 32 residential units (situated within both phases 1 and 2) and associated works	

Comment - Consultation period complete and additional information and amendments beings sought to address responses from statutory consultees. Extensions of time will be sought where necessary.

	Valid Date	Target Date	EoT Date
3120/21/FUL Bryn Kitching	10-Aug-21	9-Nov-21	
Proposed Development Site Sx856508 A3122 Norton Cross To Townstal Road Dartmouth		Planning application for attenuation basins, pumping stations, public open space, landscaping and associated works in connection with the residential and employment development of land to the north east	

Comment - Consultation period complete and additional information and amendments beings sought to address responses from statutory consultees. Extensions of time will be sought where necessary.

	Valid Date	Target Date	EoT Date
3316/21/VAR Jacqueline Houslander	21-Sep-21	21-Dec-21	
Plots 12, 13 and 14 Orchard Road Brixton PL8 2FE		Application for removal of condition 7 (details of levels) and variation of condition 2 (approved drawings) of planning consent 3480/18/ARM	

Comment – Recently submitted application within consultation period

	Valid Date	Target Date	EoT Date
2982/21/FUL Cheryl Stansbury	13-Oct-21	12-Jan-22	
Land Opposite Butts Park Parsonage Road Newton Ferrers PL8 1HY		The erection of 20 residential units (17 social rent and 3 open market) with associated car parking and landscaping	

Comment – Recently submitted application within consultation period

	Valid Date	Target Date	EoT Date
3335/21/FUL Cheryl Stansbury	14-Oct-21	13-Jan-22	
Proposed Development Site At Sx 566 494 Land West of Collaton Park Newton Ferrers		Construction of 125 homes, commercial business units, landscaped parkland, community boat storage/parking, allotments, Improvements to existing permissive pathway and public footway, enhancement of vehicular access and associated infrastructure and Landscaping.	

Comment – Recently submitted application within consultation period. PPA agreed and anticipate Feb 2022 committee meeting