

# South Hams District Council

## Undetermined Major Applications

as at 25 Apr 2024

3623/19/FUL			
<b>Officer:</b>	Steven Stroud	<b>Valid Date:</b> 14 Apr 2020	<b>Expiry Date:</b> 14 Jul 2020
<b>Location:</b>	Land off Godwell Lane, Iybridge		<b>Extension Date:</b> 28 Jun 2024
<b>Proposal:</b>	READVERTISEMENT (Revised plans received) Full planning application for the development of 104 residential dwellings with associated access, parking, landscaping, locally equipped play area and infrastructure		
<b>Officer Comments:</b>	Extension of time in place until end of June; still awaiting drainage information to overcome LLFA objection.		
4158/19/FUL			
<b>Officer:</b>	Patrick Whymer	<b>Valid Date:</b> 17 Jan 2020	<b>Expiry Date:</b> 17 Apr 2020
<b>Location:</b>	Development Site At Sx 734 439, Land to Northwest of junction between Ropewalk and Kingsway Park, Ropewalk, Kingsbridge, Devon		<b>Extension Date:</b> 06 Feb 2021
<b>Proposal:</b>	READVERTISEMENT (Revised Plans Received) Residential development comprising of 15 modular built dwellings with associated access, carparking and landscaping		
<b>Officer Comments:</b>	Applicant is reviewing the proposal		
4181/19/OPA			
<b>Officer:</b>	Ian Lloyd	<b>Valid Date:</b> 09 Jan 2020	<b>Expiry Date:</b> 30 Apr 2020
<b>Location:</b>	Land off Towerfield Drive, Woolwell, Part of the Land at Woolwell, JLP Allocation (Policy PLY44)		<b>Extension Date:</b> 30 Jun 2024
<b>Proposal:</b>	READVERTISEMENT (revised plans & description of development) Outline application for up to 360 dwellings, associated landscaping and site infrastructure. All matters reserved except for new access points from Towerfield Drive and Pick Pie Drive.		
<b>Officer Comments:</b>	Along with 4185/19/OPA a year-long PPA initially agreed until end of December 2020 was extended to the end of April 2024. Both parties agree more time is still required to resolve matters and a revised extension of time has been agreed until the end of June 2024		
4185/19/OPA			
<b>Officer:</b>	Ian Lloyd	<b>Valid Date:</b> 09 Jan 2020	<b>Expiry Date:</b> 30 Apr 2020
<b>Location:</b>	Land at Woolwell, Part of the Land at Woolwell JLP Allocation (Policy PLY44)		<b>Extension Date:</b> 30 Jun 2024
<b>Proposal:</b>	READVERTISEMENT (revised plans) 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.		
<b>Officer Comments:</b>	Along with 4181/19/OPA a year-long PPA initially agreed until end of December 2020 was extended to the end of April 2024. Both parties agree more time is still required to resolve matters and a revised extension of time has been agreed until the end of June 2024		

0544/21/FUL			
<b>Officer:</b>	Patrick Whymer	<b>Valid Date:</b> 15 Feb 2021	<b>Expiry Date:</b> 17 May 2021
<b>Location:</b>	Land at Stowford Mills, Station Road, Ivybridge, PL21 0AW	<b>Extension Date:</b> 31 Oct 2023	
<b>Proposal:</b>	Construction of 16 dwellings with associated access and landscaping		
<b>Officer Comments:</b>	On hold - if 2733/23/VAR approved, likely 0544/21/FUL will be withdrawn.		
2379/21/FUL			
<b>Officer:</b>	Steven Stroud	<b>Valid Date:</b> 10 Jun 2021	<b>Expiry Date:</b> 09 Sep 2021
<b>Location:</b>	Riverford Wash Barn, Buckfastleigh, TQ11 0JU	<b>Extension Date:</b> 31 Mar 2024	
<b>Proposal:</b>	Formation of car park (Retrospective)(Resubmission of 1760/20/FUL)		
<b>Officer Comments:</b>	Report is being finalised – Cllr Hodgson updated		
2982/21/FUL			
<b>Officer:</b>	Charlotte Howrihane	<b>Valid Date:</b> 13 Oct 2021	<b>Expiry Date:</b> 12 Jan 2022
<b>Location:</b>	Land Opposite Butts Park, Parsonage Road, Newton Ferrers, PL8 1HY	<b>Extension Date:</b> 31 May 2024	
<b>Proposal:</b>	Erection of 20 residential units (17 social rent and 3 open market)with associated car parking and landscaping		
<b>Officer Comments:</b>	Delegated authority to approve, awaiting S106 which is with Legal		
3053/21/ARM			
<b>Officer:</b>	David Stewart	<b>Valid Date:</b> 05 Aug 2021	<b>Expiry Date:</b> 04 Nov 2021
<b>Location:</b>	Noss Marina, Bridge Road, Kingswear, TQ6 0EA	<b>Extension Date:</b> 24 Mar 2022	
<b>Proposal:</b>	READVERTISEMENT (amended plans & documents) 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 34 new homes (Use Class C3), provision of 51 carparking 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)		
<b>Officer Comments:</b>	Revised drawings have been received and are currently being advertised. The changes to the scheme reduce the number of units on this phase and amend the design. The changes are based on a scheme that has been the subject of discussions with the applicant and it is anticipated that the application will be determined by the end May 2024		
4021/21/VAR			
<b>Officer:</b>	Steven Stroud	<b>Valid Date:</b> 24 Nov 2021	<b>Expiry Date:</b> 23 Feb 2022
<b>Location:</b>	Development site at SX 809597, Steamer Quay Road, Totnes	<b>Extension Date:</b> 15 Mar 2024	
<b>Proposal:</b>	READVERTISEMENT (revised plans) Application for variation of condition 2 (approved drawings) of planning consent 4165/17/FUL		
<b>Officer Comments:</b>	Deferred at Committee for site inspection.		
4175/21/VAR			
<b>Officer:</b>	Tom French	<b>Valid Date:</b> 08 Nov 2021	<b>Expiry Date:</b> 28 Feb 2022
<b>Location:</b>	Sherford Housing Development Site, East Sherford Cross To Wollaton Cross Zc4, Brixton, Devon	<b>Extension Date:</b> 17 Feb 2023	
<b>Proposal:</b>	READVERTISEMENT (Additional EIA Information Received) Application to amend conditions 48 & 50 of 0825/18/VAR, to vary conditions relating to employment floorspace in respect of the Sherford New Community.		

<b>Officer Comments:</b>			
<b>4317/21/OPA</b>			
<b>Officer:</b>	Steven Stroud	<b>Valid Date:</b> 05 Jan 2022	<b>Expiry Date:</b> 06 Apr 2022
<b>Location:</b>	Land at SX 5515 5220 adjacent to Venn Farm, Daisy Park, Brixton	<b>Extension Date:</b> 31 Mar 2024	
<b>Proposal:</b>	READVERTISEMENT (amended plans) Outline application with all matters reserved for residential development of up to 17 dwellings (including affordable housing)		
<b>Officer Comments:</b>	Latest consultation has resulted in further LLFA queries which are currently being addressed. Cllr Nix updated.		
<b>1522/22/FUL</b>			
<b>Officer:</b>	Steven Stroud	<b>Valid Date:</b> 09 May 2022	<b>Expiry Date:</b> 04 Jul 2022
<b>Location:</b>	Proposed Development Site East, Dartington Lane, Dartington, TQ9 5LB	<b>Extension Date:</b> 31 Jan 2023	
<b>Proposal:</b>	READVERTISEMENT (revised plans & documents) Construction of 6No. two-storey residential dwellings with associated landscaping		
<b>Officer Comments:</b>	Still working through issues.		
<b>1523/22/FUL</b>			
<b>Officer:</b>	Steven Stroud	<b>Valid Date:</b> 20 Jun 2022	<b>Expiry Date:</b> 19 Sep 2022
<b>Location:</b>	Proposed Development Site West, Dartington Lane, Dartington	<b>Extension Date:</b> 31 Jan 2023	
<b>Proposal:</b>	READVERTISEMENT (revised plans & documents) Construction of 39No.two-storey dwellings with associated landscaping		
<b>Officer Comments:</b>	Still working through issues.		
<b>1629/22/ARM</b>			
<b>Officer:</b>	Steven Stroud	<b>Valid Date:</b> 20 Jun 2022	<b>Expiry Date:</b> 19 Sep 2022
<b>Location:</b>	Dennings, Wallingford Road, Kingsbridge, TQ7 1NF	<b>Extension Date:</b> 30 Jun 2023	
<b>Proposal:</b>	READVERTISEMENT (revised plans & supporting information) Application for approval of reserved matters following outline approval 2574/16/OPA (Outline application with all matters reserved for 14 new dwellings) relating to access, appearance, landscaping, layout and scale and discharge of outline planning conditions		
<b>Officer Comments:</b>	Under consideration.		
<b>2412/22/OPA</b>			
<b>Officer:</b>	Clare Stewart	<b>Valid Date:</b> 25 Jul 2022	<b>Expiry Date:</b> 24 Oct 2022
<b>Location:</b>	Land South of Dartmouth Road at SX 771 485, East Allington	<b>Extension Date:</b> 31 Oct 2023	
<b>Proposal:</b>	READVERTISEMENT (amended description & documents) Outline application with some matters reserved for residential development & associated access		
<b>Officer Comments:</b>	Approved by Committee on 18/10/23 subject to S106 completion, which is in progress		
<b>1860/23/FUL</b>			
<b>Officer:</b>	Ian Cousins	<b>Valid Date:</b> 22 Apr 2024	<b>Expiry Date:</b> 22 Jul 2024
<b>Location:</b>	Dartington Cattle Breeding Trust, East Yarnar, Dartington, TQ9 6DX		
<b>Proposal:</b>	Provision of Light Industrial/Workshop/Business Units & use of existing building for storage, plant room and bins/recycling/bike storage together with landscaping & car parking		
<b>Officer Comments:</b>	Not a Major application. PS2 code was wrong. Now corrected.		

**1887/23/ARM**

<b>Officer:</b>	Tom French	<b>Valid Date:</b> 01 Jun 2023	<b>Expiry Date:</b> 31 Aug 2023
<b>Location:</b>	Sherford Housing Development Site, Land South & South West of A38 Deep Lane junction & East of Haye Road, Plymouth		<b>Extension Date:</b> 31 May 2024
<b>Proposal:</b>	Application for approval of reserved matters following outline approval 0825/18/VAR (Variation of conditions 3 (approved drawings), 6, 7, 8, 10, 11, 12, 13, 14, 18, 19, 20, 21, 26, 28, 35, 36, 45, 46, 52, 53, 54, 57, 66, 67, 68, 69, 70, 71, 99, 100, 101, 102, 104, 106, 107 and 110 and Informatives of outline planning permission ref.1593/17/VAR to accommodate proposed changes of the Masterplan in respect of the 'Sherford New Community') for 284 residential dwellings, on parcels L1-L12, including affordable housing and associated parking along with all necessary infrastructure including, highways, drainage, landscaping, sub stations, as part of Phase 3B of		
<b>Officer Comments:</b>	Still working through issues. EoT until end March.		

**1888/23/ARM**

<b>Officer:</b>	Tom French	<b>Valid Date:</b> 01 Jun 2023	<b>Expiry Date:</b> 31 Aug 2023
<b>Location:</b>	Sherford New Community, Land south west of A38, Deep Lane and east of Haye Road, Elburton, Plymouth, PL9 8DD		<b>Extension Date:</b> 28 Apr 2024
<b>Proposal:</b>	Application for approval of reserved matters for 269 no. dwellings on parcels B1-11, including affordable housing and associated parking along with all necessary parcel infrastructure including drainage and landscaping, as part of Phase 3B of the Sherford new Community, pursuant to approval 0825/18/VAR (which was an EIA development and an Environmental Statement was submitted)		
<b>Officer Comments:</b>	Still working through issues. Further EoT to end of March sought.		

**2058/23/ARM**

<b>Officer:</b>	Tom French	<b>Valid Date:</b> 09 Jun 2023	<b>Expiry Date:</b> 08 Sep 2023
<b>Location:</b>	Sherford New Community, Phase 3 A/B Land south of Main Street, Plymouth, PL8 2DP		<b>Extension Date:</b> 03 May 2024
<b>Proposal:</b>	READVERTISEMENT (amended plans) Application for approval of reserved matters application for strategic infrastructure including strategic drainage, highways, landscaping and open space, and amendment to phasing plan as part of Phase 3 A/B of the Sherford New Community pursuant to Outline approvals ref: 0825/18/VAR (the principle permission that was amended by this consent was EIA development and was accompanied by an Environmental Statement)		
<b>Officer Comments:</b>	Still working through issues. Further EoT to end of March sought.		

**2505/23/VAR**

<b>Officer:</b>	Peter Whitehead	<b>Valid Date:</b> 02 Aug 2023	<b>Expiry Date:</b> 01 Nov 2023
<b>Location:</b>	Deer Park Inn, Dartmouth Road, Stoke Fleming, TQ6 0RF		<b>Extension Date:</b> 29 Feb 2024
<b>Proposal:</b>	Application for variation of Condition 2 (approved plans) of planning consent 0679/18/FUL		
<b>Officer Comments:</b>	Member delegated approval. Currently awaiting completion of Deed of Variation of existing s106 Agreement (so current application ties back to original s106 and secures the contributions set out therein), following which conditional permission will be granted		

**2733/23/VAR**

<b>Officer:</b>	Lucy Hall	<b>Valid Date:</b> 09 Aug 2023	<b>Expiry Date:</b> 08 Nov 2023
<b>Location:</b>	Stowford Mill, Harford Road, Ivybridge, PL21 0AA		<b>Extension Date:</b> 30 Nov 2023
<b>Proposal:</b>	Application for variation of condition 3 (approved drawings) of planning consent 27/1336/15/F (part retrospective)		
<b>Officer Comments:</b>	All technical matters resolved. Officer to seek delegation from ward members. Agent preparing Deed of Variation.		

**2929/23/FUL**

<b>Officer:</b>	Peter Whitehead	<b>Valid Date:</b> 25 Oct 2023	<b>Expiry Date:</b> 14 Feb 2024
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<b>Location:</b>	Land at Littlehempston Water Treatment Works, Hampstead Farm Lane, Littlehempston	<b>Extension Date:</b> 14 Apr 2024
<b>Proposal:</b>	Installation of photovoltaic solar arrays together with transformer stations, site accesses, internal access tracks, security measures, access gates, other ancillary infrastructure and landscaping and biodiversity enhancements	
<b>Officer Comments:</b>	Application under consideration.	
<b>3203/23/FUL</b>		
<b>Officer:</b>	Charlotte Howrihane	<b>Valid Date:</b> 16 Oct 2023
<b>Location:</b>	Land at SX 808 599, Totnes	<b>Expiry Date:</b> 15 Jan 2024
<b>Proposal:</b>	Demolition of 36 two/three bed flats to be replaced with 35 new homes, consisting of one, two & three bed accommodation for social rent, as well as landscaping, car parking & associated works	
<b>Officer Comments:</b>	Delegated authority to approve, awaiting S106 which is with Legal	
<b>3251/23/VAR</b>		
<b>Officer:</b>	Peter Whitehead	<b>Valid Date:</b> 27 Sep 2023
<b>Location:</b>	Development Site At Sx 580 576, Seaton Orchard, Sparkwell	<b>Expiry Date:</b> 27 Dec 2023
<b>Proposal:</b>	Application for variation of condition 20 (windows) of planning consent 3445/18/FUL	
<b>Officer Comments:</b>	Currently awaiting completion of Deed of Variation to original s106 Agreement (so current application ties back to original s106 and secures the contributions set out therein), following which planning permission will be issued.	
<b>3358/23/FUL</b>		
<b>Officer:</b>	Liz Payne	<b>Valid Date:</b> 22 Nov 2023
<b>Location:</b>	Ash Tree Farm, Ash, TQ6 0LR	<b>Expiry Date:</b> 21 Feb 2024
<b>Proposal:</b>	Change of use of 1.4 hectares of land to animal rescue centre	
<b>Officer Comments:</b>	Application under consideration	
<b>3861/23/FUL</b>		
<b>Officer:</b>	Charlotte Howrihane	<b>Valid Date:</b> 21 Nov 2023
<b>Location:</b>	Hendham View, Woodleigh, Kingsbridge, TQ7 4DP	<b>Expiry Date:</b> 20 Feb 2024
<b>Proposal:</b>	READVERTISEMENT (Major application) Retrospective application for agricultural access tracks	
<b>Officer Comments:</b>	Waiting for comments from ecology. No other officer concerns but objection received	
<b>3995/23/FUL</b>		
<b>Officer:</b>	Lucy Hall	<b>Valid Date:</b> 02 Jan 2024
<b>Location:</b>	Baltic Wharf Boatyard St Peters Quay Totnes TQ9 5EW	<b>Expiry Date:</b> 02 Apr 2024
<b>Proposal:</b>	Full planning application for the phased delivery of a mixed-use development comprising marine workshops (Use Class B2) and boat storage, offices (Use Class E), care home (Use Class C2), houses and apartments (Use Class C3), mixed commercial uses (Use Class E) and associated infrastructure.	
<b>Officer Comments:</b>	Application under consideration.	
<b>4263/23/VAR</b>		
<b>Officer:</b>	Clare Stewart	<b>Valid Date:</b> 21 Dec 2023
<b>Location:</b>	Field To Rear Of 15 Green Park Way Port Lane Chillington	<b>Expiry Date:</b> 21 Mar 2024

<b>Proposal:</b>	Variation of conditions 1 (approved drawings), 5 (materials), 6 (boundary treatments and retaining walls/structures)), 7 (external levels) and 9 (planting proposals) following grant of planning permission ref. 0742/23/VAR		
<b>Officer Comments:</b>	Application under consideration. Awaiting revised landscape details.		
<b>0103/24/FUL</b>			
<b>Officer:</b>	Tom French	<b>Valid Date:</b> 11 Jan 2024	<b>Expiry Date:</b> 11 Apr 2024
<b>Location:</b>	Langage Energy Park Kingsway Plympton PL7 5AW		
<b>Proposal:</b>	Proposed construction of a 9.25km hydrogen pipeline running from consented Langage Green Hydrogen Project to the Sibelco and Imerys sites		
<b>Officer Comments:</b>	Currently in consultation period		
<b>0278/24/ARM</b>			
<b>Officer:</b>	Bryn Kitching	<b>Valid Date:</b> 24 Jan 2024	<b>Expiry Date:</b> 24 Apr 2024
<b>Location:</b>	Land at SX 855 508 Violet Drive Dartmouth		<b>Extension Date:</b> 22 Jun 2024
<b>Proposal:</b>	Application for approval of reserved matters (layout, appearance, scale and landscaping) following outline approval 0479/21/VAR for Erection of a 3-storey, 105-bedroom hotel with ancillary restaurant and all associated works		
<b>Officer Comments:</b>	Amendments received which require full reconsultation to take place and an expected Development Management Committee date of 20 <sup>th</sup> June 2024		
<b>0292/24/VAR</b>			
<b>Officer:</b>	Charlotte Howrihane	<b>Valid Date:</b> 24 Jan 2024	<b>Expiry Date:</b> 24 Apr 2024
<b>Location:</b>	Development Site At Sx 783 624, Broom Park, Dartington		<b>Extension Date:</b> 26 Apr 2024
<b>Proposal:</b>	Application for variation of condition 1 (approved drawings) of planning consent 4442/21/ARM		
<b>Officer Comments:</b>	To be refused, waiting for Member delegation		

