



Friday, 8 June 2012

DEVELOPMENT MANAGEMENT COMMITTEE

A meeting of **Development Management Committee** will be held on

Monday, 18 June 2012

commencing at **2.00 pm**

The meeting will be held in the Ballroom, Oldway Mansion, Torquay Road,
Paignton, TQ3 2TE

Members of the Committee

Councillor McPhail (Chairwoman)

Councillor Morey (Vice-Chair)

Councillor Addis

Councillor Baldrey

Councillor Barnby

Councillor Brooksbank

Councillor Hill

Councillor Kingscote

Councillor Pentney

Working for a healthy, prosperous and happy Bay

For information relating to this meeting or to request a copy in another format or language please contact:

**Anne Mulholland, Town Hall, Castle Circus, Torquay, TQ1 3DR
01803 207087**

Email: governance.support@torbay.gov.uk



DEVELOPMENT MANAGEMENT COMMITTEE AGENDA

1. **Apologies for absence**

To receive apologies for absence, including notifications of any changes to the membership of the Committee.

2. **Minutes**

To confirm as a correct record the Minutes of the meeting of this Committee held on 21 May 2012.

(Pages 1 - 4)

3. **Declarations of Interests**

(a) To receive declarations of personal interests in respect of items on this agenda

For reference: Having declared their personal interest members and officers may remain in the meeting and speak (and, in the case of Members, vote on the matter in question). If the Member's interest only arises because they have been appointed to an outside body by the Council (or if the interest is as a member of another public body) then the interest need only be declared if the Member wishes to speak and/or vote on the matter. A completed disclosure of interests form should be returned to the Clerk before the conclusion of the meeting.

(b) To receive declarations of personal prejudicial interests in respect of items on this agenda

For reference: A Member with a personal interest also has a prejudicial interest in that matter if a member of the public (with knowledge of the relevant facts) would reasonably regard the interest as so significant that it is likely to influence their judgement of the public interest. Where a Member has a personal prejudicial interest he/she must leave the meeting during consideration of the item. However, the Member may remain in the meeting to make representations, answer questions or give evidence if the public have a right to do so, but having done so the Member must then immediately leave the meeting, may not vote and must not improperly seek to influence the outcome of the matter. A completed disclosure of interests form should be returned to the Clerk before the conclusion of the meeting.

(Please Note: If Members and Officers wish to seek advice on any potential interests they may have, they should contact Democratic Services or Legal Services prior to the meeting.)

4. **Urgent Items**

To consider any other items that the Chairman decides are urgent.

5. **P/2012/0280/MPA - Edginswell Business Park, Orchard Way, Torquay**

Application for full planning permission for a Tesco store (4451 sq mts / 47,910 sq ft) total sales area), of which 2795 sq mts convenience goods space and 1160 sq mts comparison goods space, including a customer café; 977 sq mts (10,516 sq ft) office development (2 no. buildings); associated infrastructure (including

(Pages 5 - 30)

new roundabout on Orchard Way and widening of Newton Road between Orchard Way and Riviera Way); new access; 442 parking spaces (of which 371 for Tesco); and landscaping. Outline application for development of a B1 office building (2090 sq mts) with associated parking and access (all matters reserved except layout and means of access) (Departure from Local Plan) Extinguishment of a public right of way Re advertisement.

6. **P/2011/0991/PA - 27 - 29 Walnut Road, Torquay** (Pages 31 - 45)
Change of use to create a single unit to provide sheltered housing accommodation with warden services for vulnerable adults (Re advertisement).
7. **P/2012/0272/OA - 15 Newton Road, Torquay** (Pages 46 - 51)
Formation of 4 flats in site curtilage (In Outline).
8. **P/2012/0344/PA - 91 Avenue Road, Torquay** (Pages 52 - 54)
Proposed change of use application from existing Guest House to Residential Accommodation.
9. **P/2012/0455/PA - 25 Ilsham Road, Torquay** (Pages 55 - 58)
Change of use from Co-op store to luxury high end beauty salon/spa offering a range of treatments to include manicure, pedicure, chiropody, facials, theraputic massage, waxing etc.
10. **P/2012/0500/R3 - Land To The North East Of A3022, Brixham Road And West Of Elberry Lane, Churston** (Pages 59 - 62)
Change of use to temporary park & ride facility for 230 vehicles, with temporary buildings to run until 31st October 2014.
11. **P/2012/0233/R3 - 145 - 149, Winner Street, Paignton** (Pages 63 - 73)
Construction of 3 new 2 storey flats with 2 bedrooms and 3 new self contained commercial units.
12. **P/2012/0327/PA - Lewton Lodge, Adelphi Lane, Paignton** (Pages 74 - 78)
Change of use from 2 Holiday apartments to 2 Residential apartments.
13. **P/2012/0392/MPA - Land at Junction of Long Road and Waddeton Road, Paignton** (Pages 79 - 86)
Erection of education facility to provide a centre of excellence for carbon reduction, renewable energy and sustainable construction, including a demonstration residential building, parking, landscaping and access (Use Class D1). Closure of vehicular access.
14. **P/2012/0461/PA - Barton Pines Holiday Park, Blagdon Road/West Lane, Paignton** (Pages 87 - 89)
Variation of S106 on applications P/2008/1217 and P/2009/0479/PA.

15. Public speaking

If you wish to speak on any applications shown on this agenda, please contact Governance Support on 207087 or email governance.support@torbay.gov.uk before 11 am on the day of the meeting.

16. Site visits

If Members consider that site visits are required on any of the applications they are requested to let the Democratic Services Section know by 5.00 p.m. on Wednesday, 13 June 2012. Site visits will then take place prior to the meeting of the Committee at a time to be notified.