

Minutes of the Planning Committee

8 December 2025

-: Present :-

Councillor Brook (Chair)

Councillors Billings, Mandy Darling, Fox (Vice-Chair), Pentney, Strang and Tolchard

(Also in attendance: Councillor Tyerman)

17. Minutes

The minutes of the meeting of the Committee held on 10 November 2025 were confirmed as a correct record and signed by the Chair.

18. Disclosure of Interests

No declarations of interest were made.

19. The Crossways Shopping Centre, Hyde Road, Paignton (P/2025/0490)

The Committee considered an application for the redevelopment of site for residential extra care dwellings including Day Centre (Use Class E(f)), comprising a building of up to six storeys with communal facilities and cafe, associated parking, infrastructure and landscaping.

Prior to the meeting, Members of the Planning Committee undertook a site visit and written representations were available on the Council's website.

At the meeting the Planning Officer advised, that since the report had been published an additional letter of objection had been received, the objection did not raise any issues that hadn't already been addressed in the submitted report. One neutral comment was also received, which discussed the use of Swift boxes and suggested that more should be added to the scheme.

The Planning Officer also advised that the draft local plan consultation was currently at the regulation 18 stage and therefore held very minimal weight. The policies in the draft plan were not considered to conflict with the current proposal and added additional support for town centre development and highlighted a greater need for older people's accommodation.

The Chair informed the Committee that he had decided to exercise his discretion and agreed to increase the time for oral representations. In accordance with Standing Order B4.1 Councillor Tyerman addressed the Committee in support of the

application. Bethan Huntley, Phil Jones and Adam Russell also addressed the Committee in support of the application.

Resolved:

Approved, subject to:

1. The planning conditions as set out in the submitted report, with the final drafting of planning conditions delegated to the Divisional Director of Planning, Housing and Climate Emergency and/or the Divisional Director of Place Strategy.
2. Completion of a Section 106 Legal Agreement.
3. The resolution of any new material considerations that may come to light following Planning Committee to be delegated to the Divisional Director of Planning, Housing and Climate Emergency and/or the Divisional Director of Place Strategy, including the addition of any necessary further planning conditions or obligations.

Chair