

Cllr John Thomas  
Torbay Council  
Town Hall  
Torquay  
TQ1 3DS

19 March 2015

Dear Cllr Thomas,

**Overview & Scrutiny Board - 23 March 2015**  
**Torquay Pavilion Regeneration Project & Cary Green**

I refer to Agenda Item 4 to be considered at the above meeting in relation to Cary Green and would like to confirm our full support to the Mayor's decision not impose a restrictive covenant on Cary Green for the following reasons.

1. The use of Cary Green for car parking is fundamental to the success of the Pavilion Regeneration project. The necessary number of car parking spaces cannot be accommodated within the Marina car park site alone and therefore Cary Green is key to making the scheme work. The use of Cary Green for this purpose is supported by the Council's Design Review Panel and English Heritage;

2. The Pavilion project will deliver substantial public benefits to the town including;

i) The full restoration of the Pavilion and its future viable use together with the regeneration of the inner harbour to provide a 5\* hotel, high quality restaurants and new areas of public waterfront;

ii) The creation of 300+ jobs and over £30 million investment within the Town. In addition, the scheme will enhance Torbay's reputation as a first class holiday destination which embraces new investment;

iii) There is no other viable or credible alternative for the restoration of the Pavilion. If a covenant is placed on Cary Green it will mean that the Pavilion will remain closed and the above benefits will be lost.

# NJG

Nicolas James Group

HELLO HOUSE, 135 SOMERFORD ROAD,  
CHRISTCHURCH BH23 3PY  
TEL 01202 489089

---

The Mayor has been unfairly criticised for taking an objective and well-considered decision. The decision to not place a covenant on Cary Green will ensure that the Pavilion has a successful and viable future and a significant number of jobs for the local community will be created.

It is therefore hoped that the Board endorses the Mayor's decision and agrees that this matter is better determined through the planning system when the full benefits of the proposals will be given thorough consideration.

I hope the above is self-explanatory and I look forward to addressing the Board on Monday.

Yours sincerely,

*David Jobbins*

David Jobbins MRTPI  
Director of Planning & Development  
Nicolas James Group & Harbour Hotels Group