



Friday, 9 September 2011

DEVELOPMENT MANAGEMENT COMMITTEE

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

Monday, 19 September 2011

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 Hill

Councillor Kingscote

Councillor Pentney

Councillor Thomas (J)

Our vision is for a cleaner, safer, prosperous Bay

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

Amanda Coote, Town Hall, Castle Circus, Torquay, TQ1 3DR
01803 207012

Email: democratic.services@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 22 August 2011.

(Pages 1 - 6)

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/2011/0868/MPA - Churston Ferrers Grammar School,
Greenway Road, Brixham**

Proposed new 6th form centre.
(Churston with Galmpton Ward)

(Pages 7 - 12)

6. **P/2011/1209/PA - Paignton Green, Esplanade Road, Paignton** (Pages 13 - 16)
Further information in respect of proposed surface water drainage for the formation of children's play park.
(Roundham with Hyde Ward)
7. **P/2011/0070/MPA - 9 Central Avenue, Paignton** (Pages 17 - 28)
Demolition of building and formation of 9 new flats with associated car parking (as revised by plans received 3 May 2011).
(Clifton with Maidenway Road)
8. **P/2011/0563/PA - 81 Kingsway Avenue, Paignton** (Pages 29 - 32)
Resubmission of application P/2011/0051/ to change the use to hot food take away (A5) from retail (A1) with revised opening hours of 12.00 noon to 10.00 p.m. Monday to Saturday.
(Churston with Galmpton Ward)
9. **P/2011/0697/PA - 24 North Rocks Road, Paignton** (Pages 33 - 42)
Extension and conversion of existing double garage into a dwelling and erection of detached garage.
(Churston with Galmpton Ward)
10. **P/2011/0721/MPA - 16-20 Smallcombe Road, Paignton** (Pages 43 - 50)
Demolition of 8 dwellings and their ancillary buildings and erection of 13 dwellings together with associated parking and amenity areas on land at Smallcombe Road, Paignton.
(Blatchcombe Ward)
11. **P/2011/0777/MPA - 25-35 Smallcombe Road, Paignton** (Pages 51 - 56)
Demolition of 12 dwellings, and their ancillary buildings, and formation of 19 dwellings together with associated parking, vehicular/pedestrian access and amenity areas.
(Blatchcombe Ward)
12. **P/2011/0751/R3 - Curledge Street County Primary School** (Pages 57 - 60)
Engineering works to form an access ramp and new school gates.
(Roundham with Hyde Ward)
13. **P/2011/0824/R4 - Land at Kings Ash Primary School, Pimm Road, Paignton** (Pages 61 - 64)
Change of use of school land to community play area, construction of a tree house and play area including a gravelled area, fire pit and a seated area using reclaimed materials from the local community.
(Blatchcombe Ward)
14. **P/2011/0280/RM - Land at Barton New Town, Scott's Bridge, Torquay** (Pages 65 - 68)
Reserved matters application for Phase IV Area 5C Scotts Meadow Torquay – erection of 8 one-bedroom apartments on land adjacent to Bottom Park Lane opposite Explorer Walk in place of approved retail unit.
(Shiphay with the Willows Ward)

15. **P/2011/0507/PA - 3-5 Walnut Road, Torquay** (Pages 69 - 74)
Demolition of two storey office building, conversion of existing car garage into a retail shop and store with external customer parking and the installation of an external ATM unit.
(Cockington with Chelston Ward)
16. **P/2011/0641/R3 - Preston Primary School, Old Paignton Road, Torquay** (Pages 75 - 80)
Formation of new classroom block and reconfiguration of parking.
(Cockington with Chelston Ward)
17. **P/2011/0656/MPA - 104 Teignmouth Road, Torquay** (Pages 81 - 86)
Demolition of 2 warehouse/storage/distribution (B8) and retail (A1) units with car parking and car turning facility.
(Tormohun Ward)
18. **P/2011/0801/AD - 55-57 Babbacombe Road, Torquay** (Pages 87 - 90)
Illuminated gantry sign; 1 welcome/goodbye sign; 2 no parking signs; and 4 parking restriction signs.
(St Marychurch Ward)
19. **P/2011/0823/PA - St Margaret's CP School, Barewell Road, Torquay** (Pages 91 - 92)
Formation of a 3.5m high 20m long galvanised chain link ball fence on galvanised steel posts to match existing ball fence.
(St Marychurch Ward)
20. **P/2011/0856/MPA - Former General Accident Fire and Life Assurance Plc, General Buildings, Greenway Road, St Marychurch, Torquay** (Pages 93 - 100)
Demolition of building and erection of 7 retail units (for purpose within use classes A1, A2, A3, A4 and/or A5) and 4 residential dwellings with associated highways works, car parking and landscaping.
(St Marychurch Ward)
21. **Appeal Decisions** (Pages 101 - 102)
To note the outcomes of recent planning appeal decisions.
22. **Public speaking**
If you wish to speak on any applications shown on this agenda, please contact Democratic Services on 207087 or email democratic.services@torbay.gov.uk before 11 am on the day of the meeting.
23. **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, 14 September 2011. Site visits will then take place prior to the meeting of the Committee at a time to be notified.