East Gloucestershire Club

24/01435/FUL

New fabric canopy over existing 3no. padel courts, construction of 4no. new outdoor padel courts inclusive of floodlighting in place of 1no. grass tennis court, and associated circulation space.

Recommendation: Permit subject to conditions

Site location plan

Google earth image

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Google 3D image

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Google 3D images

Existing padel courts

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Photos taken from neighbouring Croquet Club

Existing padel courts

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Existing and proposed site/roof plan

Existing

Proposed

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Proposed canopy elevations

1 Elevation North - Option 1

2 Elevation East - Option 1

3 Elevation South - Option 1

4 Elevation West - Option 1

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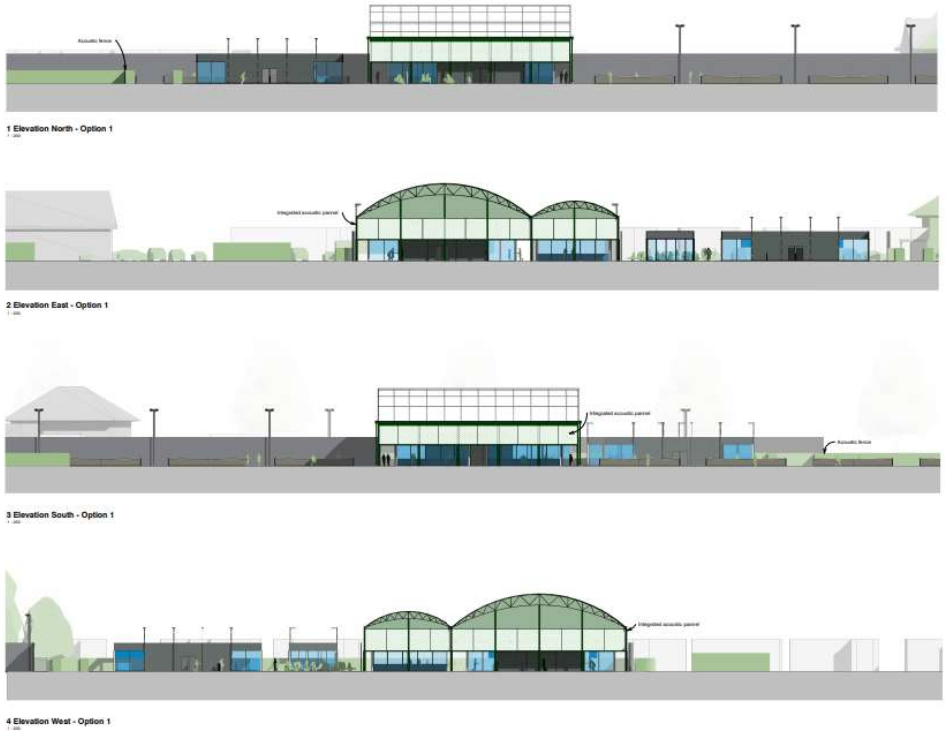
Comparative canopy elevations



As originally submitted

As revised

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Proposed 3D views

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Proposed eye level views

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Precedent images

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Key planning matters

- Design and impact on the historic environment (including climate change)
- Amenity impacts
- Highway impacts
- Biodiversity Net Gain

Summary of officer recommendation

- Applications for planning permission must be determined in accordance with the development plan, unless material considerations indicate otherwise.
- In the case, the policies that are 'most important' in determining the application are up-to-date and, for the reasons set out within the officer report, officers are satisfied that the proposals are in accordance with the development plan; there are no clear reasons for refusing the application. In such circumstances, in accordance with NPPF paragraph 11c), the development should be approved without delay.
- All of the key planning matters have been appropriately considered, and all responses received from specialist consultees have been taken into account in the officer recommendation to grant planning permission subject to conditions.
- Whilst the level of objection to the proposals has been duly noted, officers are satisfied that, on balance, the application is one that should be supported.
- The suggested conditions are:
    - time limit (3 years);
    - approved plans;
    - electric vehicle charging points; and
    - the mandatory pre-commencement Biodiversity Gain Plan condition.

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