

Development Control Committee A

26 April 2023

Report of the Director: Economy of Place

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Planning Applications

Item	Ward	Officer Recommendation	Application No/Address/Description
1	Clifton	1. Grant subject to Legal Agreement & 2 Grant	<p>1. 22/02737/F - Bristol Zoo Gardens Guthrie Road Bristol BS8 3HA Redevelopment of site to include 196 residential units (Class C3), the provision of community floorspace (Class E, F1 and F2), and open space with associated landscaping, play space, parking, accesses (pedestrian, cycle and vehicular), infrastructure, works to listed buildings, and selective demolition of buildings. (Major)</p> <p>2. 22/02889/LA - Bristol Zoo Gardens Guthrie Road Bristol BS8 3HA Works to listed buildings to facilitate the redevelopment of the site to include 196 residential units (Class C3), community floorspace (Class E, F1 and F2), and open space with associated landscaping, play space, parking, accesses (pedestrian, cycle and vehicular), and infrastructure. Works to listed building including: access-works to the Guthrie Road entrance gates; the conversion of the Entrance Lodge to facilitate community floorspace, the residential conversion of the Giraffe House, and various restoration and refurbishment works to the Aquarium (former Bear Pit), Monkey Temple, and Birds of Prey Aviary to secure their future as part of accessible landscaped gardens.</p>
2	Frome Vale	Grant subject to Legal Agreement	<p>22/03476/F - The Vassall Centre Gill Avenue Bristol BS16 2QQ Demolition of existing buildings and redevelopment of Vassall Centre site to provide housing for older people with associated lounge and communal facilities (Class C2), specialist supported housing for people with learning disabilities (Class C2), re-provision of office space referred to as The Hub (Class E(g)(i)), meeting places for the principal use of the local community (Class F2(b)), a nursery, crèche or day centre (Class E(f)) or non-residential training, employability and education centre (Class F1(a)), a cafe (Class E(b)), landscaping and associated car parking.</p>