

# Major Development Schemes in Sheffield

**1st October 2018**

Produced by:

Forward and Area Planning  
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**Includes all schemes with a gross floorspace of 1,000 square metres or more (all floorspace figures quoted are gross figures) which are proposed, under construction or recently completed (normally within the previous 3 months). 1,000 sq.m. corresponds to the definition of major development in the National Planning Policy Framework. This report is an extract of current schemes from a database containing details of over 1,200 projects which have been monitored since 1987. The reference numbers used relate to the records in that database.**

Schemes are ordered alphabetically by category (Business/Industry; Education; Environmental, etc.) and then by status (Approved; Completed; Expired, etc.).

Housing developments (including student accommodation schemes) are not included in this document. Details of housing developments are available in the Strategic Housing Land Availability Assessment

Contact details of developers (where available) can be obtained from the Council's online planning applications system - see <https://planningapps.sheffield.gov.uk/online-applications/>

**No responsibility is accepted for any inaccuracies contained in this report, but the City Council welcomes any updated information on the schemes included - see contact details above.**

## Business &amp; Industry Schemes

## Schemes Approved (Full Planning Permission):

## 22 Vantage Park / Riverside, Sheffield Road / Lock Lane, Tinsley - Phase 3

4 buildings (15 units) of 1,950 sq.m., 1,675 sq.m., 3,310 sq.m. and 3,290 sq.m. for B1/B2/B8 use. It has received £1.9m from the European Regional Development Fund (ERDF).

Gross Floorspace: 10225 sq metres No. of jobs: not known Value: £ 6.3 million  
159 car parking spaces

Main Planning Application Number: 15/01662/REM

Developer: E V Waddington Ltd

website:

## 70 Former Smithywood Colliery, Cowley Hill / Nether Lane

B1, B2 and B8 development. Various ployts have been developed under more recent planning permissions and are listed separately. This is the remainder of the site.

Gross Floorspace: 43500 sq metres No. of jobs: 2350 Value: £ 40 million

Main Planning Application Number: 05/04454/OUT

Developer: Smithywood Business Parks Limited

website: <http://smithywood.co.uk/>

## 757 Land At The Junction Of Limestone Cottage Lane And Beeley Wood Lane, Limestone Cottage Lane

Erection of a general industrial (use class B2), business (use class B1) and storage/distribution (use class B8) building including steel press shop.

Gross Floorspace: 7392 sq metres No. of jobs: 35 Value: £ 14 million  
To start: 2018 Expected Completion: 2019 36 car parking spaces

Main Planning Application Number: 16/04046/FUL

Developer: Abbey Forged Products

website:

## 769 Newhall Road / Attercliffe Road / Vicarage Road

Erection of a retail warehouse and training facility (Use Classes B8 & D1) to be used as a hairdressing distribution and training centre including a 100-seat auditorium for hairdressing shows.

Gross Floorspace: 1120 sq metres No. of jobs: 6 Value: £ 1.2 million

Main Planning Application Number: 16/04581/FUL

Developer: Alan Howard (Stockport) Ltd

website:

## 870 Land Between 9 Woodbourn Hill And KG Textiles Ripon Street

Furniture storage warehouse (Use Class B8) with ancillary staff facilities.

Gross Floorspace: 1821 sq metres No. of jobs: 10 Value: £ 2 million  
16 car parking spaces

Main Planning Application Number: 17/04343/FUL

Developer: Mr Christian Hawley

website:

## Business &amp; Industry Schemes

## Schemes Approved (Full Planning Permission):

## 939 Land North of 18 Churchill Way

Erection of 8 light industrial business units (Use class B1c) in 1 x two-storey block and 2 x single-storey blocks.

Gross Floorspace: 3075 sq metres No. of jobs: not known Value: not known  
51 car parking spaces

Main Planning Application Number: 17/00104/FUL

Developer: Mr Leon Grayson

website:

## 949 Castlegate ('The Square') Phase 3 - Remaining Offices (Nos. 2, 3 and 5).

Office development. The developers, Carillion, went into receivership in January 2018.

Gross Floorspace: 14200 sq metres No. of jobs: 1000 Value: £ 34 million

To start: Summer 2018

Main Planning Application Number: 07/03415/REM

Developer: Carillion Developments

website:

## 965 Saxon House, Broadfield Road

Demolition of existing building and erection of 4 new retail units (Use Class A1/A2, 260 sq.m. and office space (Use Class B1, 965 sq.m.).

Gross Floorspace: 1230 sq metres No. of jobs: 51 Value: not known  
30 car parking spaces

Main Planning Application Number: 15/02597/FUL

Developer: Mr R Khan

website:

## 1124 Outokumpu Site, Shepcote Lane

New logistics / distribution park. Phase 1 (full application) is for the erection of 2 units - 16,615 square metres of B1c/B2/B8 floorspace (4,174 and 12,441 sq.m. each). Phase 2 (Outline application) is for up to 61,230 square metres of B1c/B2/B8 floorspace. Amazon are reported to be considering moving to the site.

Gross Floorspace: 77845 sq metres No. of jobs: 2000 Value: £ 50 million  
786 car parking spaces

Main Planning Application Number: 17/03999/FUL

Developer: Peel Logistics Property

website:

## 1127 Hartwell Site, Savile Street / Spital Hill / Carlisle Street

Offices as part of the Tesco Extra development (no. 626).

Gross Floorspace: 5330 sq metres No. of jobs: 800 Value: £ 5 million  
739 car parking spaces

Main Planning Application Number: 09/00523/FUL

Developer: Oakhill Group Limited

website:

**Business & Industry Schemes****Schemes Approved (Full Planning Permission):****1140 Former Co-Op, Castle House, Angel Street**

Use of building as a digital business incubation hub including associated exhibition/workshop space and 1,500 sq.m. food hall/bar area (use classes B1 - business, A3 - restaurants and cafes, A4 - drinking establishments and D2 - assembly and leisure). Peddler, Tamper Coffee, Depot Bakery, Barclays, the National Video Game Arcade and British Games Institute are all expected to be occupiers. It will be operated by Kollider Projects.

Gross Floorspace: **10000 sq metres** No. of jobs: **1100** Value: **£ 3 million**  
Expected Completion: **2019**

Main Planning Application Number: 18/01918/FUL

Developer: **Northpoint Developments Ltd.**

website:

**1143 Tinsley Bridge (Holdings) Ltd, Shepcote Lane**

Demolition of existing buildings and the phased redevelopment of the site. Phase 1, a new workshop building (Unit A - 5,843 sq.m) is completed (see scheme no. 1196). Phase 2 is the demolition of remaining buildings and erection of new workshop building (Unit B - 5,738 sq.m). Phase 3 is 4 new buildings for class B1 (Business), B2 (General Industry) and/or B8 (Storage or Distribution, 9,100 sq.m). Phase 4 is 3 x 3 storey office buildings (3,900 sq.m). Partly funded by the European Regional Growth Fund (£750,000).

Gross Floorspace: **19700 sq metres** No. of jobs: **100** Value: **£ 5 million**  
172 car parking spaces

Main Planning Application Number: 12/00577/FUL

Developer: **Tinsley Bridge (Holdings) Ltd**

website:

**1197 Pennine Foods Ltd, Drake House Crescent**

Extensions to existing factory.

Gross Floorspace: **2985 sq metres** No. of jobs: **not known** Value: **£ 2 million**  
55 car parking spaces

Main Planning Application Number: 15/01645/FUL

Developer: **2 Sisters Food Group**

website:

**1198 W A Tyzack & Co Ltd, Green Lane Works, Green Lane, Shalesmoor**

Alterations and extensions to building 200 sq.m. bar/cafe, 860 sq.m. office accommodation and 6 flats.

Gross Floorspace: **1060 sq metres** No. of jobs: **not known** Value: **not known**  
16 car parking spaces

Main Planning Application Number: 15/01780/FUL

Developer: **Citu (Kelham Island) LLP**

website:

**1203 Ferraris Piston Services Ltd, 5 Parkway Rise**

Extension to existing warehouse to create additional storage.

Gross Floorspace: **1500 sq metres** No. of jobs: **not known** Value: **£ 1 million**  
16 car parking spaces

Main Planning Application Number: 15/03517/FUL

Developer: **Bolling Investments Limited**

website:

## Business & Industry Schemes

### Schemes Approved (Full Planning Permission):

#### 1210 Sheffield Digital Campus Phase 2, Pond Hill / Sheaf Street - Building 2 (Vidrio House)

Eight storey office building, the second part of phase 2. Acero Works (scheme number 1066) was the first.

Gross Floorspace: 6840 sq metres No. of jobs: 650 Value: £ 12 million  
40 car parking spaces

To start: Summer 2018

Main Planning Application Number: 14/03593/FUL

Developer: Scarborough Development Group Ltd

website: <http://www.sheffielddigitalcampus.com/>

#### 1211 Ancon Building Products, 9 President Way

Single-storey extension to existing manufacturing building for B2 and/or B8 use.

Gross Floorspace: 2650 sq metres No. of jobs: 73 Value: not known  
49 car parking spaces

Main Planning Application Number: 16/01107/FUL

Developer: LaSalle Investment Management

website:

#### 1216 Land Between 12 And 17 Europa View, Signet House, 17 Europa View And 3 Europa View

Erection of three-storey office block with ancillary cafe, shop and gymnasium.

Gross Floorspace: 2520 sq metres No. of jobs: not known Value: not known  
275 car parking spaces

Main Planning Application Number: 16/01991/FUL

Developer: SIG Trading PLC

website:

#### 1226 Smithywood Business Park - Land Adjacent No 11, Cowley Way

Erection of warehouse (Use Class B8) with ancillary office, auto shop and service yard.

Gross Floorspace: 4046 sq metres No. of jobs: 80 Value: not known  
86 car parking spaces

Main Planning Application Number: 16/03687/FUL

Developer: Smithy Wood Business Parks Development LLP

website: <http://smithywood.co.uk/>

#### 1231 Oval Industries Ltd, 379 Penistone Road, Owlerton

Demolition of existing building and erection of four industrial units for Use Class B1 (Business), B2 (General Industry) and B8 (Storage or Distribution) use including trade counter.

Gross Floorspace: 2900 sq metres No. of jobs: not known Value: £ 3 million  
1 car parking spaces

Main Planning Application Number: 16/04398/FUL

Developer: Mr Ivor Arthur

website:

**Business & Industry Schemes****Schemes Approved (Full Planning Permission):****1243 Land At Beeley Wood Recycling Village, 2 Beeley Wood Lane, off Claywheels Lane**

Erection of Waste Management Facility comprising Anaerobic Digestion Plant for the processing of biodegradable waste (maximum feedstock of 65,000 tonnes per annum), combined heat and power unit and gas network entry plant.

Gross Floorspace: **11050 sq metres** No. of jobs: **not known** Value: **£ 10 million**

Main Planning Application Number: 17/03725/FUL

Developer: **Beeley Wood Biogas Ltd**

website: <http://www.loxleylandproperty.co.uk/beeleywood.html>

**1247 Land Between The Hardy Pick And Tyzack House, Broadfield Close**

Erection of 4 storey building comprising Class B1a office use.

Gross Floorspace: **1474 sq metres** No. of jobs: **20** Value: **£ 4 million**  
27 car parking spaces

Main Planning Application Number: 17/05066/FUL

Developer: **AG Property (UK) Ltd**

website:

**Schemes Approved (Outline Planning Permission):****852 Sheffield Business Park Phase 2, Europa Link**

Redevelopment of the airport runway for 27,900 sq.m. of offices, 27,300 for other B1 and B2 uses, 25,100 sq.m. of storage / warehousing and industrial use and 3,700 sq.m. of retail use.

Gross Floorspace: **84000 sq metres** No. of jobs: **3000** Value: **£ 60 million**

Main Planning Application Number: 05/04338/OUT

Developer: **Sheffield Airport Properties Ltd & Sheffield City Airport Ltd**

website: <http://www.sheffieldbusinesspark.co.uk/>

**1009 West Bar Square**

Mixed use development of offices, residential, hotel, retail and leisure. The floorspace of the whole development will be up to 140,000 sq.m.. Exact amounts are yet to be finalised, but there will be up to 85,000 sq.m. of offices, up to 525 residential units (50,000 sq.m.), a 4-star hotel of up to 500 bed spaces (20,000 sq.m.), retail and leisure of up to 5,000 sq.m. and car parking of up to 700 spaces (25,000 sq.m.).

Gross Floorspace: **140000 sq metres** No. of jobs: **3660** Value: **£ 175 million**  
Expected Completion: **2025** 700 car parking spaces

Main Planning Application Number: 16/02518/OUT

Developer: **Urbo**

website: <http://www.westbarsquare.com/index.php>

**Business & Industry Schemes****Schemes Approved (Outline Planning Permission):****1050 River Don District, Meadowhall**

Major mixed development of sites around the Meadowhall Shopping Centre for mainly offices and residential accommodation (800 units). Also includes hotels (10,000 sq.m.), commercial office floorspace (A2), food and drink facilities (A3, A4 and A5), community and civic facilities (D1), leisure uses (D2), retail floorspace (A1), and multi-storey car park. The scale of this development is now limited to a maximum 60,000 sq.m. of offices and 2,000 sq.m. of retail use by the Meadowhall Centre Extension (scheme no. 1214) permission, due to the combined impact on highways. British Land have announced that they are pursuing an alternative scheme for industrial, research and complementary office uses.

Gross Floorspace: **62000 sq metres**    No. of jobs: **5724**    Value: **£ 300 million**  
2818 car parking spaces

Main Planning Application Number: 08/02594/OUT

Developer: **The British Land Company PLC**

website:

**1192 Land Between Europa Link And Europa Court, Europa Link**

Advanced Manufacturing and Research Centre Campus (AMRC2) including demolition of hangars, to include up to 66,983 sq.m. B1(b) and B1(c) advanced manufacturing and research floorspace, up to 37,551 sq.m. of C2 residential training and conferencing floorspace and up to 450 sq.m. of D2 indoor and outdoor recreation space. Includes a £30 million National Material Institute, a £20 million 'Fast Make Centre of Excellence' and a £30 million 'Energy 2050' centre. A reserved matters application for a £40 million factory for Boeing was approved in July 2017 and is listed separately (scheme number 1241). The Integrated Civil and Infrastructure Research Centre is completed (scheme number 1234).

Gross Floorspace: **119000 sq metres**    No. of jobs: **1686**    Value: **£ 80 million**  
1439 car parking spaces

Main Planning Application Number: 15/01262/OUT

Developer: **The University Of Sheffield**

website:

**1208 'Victory Park' - Former Gas Site, Upwell Street / Colliery Road - Remaining phases**

Remaining phases of the business park - the earlier phases for 4 buildings for 9,085 sq.m. of office and B2/B8 use and an application for an extension to Unit 2 are completed - these are recorded separately (scheme nos. 819 and 1207).

Gross Floorspace: **7755 sq metres**    No. of jobs: **40**    Value: **£ 6 million**

Main Planning Application Number: 03/01136/OUT

Developer: **Property Alliance Group**

website:

**Schemes Completed:****1234 Land Between Europa Link And Europa Court**

Integrated Civil and Infrastructure Research Centre (iCAIR, 1,178 sq.m.), Royce Translational Centre (RTC, 1,074 sq.m.), Laboratory for Validation and Verification (LVV, 868 sq.m.) and Energy Centre (1,188 sq.m.). Part of the Advanced Manufacturing and Research Centre Campus (AMRC2) - see scheme number 1192.

Gross Floorspace: **4308 sq metres**    No. of jobs: **not known**    Value: **£ 3.5 million**  
Started: **January 2017**    Completed: **July 2018**

Main Planning Application Number: 16/01050/REM

Developer: **The University Of Sheffield**

website:

**Business & Industry Schemes****Schemes Proposed:****816 Former Nelson Mandela Building, Pond Street / Sheaf Street**

37 storey mixed use building for Conference use (300 capacity), hotel (120 room 4 or 5 star), roof garden, restaurants, bars. Part of the Sheffield Hallam University Campus Masterplan.

Gross Floorspace: not known No. of jobs: not known Value: not known

Main Planning Application Number:

Developer: **Sheffield Hallam University**

website: <https://blogs.shu.ac.uk/futurespaces/sheaf-street-tower/>

**1253 4 St. Paul's Place, Pinstone Street / Furnival Gate**

10 storey office, residential and retail block. A planning application is expected in Autumn 2018.

Gross Floorspace: 9850 sq metres No. of jobs: not known Value: £ 35 million  
Expected Completion: Autumn 2020

Main Planning Application Number:

Developer: **CTP**

website: [https://sheffieldpropertyassociation.files.wordpress.com/2018/02/180223-pitchbook-a3-a6\\_aw-web3.pdf](https://sheffieldpropertyassociation.files.wordpress.com/2018/02/180223-pitchbook-a3-a6_aw-web3.pdf)

**Schemes Submitted:****1178 Land Adjacent Therco Ltd, Rother Valley Way**

Erection of manufacturing facility (Use Class B2) with integral offices and showroom. A previous permission expired in August 2017.

Gross Floorspace: 6370 sq metres No. of jobs: 80 Value: not known  
26 car parking spaces  
**\*\* NEW SCHEME \*\***

Main Planning Application Number: 18/02439/FUL

Developer: **Gullwing**

website:

**1264 Land Between 7 And 11, Cowley Way, Smithywood**

Erection of production and warehouse unit with ancillary offices (Use Classes B2 and B8).

Gross Floorspace: 4454 sq metres No. of jobs: 45 Value: not known  
64 car parking spaces  
**\*\* NEW SCHEME \*\***

Main Planning Application Number: 18/03189/FUL

Developer: **Smithywood Business Parks Development**

website: <http://smithywood.co.uk/>

**Schemes Under Construction:**



## Business &amp; Industry Schemes

## Schemes Under Construction:

## 1206 Newhall Road Business Park And Former Attercliffe Steel Works, 58 Newhall Road

Hybrid planning application comprising full planning permission for a new building for B1/B2/B8 purposes (including trade counter use) and alterations and extensions to existing buildings for Use Classes A1/A2/A3/A5/B1/B2/B8 purposes (including trade counter use). Also outline planning permission for the erection of new building with up to 14,000 square metres of flexible floorspace for industrial, warehouse and distribution uses (Use Class B1/B2/B8 including trade counter use).

Gross Floorspace: 20100 sq metres No. of jobs: 75

Value: not known

Started: November 2016

158 car parking spaces

Main Planning Application Number: 16/00038/FUL

Developer: Strawsons Group Developments

website:

## 1219 Site Of 20 Hollis Croft And 31 Hollis Croft

Commercial uses (A2, A3, A4, A5, B1 and D1) as part of a large student accommodation scheme. The total value of the development is £62.5 million.

Gross Floorspace: 2709 sq metres No. of jobs: 25

Value: £ 5 million

Started: February 2018

Expected Completion: Early 2019

Main Planning Application Number: 16/02910/FUL

Developer: Brookfield Student Real Estate

website:

## 1221 Heart of the City 2, Phase 1, Junction Of Pinstone Street, Wellington Street &amp; Charter Square - 'Grosvenor House'

First phase of the major new retail-led redevelopment of the former Sheffield Retail Quarter project (the remainder of the scheme is listed separately as number 742). Includes 20,425 sq.m. of offices for HSBC, 7,026 sq.m. of shops (A1) in approximately 8 units and 720 sq.m. of restaurants and cafes (A3). HSBC have signed a 15-year lease. Located on the site of the former Grosvenor Hotel.

Gross Floorspace: 29644 sq metres No. of jobs: 2700

Value: £ 85 million

Started: April 2017

Expected Completion: January 2019

Main Planning Application Number: 16/03328/RG3

Developer: Sheffield City Council

website: [www.heartofcity2.com](http://www.heartofcity2.com)

## 1241 Land Between Europa Link And Europa Court, Europa Link

Advanced manufacturing, research and development facility (Class B1b and C Uses) for Boeing Commercial Airplanes. Forms part of the Advanced Manufacturing and Research Centre Campus (AMRC2), that is listed separately (scheme number 1192). Boeing have received £5.75 million from the Local Enterprise Partnership's Business Investment Fund.

Gross Floorspace: 6200 sq metres No. of jobs: 50

Value: £ 20 million

Started: September 2017

Expected Completion: Late 2018

75 car parking spaces

Main Planning Application Number: 17/02456/REM

Developer: Boeing Commercial Airplanes (BCA)

website:

## Business & Industry Schemes

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### Summary of Business & Industry Schemes:

Total number of Business & Industry Schemes = 36

Total value of Business & Industry Schemes = £ 962 million

Total Floorspace of Schemes = 728853 square metres

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## Education Schemes

## Schemes Approved (Full Planning Permission):

## 1218 University Of Sheffield Sports Pitches, Goodwin Athletics Centre, Northumberland Road

New 4-storey building for the Faculty of Social Sciences, to include 3 lecture theatres with a capacity of 760 and ancillary facilities such as cafés. Also includes a combined heat and power plant. The building will be used by 9,000 Social Sciences students.

Gross Floorspace: 16545 sq metres No. of jobs: 470 Value: £ 45 million  
 To start: Late 2018 Expected Completion: 2121 12 car parking spaces

Main Planning Application Number: 17/00712/FUL

Developer: University Of Sheffield

website:

## 1240 Ecclesall Infant School, High Storrs Road

Two/single storey extensions and alterations to school to form an additional 15 classrooms (to enable an increase of pupil numbers from 180 to 630), provision of a MUGA (Multi-Unit Games Area), an increase in car parking provision to 57 spaces.

Gross Floorspace: 1950 sq metres No. of jobs: 27 Value: £ 4.9 million  
 Expected Completion: September 2018 37 car parking spaces

Main Planning Application Number: 17/02518/FUL

Developer: Sheffield City Council

website: <http://ecclesall-infants.co.uk/home/school-places-consultation>

## 1250 Proposed Royce Discovery Centre, Orange Street / Portobello Street

Engineering facility (use class D1) including demolition of Portobello wing building and works to retained rear elevation of Portobello Centre. Amounts to a net increase in floorspace of 2,468 sq.m.. The centre will focus on early-stage research on materials discovery and processing. It will work alongside the Royce Translational Centre (RTC) situated at the Advanced Manufacturing Research Centre. Includes a lobby, showcase/exhibition area, workshops and meeting rooms, six laboratories, a laser room and offices. The building will accommodate 181 people.

Gross Floorspace: 3057 sq metres No. of jobs: 76 Value: not known

Main Planning Application Number: 17/05128/FUL

Developer: University Of Sheffield

website:

## 1255 Land Between Clay Street and Newhall Road at Junction with Attercliffe Common

Building for use as a National Centre of Excellence for Food Engineering.

Gross Floorspace: 1920 sq metres No. of jobs: not known Value: not known  
 To start: July 2018 11 car parking spaces

Main Planning Application Number: 18/00809/FUL

Developer: Sheffield Hallam University

website:

## 1259 University Of Sheffield, Northumberland Road / Maxfield Road

Erection of a two-storey modular building (Use Class D1 - Non Residential Institution) with associated access and landscaping for a temporary period of 3 years.

Gross Floorspace: 1142 sq metres No. of jobs: not known Value: not known

Main Planning Application Number: 18/01478/FUL

Developer: University Of Sheffield

website:

## Education Schemes

## Schemes Completed:

1230 **New Bannerdale School, Part Of Former Bannerdale Site Across From 152 To 194 Carter Knowle Road**

Erection of three-storey building to form secondary school and sixth form for 1,200 pupils (900 place secondary, 300 place post 16), including internal and external sports facilities, multi-use games area (MUGA), associated hard and soft landscaping works, fencing, provision of cycle parking and alterations to existing car park. Will be run by Mercia Learning Trust.

Gross Floorspace: 9758 sq metres No. of jobs: 107 Value: £ 25 million  
 Started: Summer 2017 Completed: September 2018

Main Planning Application Number: 16/04750/RG3

Developer: Sheffield City Council

website:

## Schemes Under Construction:

1202 **'Heartspace Atrium', University Of Sheffield, Sir Frederick Mappin Building, Mappin Street**

Erection of a glazed atrium to provide academic and administrative space (laboratories, offices and a café) and creation of new entrance from Portobello Street.

Gross Floorspace: 2971 sq metres No. of jobs: not known Value: £ 10 million  
 Started: Late 2017 Expected Completion: November 2018

Main Planning Application Number: 15/02907/FUL

Developer: University Of Sheffield

website:

1238 **New Woodside School ('Astrea Academy'), Former Pye Bank Infant School, Andover Street, Burngreave**

New school for 1,400 children aged 2 to 19 (52 place nursery, 420 place primary, 750 place secondary, 200 place post 16), that will incorporate the existing Pye Bank School building. Includes outdoor play and multi-use games areas. Will be run by Astrea Academy Trust. The Primary School was completed in September 2018.

Gross Floorspace: 10256 sq metres No. of jobs: 224 Value: £ 25 million  
 Started: October 2017 Expected Completion: March 2019 124 car parking spaces

Main Planning Application Number: 17/00868/RG3

Developer: Sheffield City Council

website:

1242 **AWRC, Site Of Don Valley Stadium, Worksop Road**

Provision of a six storey building for use as an Advanced Wellness Research Centre. Forms part of the Olympic Legacy Park, which is listed separately (scheme number 1177).

Gross Floorspace: 7000 sq metres No. of jobs: 70 Value: £ 14 million  
 Started: April 2018 Expected Completion: Spring 2019

Main Planning Application Number: 15/02142/FUL

Developer: Sheffield Hallam University

website:

## Education Schemes

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### **Summary of Education Schemes:**

**Total number of Education Schemes = 9**

**Total value of Education Schemes = £ 123.9 million**

**Total Floorspace of Schemes = 54599 square metres**

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**Environmental Schemes**

**Schemes Approved (Full Planning Permission):**

**1244 Fitzalan Square and Esperanto Place**

Public realm improvements to Fitzalan Square and access enhancements to Esperanto Place, including demolition of 31 - 35 Arundel Gate and existing structures and re-arrangement of the highway. Sheffield City Region Local Enterprise Partnership is contributing £4,115,000.

Gross Floorspace:                      not known    No. of jobs:    not known                                      Value:    £ 5.6 million

Main Planning Application Number:    17/04081/RG3

Developer: **Sheffield City Council**

website:

**Summary of Environmental Schemes:**

**Total number of Environmental Schemes = 1**

**Total value of Environmental Schemes = £ 5.6 million**

**Total Floorspace of Schemes = 0 square metres**

## Hotel Schemes

### Schemes Approved (Full Planning Permission):

#### 1171 Whitley Hall Hotel, Elliot Lane

Two-storey extension to hotel to form 18 bedrooms, function suite and spa facilities.

Gross Floorspace: 1275 sq metres    No. of jobs: 16    Value: £ 3.5 million  
22 car parking spaces

Main Planning Application Number: 14/00144/FUL

Developer: Whitley Hall Hotel Ltd

website:

#### 1256 Adjoining Velocity Tower, 10 St Mary's Gate

Erection of a seven-storey Ibis Budget hotel (126 bed) utilising existing podium, including retention of lower ground floor car park and conversion of existing upper ground floor to form hotel entrance, reception area, restaurant/dining area, kitchen, ancillary storage/servicing and loading bay.

Gross Floorspace: 2765 sq metres    No. of jobs: 10    Value: £ 6.5 million  
Expected Completion: December 2019

Main Planning Application Number: 18/01262/FUL

Developer: Sheffield One (Hotel)

website:

### Schemes Under Construction:

#### 1229 Former Primark Store, 59-73 High Street (including 24 King Street)

Change of use from retail to a 131 bed hotel (Use Class C1, to be operated by easyHotel), 807sq.m. gym (Use Class D2) and 1,687sq.m. of retail uses (A1/A2/A3/A4).

Gross Floorspace: 4900 sq metres    No. of jobs: 10    Value: £ 6 million  
Expected Completion: October 2018

Main Planning Application Number: 16/04229/FUL

Developer: SFGE Properties Ltd

website:

### Summary of Hotel Schemes:

Total number of Hotel Schemes = 3

Total value of Hotel Schemes = £ 16 million

Total Floorspace of Schemes = 8940 square metres

## Infrastructure / Other Schemes

### Schemes Submitted:

#### 1249 Jamia Al Huda Independent College, Bawtry Road

Demolition of existing school and erection of a three-storey building for use as a wedding reception venue, with a capacity of 900.

Gross Floorspace: 4250 sq metres    No. of jobs: 45    Value: £ 4 million  
265 car parking spaces

Main Planning Application Number: 17/03609/FUL

Developer: Mr Hussain

website:

### Schemes Under Construction:

#### 998 Petre Street / Botham Street, Grimesthorpe

Erection of a Mosque and Islamic Centre with dome and minaret.

Gross Floorspace: 3340 sq metres    No. of jobs: 8    Value: £ 5 million  
Started: Summer 2013    Expected Completion: 2018    49 car parking spaces

Main Planning Application Number: 11/00642/FUL

Developer: Hameed Al-Asaly

website:

### Summary of Infrastructure / Other Schemes:

Total number of Infrastructure / Other Schemes = 2

Total value of Infrastructure / Other Schemes = £ 9 million

Total Floorspace of Schemes = 7590 square metres



## Retail Schemes

## Schemes Approved (Full Planning Permission):

## 1120 'Alsop Fields', Sidney Street / Matilda Street / Arundel Street / Sylvester Street

Demolition and renovation of existing buildings and erection of new buildings to provide a mixed use development comprising A1(Shops), A2 (Financial and Professional Services), A3 (Food and Drink), A4 (Drinking Establishments), A5 (Hot Food Takeaways) and B1 (Business) units, residential accommodation (86 flats/studios and 1 cluster flat) and temporary short and long stay car parking. Most of the site has been cleared.

Gross Floorspace: 3020 sq metres No. of jobs: 70 Value: £ 10 million  
To start: 2018 105 car parking spaces

Main Planning Application Number: 16/01450/FUL

Developer: Elmsdale Estates Ltd

website:

## 1139 Former Albert Works, Penistone Road, Owlerton

Erection of two car showrooms with associated workshop facilities, external display and car parking/car storage. The site formerly had permission for Sheffield Wednesday's community sports facility, which lapsed in May 2015.

Gross Floorspace: 1209 sq metres No. of jobs: not known Value: not known  
113 car parking spaces

Main Planning Application Number: 18/01156/REM

Developer: Stoneacre Motor Group

website:

## 1191 Former Hartwell Site, 245 Ecclesall Road

5 Retail units as part of a larger mixed use development (total value of £35 million) of 144 flats and 190 student bedspaces.

Gross Floorspace: 2027 sq metres No. of jobs: 100 Value: not known  
107 car parking spaces

Main Planning Application Number: 16/03159/FUL

Developer: Hallminster Ltd

website:

## 1193 Meadowhall Way, Meadowhall Drive, Vulcan Road And Weedon Street

Car dealership for BMW/Mini. Part of the the Next Home and Garden development (scheme number 201) that opened in 2015.

Gross Floorspace: 16650 sq metres No. of jobs: 116 Value: £ 10 million  
247 car parking spaces

Main Planning Application Number: 12/01017/FUL

Developer: British Land Company PLC

website:

## Retail Schemes

## Schemes Approved (Full Planning Permission):

## 1214 Meadowhall Centre Extension

New 'Leisure Hall'. To include a number of new restaurants / cafés / pubs (10,561 sq.m. of A3/4/5), a cinema (4,200 sq.m.), other leisure space (9,439 sq.m.), other A1 retail (7,181 sq.m.), a B1/D2 unit (1,202 sq.m.), a flexible leisure/office/car showroom (3,054 sq.m.) and a police station (168 sq.m.). There is also 17,164 sq.m. of shared facilities and circulation space. Also includes replacement multi-storey car parking space of 50,653 sq.m..

Gross Floorspace: 52969 sq metres No. of jobs: 800 Value: £ 300 million

To start: 2019 Expected Completion: 2022

Main Planning Application Number: 16/04169/FUL

Developer: Meadowhall Nominee 1 and 2 Ltd

website: <http://www.futuremeadowhall.co.uk/>

## 1227 1 Ford House, 4 Fox Valley Way

Erection of two-storey building for mixed use purposes comprising retail (Use Class A1, 1,100 sq.m.), food preparation and processing (Use Class B1), restaurant (Use Class A3) and cookery school (Use Class D1).

Gross Floorspace: 2573 sq metres No. of jobs: 125 Value: not known

Main Planning Application Number: 16/03808/FUL

Developer: Stocksbridge Regeneration Company Ltd

website:

## 1235 Land at Junction of Handsworth Road and Richmond Park Road

Erection of a two-storey building including 3 units at ground floor level including café, restaurant and hot food takeaway, (one with drive-through facility), and assembly and leisure unit (D2) at 1st floor level.

Gross Floorspace: 1050 sq metres No. of jobs: 90 Value: £ 2 million  
28 car parking spaces

Main Planning Application Number: 16/03764/FUL

Developer: Chicken Villas Ltd

website:

## 1239 Park Hill Flats Phase 2

Commercial space (A1, A2, A3, A4, B1, D1 & D2 uses) as part of the larger redevelopment of 199 flats.

Gross Floorspace: 1963 sq metres No. of jobs: not known Value: £ 3 million  
Expected Completion: Late 2019

Main Planning Application Number: 17/03486/REM

Developer: Urban Splash (Park Hill) Limited

website:

## 1251 Park Hill Phase 3

Shops, gym and café or pub (Use Classes A1, A2, A3, A4 and/or D2) as part of a 350 unit redevelopment for student flats.

Gross Floorspace: 1700 sq metres No. of jobs: 10 Value: not known

Main Planning Application Number: 18/01699/FUL

Developer: Alumno Student Developments Limited And Urban Splash

website:

## Schemes Completed:

## Retail Schemes

## Schemes Completed:

## 1187 North West Of 11 And 13 Archer Drive

3 storey building comprising 6 ground floor Class A1 (Retail) and/or Class A3 (Restaurants & Cafes) units with 2 storey gym (Class D2) over. Totals 850 sq.m. of retail and 1,860 sq.m. of leisure use.

Gross Floorspace: 2760 sq metres No. of jobs: not known Value: not known  
 Started: January 2018 Completed: September 2018 67 car parking spaces

Main Planning Application Number: 14/04353/FUL

Developer: Litton (Archer Road) Ltd

website:

## 1205 'St. James Retail Park', Former Norton College Campus, Dyche Lane

Retail park consisting of 12 units (3 x A3 use, totalling 249 sq.m., and 9 x A1 uses, totalling 13,394 sq.m.). Next, M&S Foodhall, Aldi, TK Maxx Home Sense (opened June 2018), Specsavers, Pets At Home, Greggs (opened April 2018), Wilko (opened June 2018), Mountain Warehouse, Card Factory, Shoe Zone, Costa and Superdrug are signed up - the scheme is fully let.

Gross Floorspace: 13643 sq metres No. of jobs: 250 Value: £ 35 million  
 Started: September 2017 Completed: September 2018 425 car parking spaces

Main Planning Application Number: 16/00771/FUL

Developer: St James Securities Ltd

website: <http://www.sjs.co.uk/project/st-james-retail-park-sheffield/>

## Schemes Proposed:

## 742 Heart of the City 2, Barker's Pool

Major redevelopment of mainly retail uses (total of 71,600 sq.m. new floorspace with 35,400 sq.m. replaced). The first phase is 20,425 sq.m. of offices for HSBC and 7,746 sq.m. of retail and is listed separately (number 1221). To include high quality retail, Grade A offices, hotel and residential developments, restaurants and cafés, leisure destinations, parking and new public realm. The Council has appointed Queensbury as a development partner. A Masterplan and planning application are expected in 2018. This was formerly referred to as the Sheffield Retail Quarter.

Gross Floorspace: 110000 sq metres No. of jobs: 3600 Value: £ 415 million  
 To start: 2019 Expected Completion: 2022/23 2250 car parking spaces

Main Planning Application Number:

Developer: Sheffield City Council

website: [www.heartofcity2.com](http://www.heartofcity2.com)

## Schemes Submitted:

## 1260 Tudor Gates, Unit 1, Parkers Yard, Stannington Road, Malin Bridge

Demolition of existing buildings and erection of a Class A1 retail foodstore.

Gross Floorspace: 2125 sq metres No. of jobs: 40 Value: not known  
 116 car parking spaces  
 \*\* NEW SCHEME \*\*

Main Planning Application Number: 18/02802/FUL

Developer: Lidl UK GmbH

website:

## Schemes Under Construction:

## Retail Schemes

## Schemes Under Construction:

## 784 Former NUM Headquarters, Holly Street

Grade A offices (1,322 sq.m.), to be occupied by Grant Thornton, and 3 café / restaurants (1,741 sq.m.), to be occupied by Pitcher and Piano, Turtle Bay (opened in June 2018) and one other operator.

Gross Floorspace: 3063 sq metres No. of jobs: 220 Value: £ 5.5 million  
 Started: December 2015 Expected Completion: Late 2018 83 car parking spaces

Main Planning Application Number: 13/03307/FUL

Developer: Quest Property (Holly Street) Ltd

website:

## 1126 1 - 5 The Moor, Sunwin House And 12-24 Furnival Gate (Known As Block 8)

Demolition of existing structures and erection of a three-storey retail building (A1 Use) and provision of a digital screen. Involves a net loss of 4,334 sq.m. H&M will be future occupiers. Demolition started in May 2018.

Gross Floorspace: 3169 sq metres No. of jobs: 150 Value: £ 15 million  
 Started: September 2018 Expected Completion: Summer 2019

Main Planning Application Number: 16/03725/FUL

Developer: Aberdeen UK Property Fund

website: <http://www.moorsheffield.com/improvements>

## 1183 'New Era Square', Boston Street / Bramall Lane / Arley Street

Development of up to 21 stories in 5 separate blocks as part of a mixed scheme that is mainly residential (student accommodation of 589 bedspaces and 14 private flats), taking place in two phases. Phase 1 (Blocks A, B and C) consists of a supermarket / cash & carry in Block A - KH Oriental (1,892 sq.m.) and retail/kiosks (832 sq.m.) and was completed in March 2018. Phase 2 (Blocks D and E) consists of 'commercial' space (3,533 sq.m.), retail (1,109 sq.m.), a restaurant (807 sq.m.) and a medical centre (123 sq.m.), and is under construction. The total value of the scheme is £65 million.

Gross Floorspace: 7396 sq metres No. of jobs: 400 Value: £ 20 million  
 Started: December 2015 Expected Completion: May 2020 105 car parking spaces

Main Planning Application Number: 16/04859/FUL

Developer: New Era Development (UK) Limited

website: <http://www.ned-uk.com/>

## 1209 Former Peugeot Garage, 127 Ecclesall Road

Demolition and erection of new buildings comprising of 526 student bedspaces and 2,765 sq.m. of commercial use of A1, A2, A3, A4, A5, B1a, B1b, D1, D2 and Sui Generis. The total value of the project is £33m.

Gross Floorspace: 2783 sq metres No. of jobs: 30 Value: £ 4 million  
 Started: March 2018 Expected Completion: Summer 2019 73 car parking spaces

Main Planning Application Number: 16/04807/FUL

Developer: Nikal (Ecclesall) Ltd

website:

## Retail Schemes

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### Summary of Retail Schemes:

Total number of Retail Schemes = 17

Total value of Retail Schemes = £ 819.5 million

Total Floorspace of Schemes = 228100 square metres

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## Sport & Leisure Schemes

### Schemes Approved (Full Planning Permission):

#### 1083 Sheffield United Football Club, Highfield - South Stand, Cherry Street

Extension to South Stand to add a second tier and 5,400 extra seats (making a total of 13,995 in this stand) and provide a double-storey new car park (296 spaces).

Gross Floorspace: 7000 sq metres No. of jobs: not known Value: not known

Main Planning Application Number: 17/05174/REM

Developer: Sheffield United Football Club

website:

#### 1236 University Of Sheffield, Goodwin Athletics Centre, Northumberland Road

Erection of a three-storey sports centre.

Gross Floorspace: 5000 sq metres No. of jobs: not known Value: £ 5 million  
To start: 2021 2 car parking spaces

Main Planning Application Number: 17/00700/FUL

Developer: The University Of Sheffield

website:

### Schemes Proposed:

#### 1245 Former Sheffield Ski Village, Parkwood

Redevelopment of Sheffield ski village as an extreme sports tourist attraction, leisure and entertainment venue, to include shops, a hotel, bars and restaurants. The first stage would be the restoration and reopening of the ski slopes in 2020.

Gross Floorspace: not known No. of jobs: 100 Value: £ 22.5 million

Main Planning Application Number:

Developer: Sheffield Council / Extreme Destinations / Continuum

website:

### Schemes Submitted:

#### 1261 Olympic Legacy Park

Erection of 3-storey, 3,921 capacity spectator stand (1,232 capacity seated) 39 wheelchair spaces and terraces as part of the Olympic Legacy Park Stadium with B1 office accommodation and conference suite (1,139 sq.m.) and ancillary facilities including toilets, changing rooms, fan zones, corporate/players lounge, catering facilities and 2 retail units (183 m2). The stadium will be shared between Sheffield United Women football team and the Sheffield Eagles rugby league team. The main Olympic Legacy Park development is listed separately (scheme number 1177).

Gross Floorspace: 4141 sq metres No. of jobs: not known Value: £ 5 million  
To start: 2018 394 car parking spaces

Main Planning Application Number: 18/02815/FUL

Developer: Scarborough Development Group

website:

\*\* NEW SCHEME \*\*

## Sport & Leisure Schemes

### Schemes Submitted:

#### 1263 English Institute Of Sport, Coleridge Road

Erection of two-storey sports hall with associated facilities, including the reconfiguration/extension of car parking area and first floor link to existing building.

Gross Floorspace: 1330 sq metres No. of jobs: 6 Value: not known

Main Planning Application Number: 18/03340/FUL

**\*\* NEW SCHEME \*\***

Developer: Sheffield International Venues Ltd.

website:

### Schemes Under Construction:

#### 1177 Olympic Legacy Park, Lower Don Valley

Large urban park including walking, running and cycling tracks and a new 3G community pitch, opened for public access in September 2017. This will then be enclosed within a 5,000 capacity Community Stadium with café, gym and changing facilities, for use by Sheffield Eagles rugby league team and Sheffield United Ladies FC football team. A full planning application was submitted in July 2018 for a 3,921 capacity stand (see scheme number 1261). Also an Advanced Wellbeing Research Centre (listed separately - scheme number 1242), a new academy school that was completed in September 2015 (scheme number 1175), a 100 bedroom hotel (possibly to start in May 2018), 10,000 sq.m. of offices and 2,500 capacity indoor arena for Sheffield Sharks basketball club (5,215 sq.m., £4m., possibly to start in September 2018 and complete by September 2019), that has full planning permission. A University Technical College has also been built on part of the site and is listed separately (scheme number 1200). The site will also include a Centre for Child Health Technology (CCHT) and an Orthopaedic Rehabilitation Research and Innovation Centre

Gross Floorspace: 29000 sq metres No. of jobs: 3000 Value: £ 40 million

394 car parking spaces

Main Planning Application Number: 15/02142/FUL

Developer: Legacy Park Limited

website: <https://olympiclegacypark.co.uk/>

### Summary of Sport & Leisure Schemes:

Total number of Sport & Leisure Schemes = 6

Total value of Sport & Leisure Schemes = £ 72.5 million

Total Floorspace of Schemes = 46471 square metres

<b>Transport Schemes</b>
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<b>Schemes Completed:</b>
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<b>1152 Tram-Train</b>
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National pilot scheme to provide a link between Sheffield City Centre (Cathedral tram stop) and Rotherham Parkgate. 7 vehicles will be operated by Stagecoach Supertram on the new route, known as the 'Tinsley Chord'. New platforms will be built at Meadowhall South, Rotherham Parkgate and Rotherham Central.
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Gross Floorspace:	not known	No. of jobs:	35	Value:	£ 75.1 million
Started:	March 2017	Completed:	October 2018		

Main Planning Application Number:

Developer: Network Rail / DfT / Northern Rail / SYPTe / Supertram

website: <http://sypte.co.uk/tramtrain/>

<b>Summary of Transport Schemes:</b>
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<b>Total number of Transport Schemes = 1</b>
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<b>Total value of Transport Schemes = £ 75.1 million</b>
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<b>Total Floorspace of Schemes = 0 square metres</b>
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**Summary of All Schemes:**

**Total number of Schemes = 75**

**Total value of Schemes = £ 2083.6 million**

**Total Floorspace of Schemes = 1074553 square metres**

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