

# Major Development Schemes in Sheffield

**1st July 2019**

Produced by:

Forward and Area Planning  
City Growth Service  
Sheffield City Council

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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 1,250 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.

**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):

## 70 Former Smithywood Colliery, Land At Smithy Wood Drive And Cowley Way

B1, B2 and B8 development. Various plots have been developed under more recent planning permissions and are listed separately. This is the remainder of the site. A new full planning application was submitted in May 2019 for the erection of an industrial warehouse unit with ancillary offices (Use Class B2 - light industrial, B8 - general industrial or B8 - storage & distribution).

Gross Floorspace: 31818 sq metres No. of jobs: 2350 Value: £ 40 million  
318 car parking spaces

Main Planning Application Number: 19/01557/FUL

Developer: Peel Logistics 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: 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:

## 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:

## Business &amp; Industry Schemes

## Schemes Approved (Full Planning Permission):

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

Main Planning Application Number: 07/03415/REM

Developer: Carillion Developments

website:

1070 **Site of Gilders, 1 Ecclesall Road South**

Alterations and extensions to car showroom for two retail units (A1/A3, each 159.5 sq.m.), gym (D2, 478 sq.m.) and offices (B1, 859 sq.m., to be taken by accountants Brown McLeod).

Gross Floorspace: 1656 sq metres No. of jobs: 13 Value: not known  
77 car parking spaces

Main Planning Application Number: 18/04104/FUL

Developer: Primesite UK Ltd

website:

1178 **Land Adjacent Therco Ltd, Rother Valley Way**

Erection of manufacturing facility (Use Class B2) with integral offices and showroom.

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

Main Planning Application Number: 18/02439/FUL

Developer: Gullwing

website:

1192 **'Transational Energy Research Centre', Land Between Europa Link and Europa Court, Europa Link**

Translational Energy Research Centre (TERC) located on the Advanced Manufacturing and Research Centre Campus (AMRC2), 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.

Gross Floorspace: 119000 sq metres No. of jobs: 36 Value: £ 10 million  
1439 car parking spaces

To start: August 2019

Main Planning Application Number: 19/00738/REM

Developer: The University Of Sheffield

website: <https://www.amrc.co.uk/>1210 **Sheffield Digital Campus Phase 2, Pond Hill / Sheaf Street - Building 2 (Vidrio House) - 1A Concourse Way**

7/8 storey office building, the second part of phase 2. Acero Works (scheme number 1066) was the first.

Gross Floorspace: 7629 sq metres No. of jobs: 650 Value: £ 10 million  
To start: July 2019 Expected Completion: Late 2020 42 car parking spaces

Main Planning Application Number: 19/00551/FUL

Developer: Scarborough Development Group Ltd

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

**Business & Industry Schemes****Schemes Approved (Full Planning Permission):****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:

**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>**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

Main Planning Application Number: 18/03189/FUL

Developer: **Smithywood Business Parks Development**website: <http://smithywood.co.uk/>

## Business &amp; Industry Schemes

## Schemes Approved (Full Planning Permission):

## 1269 Land Between Rear of 11-21 Orgreave Place and Rotherham Road, Rotherham Road, Handsworth

Erection of a building for use as an industrial head-quarters unit, including warehouse storage area, workshop, showroom, offices and a trade counter, including the provision of a new access road, external service yard and car parking area.

Gross Floorspace: 2667 sq metres No. of jobs: 40 Value: not known  
46 car parking spaces

Main Planning Application Number: 18/03911/FUL

Developer: TL Killis & Sons Ltd

website:

## 1272 1 Up Access Ltd Storage Land, Norfolk Bridge Business Park, Foley Street

Two-storey factory building and associated offices.

Gross Floorspace: 1965 sq metres No. of jobs: 55 Value: £ 2 million  
To start: August 2019 Expected Completion: 2020 28 car parking spaces

Main Planning Application Number: 19/01248/FUL

Developer: Gripple 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.). Compulsory Purchase Orders were submitted to the Government in November 2018.

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**

Up to 100,000 sq.m. of flexible employment floorspace including office (maximum 40,000 sq.m.), industrial use (primarily B1, B2 and B8 floorspace), a car showroom (sui generis) of up to 9,130 sq.m., a hotel (C1) of up to 7,500 sq.m. floorspace, retail (including A1, A3, A4 and A5) (up to 2,495 sq.m.) and leisure (D2) (up to 2,000 sq.m.). The overall scale of floorspace of the development is capped at 100,000 square metres.

Gross Floorspace: **62000 sq metres**    No. of jobs: **3090**    Value: **£ 300 million**  
2818 car parking spaces

Main Planning Application Number: 18/03796/OUT

Developer: **Meadowhall Contracts Limited**

website: <https://www.river-don-district.co.uk/>

**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: <http://www.propertyalliancegroup.com/projects/victory-park/>

**Schemes Completed:****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. Received £1.9m from the European Regional Development Fund (ERDF).

Gross Floorspace: **10225 sq metres**    No. of jobs: **not known**    Value: **£ 6.3 million**  
**Completed: May 2019**    159 car parking spaces

Main Planning Application Number: 15/01662/REM

Developer: **E V Waddington 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) was completed in 2015 (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

Gross Floorspace: **19700 sq metres**    No. of jobs: **100**    Value: **£ 5 million**  
**Completed: May 2019**    172 car parking spaces

Main Planning Application Number: 12/00577/FUL

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

website:

**Business & Industry Schemes****Schemes Completed:****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
		Completed:	April 2019		16 car parking spaces

Main Planning Application Number: 15/03517/FUL

Developer: **Bolling Investments Limited**

website:

**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
		Completed:	April 2019		49 car parking spaces

Main Planning Application Number: 16/01107/FUL

Developer: **LaSalle Investment Management**

website:

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

First phase of the major new 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 (mainly 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. HSBC moved in in June 2019.

Gross Floorspace:	29644 sq metres	No. of jobs:	2700	Value:	£ 90 million
Started:	April 2017	Completed:	June 2019		

Main Planning Application Number: 16/03328/RG3

Developer: **Sheffield City Council**website: <https://www.heartofcity2.com/masterplan/>**Schemes Proposed:****816 Former Nelson Mandela Building, Pond Street / Sheaf Street**

37 storey mixed use building for conferencing 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
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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.

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:**



## Business & Industry Schemes

### Schemes Submitted:

#### 1271 Independent Forgings & Alloys Ltd, Victoria Forge, Livesey Street

Extensions to Forge One and Forge Two buildings.

Gross Floorspace: 2392 sq metres No. of jobs: not known Value: £ 2 million

Main Planning Application Number: 19/00705/FUL

Developer: Independent Forgings And Alloys Limited

website:

### Schemes Under Construction:

#### 1124 'Bessemer Park', Former 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), that is scheduled for completion by the end of 2019. 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

Started: June 2019

786 car parking spaces

Main Planning Application Number: 17/03999/FUL

Developer: Peel Logistics Property

website:

#### 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: 2019

Main Planning Application Number: 16/02910/FUL

Developer: Brookfield Student Real Estate

website:

#### 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

Started: February 2019

Expected Completion: July 2019

27 car parking spaces

Main Planning Application Number: 17/05066/FUL

Developer: AG Property (UK) Ltd

website:



**Business & Industry Schemes**

**Schemes Under Construction:**

**1258 Heart of the City 2 Block C - Site of 88-104 Pinstone Street, 35-49 Cambridge Street and 2-8 Charles Street**

Retention of Pinstone Street and part of Charles Street and Cambridge Street facade, demolition of buildings behind and erection of a seven-storey building for mixed use - retail/cafe/bar space (Use Class A1, A3, A4 and A5, 1,393 square metres) at ground floor with offices (Use Class B1a, 4,518 square metres)

Gross Floorspace: 5911 sq metres No. of jobs: not known Value: not known

Started: June 2019

Expected Completion: December 2020

Main Planning Application Number: 18/04069/RG3

Developer: Sheffield City Council

website: <https://www.heartofcity2.com/masterplan/>

**Summary of Business & Industry Schemes:**

Total number of Business & Industry Schemes = 34

Total value of Business & Industry Schemes = £ 865.5 million

Total Floorspace of Schemes = 701438 square metres

## Education Schemes

## Schemes Approved (Full Planning Permission):

## 1250 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 (scheme number 1234). 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  
Expected Completion: 2020

Main Planning Application Number: 17/05128/FUL

Developer: University Of Sheffield

website: <https://www.sheffield.ac.uk/campusmasterplan>

## 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: <https://www.sheffield.ac.uk/campusmasterplan>

## 1267 Byron Wood Primary School, Earldom Road

Demolition of existing school building, erection of two-storey primary school building and provision of hard and soft play facilities.

Gross Floorspace: 2179 sq metres No. of jobs: 57 Value: not known  
20 car parking spaces

Main Planning Application Number: 18/03845/FUL

Developer: Interserve Construction Limited

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: September 2019

Main Planning Application Number: 15/02907/FUL

Developer: University Of Sheffield

website: <https://www.sheffield.ac.uk/campusmasterplan>

## Education Schemes

## Schemes Under Construction:

## 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  
 Started: December 2018 Expected Completion: 2121 12 car parking spaces

Main Planning Application Number: 17/00712/FUL

Developer: University Of Sheffield

website: <https://www.sheffield.ac.uk/campusmasterplan>

## 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: September 2019 124 car parking spaces

Main Planning Application Number: 17/00868/RG3

Developer: Sheffield City Council

website: <https://astreasheffield.org/>

## 1242 AWRC, Site of Don Valley Stadium, Worksop Road

Provision of a six storey building for use as an Advanced Wellbeing 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: September 2019

Main Planning Application Number: 15/02142/FUL

Developer: Sheffield Hallam University

website: <https://www.shu.ac.uk/about-us/our-services/facilities-directorate/estates-development-and-sustainability>

## 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: £ 12 million  
 Started: July 2018 Expected Completion: August 2019 11 car parking spaces

Main Planning Application Number: 18/00809/FUL

Developer: Sheffield Hallam University

website: <https://www.shu.ac.uk/about-us/our-services/facilities-directorate/estates-development-and-sustainability>

**Education Schemes**

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**Summary of Education Schemes:**

**Total number of Education Schemes = 8**

**Total value of Education Schemes = £ 106 million**

**Total Floorspace of Schemes = 45070 square metres**

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## Environmental Schemes

## Schemes Under Construction:

## 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 million

Started: December 2018

Expected Completion: August 2019

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 million

Total Floorspace of Schemes = 0 square metres

## Hotel Schemes

### Schemes Under Construction:

#### 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  
 Started: November 2018    Expected Completion: December 2019

Main Planning Application Number: 18/01262/FUL

Developer: Sheffield One (Hotel)

website:

### Summary of Hotel Schemes:

Total number of Hotel Schemes = 1

Total value of Hotel Schemes = £ 6.5 million

Total Floorspace of Schemes = 2765 square metres

**Infrastructure / Other Schemes****Schemes Submitted:****1232 Park Hill Flats Phase 4 - Duke Street Wing**

Arts Centre, to include a 600 square metre art gallery, studio space for 50 artists and exhibition space. Funding will be from the Arts Council and Heritage Lottery Fund. Part of Park Hill Phase 4 - refurbishment of Duke Street tower block for a mixed-use development with 95 residential units, education space, artist studios, flexible workspaces, temporary artist accommodations, auditorium and heritage flats. Total use class A3 is 76 sq.m., B1 offices 1,493 sq.m., C1 hotel, 1,171 sq.m. and D1 1,512 sq.m., connected at ground level to the existing tower.

Gross Floorspace: **4258 sq metres**    No. of jobs: **12**    Value: **£ 21 million**  
 Expected Completion: **2023/4**    80 car parking spaces  
**\*\* NEW SCHEME \*\***

Main Planning Application Number: 19/00523/FUL

Developer: **S1 Artspace And Urban Splash (Park Hill) Limited**

website: <https://www.urbansplash.co.uk/regeneration/projects/park-hill>

**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:****1252 'Grey to Green' Phase 2, Castlegate**

Public realm improvements in the Castlegate area. Funding is from the European Regional Development Fund, £2.8m of which is Sheffield City Region Local Growth Funding, as well as contributions from Sheffield City Council and Canal and Rivers Trust. The former inner ring road from Exchange Place to Blonk Street will be narrowed with major environmental improvements including an extensive network of Sustainable Urban Drainage with meadows, cycleways, expanded footways, street furniture and public art.

Gross Floorspace: **not known**    No. of jobs: **not known**    Value: **£ 5.8 million**  
**Started: May 2019**

Main Planning Application Number:

Developer: **Sheffield City Council**

website: <http://www.greytogreen.org.uk/>

**Summary of Infrastructure / Other Schemes:**

**Total number of Infrastructure / Other Schemes = 3**

**Total value of Infrastructure / Other Schemes = £ 30.8 million**

**Total Floorspace of Schemes = 8508 square metres**



## Retail Schemes

## Schemes Approved (Full Planning Permission):

## 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:

## 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/>

## 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:

## Schemes Approved (Outline Planning Permission):

## Retail Schemes

## Schemes Approved (Outline Planning Permission):

## 1262 Midcity House 17, 23 Furnival Gate, 127-155 Pinstone Street and 44 Union Street

Demolition of existing buildings and erection of up to 32 storey mixed use development comprising retail and residential accommodation. The proposal would involve the demolition of 1,200 sq.m. of existing retail floorspace and the provision of 2,300 sq.m. of new retail floorspace. The site has been sold to COREM.

Gross Floorspace: 2300 sq metres No. of jobs: 30 Value: not known

To start: 2020

Main Planning Application Number: 18/02967/OUT

Developer: Turner Investments

website:

## 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

Main Planning Application Number: 18/02802/FUL

Developer: Lidl UK GmbH

website:

## 1270 Herries Road, Herries Road South and Penistone Road North

3 retail units (Class A1, 3,199 sq.m.), 8 storage and distribution units (Class B8, 8,660 sq.m.), 2 drive-through restaurants (Class A3/A5, 339 sq.m.) and a vehicle maintenance and repair unit (Class B2, 409 sq.m.).

Gross Floorspace: 12607 sq metres No. of jobs: 250 Value: £ 25 million  
276 car parking spaces

Main Planning Application Number: 19/00037/FUL

Developer: Penistone Hillsborough LLP C/o Jaguar Estates Limited

website:

## Schemes Under Construction:

## 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.

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

Main Planning Application Number: 16/01450/FUL

Developer: Elmsdale Estates Ltd

website:

## Retail Schemes

## Schemes Under Construction:

## 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 and Lane7 will be occupiers.

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

Main Planning Application Number: 16/03725/FUL

Developer: Aberdeen UK Property Fund

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

## 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  
 Started: May 2019 113 car parking spaces

Main Planning Application Number: 18/01156/REM

Developer: Stoneacre Motor Group

website:

## 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 'LIVstudent', 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 (7 units). The total value of the project is £33m.

Gross Floorspace: 2783 sq metres No. of jobs: 30 Value: £ 3 million  
 Started: March 2018 Expected Completion: September 2019 73 car parking spaces

Main Planning Application Number: 16/04807/FUL

Developer: Nikal (Ecclesall) Ltd

website:

## 1239 Park Hill 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  
 Started: January 2019

Main Planning Application Number: 17/03486/REM

Developer: Urban Splash (Park Hill) Limited

website: <https://www.urbansplash.co.uk/regeneration/projects/park-hill>

## Retail Schemes

## Schemes Under Construction:

## 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 that is valued at £20m.

Gross Floorspace: 1700 sq metres No. of jobs: 10 Value: £ 2 million

Started: January 2019

Expected Completion: Autumn 2020

Main Planning Application Number: 18/01699/FUL

Developer: Alumno Student Developments Limited And Urban Splash

website: <https://www.urbansplash.co.uk/regeneration/projects/park-hill>

## 1257 Heart of the City 2, Block B - Site of 68-82 Pinstone Street, 1-19 Charles Street, Laycock House -14 Cross Burgess Street

Alterations to Laycock House to provide 5 retail units on the ground floor (Use Class A1) and erection of 7-storey building comprising retail/cafe/bar space (A1, A3, A4 and A5) at ground floor and offices (B1). Includes 1,047 sq.m. of retail floorspace and 679 sq.m. of offices. Also includes 56 flats.

Gross Floorspace: 1875 sq metres No. of jobs: not known Value: not known

Started: June 2019

Expected Completion: December 2020

Main Planning Application Number: 18/04257/RG3

Developer: Sheffield City Council

website: <https://www.heartofcity2.com/masterplan/>

## Summary of Retail Schemes:

Total number of Retail Schemes = 15

Total value of Retail Schemes = £ 390 million

Total Floorspace of Schemes = 112843 square metres

## 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: <https://www.sheffield.ac.uk/campusmasterplan>

#### 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: September 2019 Expected Completion: 2020 394 car parking spaces

Main Planning Application Number: 18/02815/FUL

Developer: Scarborough Development Group

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

### Schemes Proposed:

#### 1245 Former Sheffield Ski Village, Parkwood Springs

Redevelopment of Sheffield ski village as an extreme sports tourist attraction, leisure and entertainment venue, to include a restored ski slope, mountain biking trails, shops, a hotel, bars and restaurants. £4.8 million has been secured from the Sheffield City Region to build a new access road to the site.

Gross Floorspace: not known No. of jobs: 400 Value: £ 40 million

To start: 2020

Main Planning Application Number:

Developer: Sheffield Council / Extreme Destinations / Continuum

website:

### Schemes Under Construction:

## Sport & Leisure Schemes

### Schemes Under Construction:

#### 1024 Owlerton Sports Stadium, Penistone Road

Erection of a two-storey front extension to provide a banqueting and hospitality suite for 500 people.

Gross Floorspace: 2576 sq metres No. of jobs: not known Value: £ 5 million

Started: March 2019

Expected Completion: Autumn 2019

Main Planning Application Number: 08/00342/FUL

Developer: Sheffield Sports Stadium Ltd

website:

#### 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 - 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, 7,000 sq.m. of offices and 2,500 capacity indoor arena for Sheffield Sharks basketball club (5,215 sq.m., £4m., 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 (ORRIC).

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://sheffieldolympiclegacypark.co.uk/>

### Summary of Sport & Leisure Schemes:

Total number of Sport & Leisure Schemes = 6

Total value of Sport & Leisure Schemes = £ 95 million

Total Floorspace of Schemes = 47717 square metres

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**Summary of All Schemes:**

**Total number of Schemes = 68**

**Total value of Schemes = £ 1498.8 million**

**Total Floorspace of Schemes = 918341 square metres**

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