



BLYTH TOWN COUNCIL

Minutes of the Meeting of the Planning and Development

Committee held in the Council Chamber at Arms Everytne House, Blyth on Thursday 12th June 2014 at 6.30pm.

Present:

Councillors:

G T Knox (Chair in the chair), J R Potts (Vice-Chair), A Gibbs-Barton, K Nisbet and O Potts (Mayor)

B W Elliott and R Parker (Councillors who were not members of this Committee)

Members of the Public: 4

Also present:

Stephen Rickitt – Town Clerk (Democratic Services)

Liam Forsyth – Committee Clerk

125/14/00 INITIAL BUSINESS

The Chair suggested, if Councillor Elliott were to agree, that Item 10 be taken as the first substantive item and that it be referred for discussion to the next meeting of the full Town Council.

Councillor Elliott indicated his concurrence whereupon the Committee resolved to refer the following proposed resolution to the next meeting of the Full Town

10. RESOLUTION SUBMITTED BY COUNCILLOR ELLIOTT ON 20 MAY 2014

I hereby request Blyth Town Council nominate the following assets to be listed as assets of community value and seek the community right to bid for them

1 Plessey Road Workshops

2 Westgate House building

3 Pound Stretcher building

BLYTH TOWN COUNCIL – Planning & Development Committee
Agenda 12th June 2014 Page 3 The CEO is presently seeking land ownership details of 2 and 3 .

I will prepare a detailed business case as to how we as a town can seek to revive our town centre by " controlling " two of its main assetts and potentially save the taxpayer thousands. These will form the catalyst for reinvigorating the income / footfall opportunities from the past. Please confirm that the BTC can consider this proposal at next planning and development meeting

The Committee asked the Town Clerk (Democratic Services) to prepare some factual notes for the Town Council's consideration of this resolution. The Town Clerk (Democratic Services) agreed but asked that the Committee note he would be on two weeks leave towards the end of June, so the notes might not be as full as they and he would like.

125/14/01: APOLOGIES FOR ABSENCE

Councillor A Cartie

126/14/02: DISCLOSURE OF INTERESTS & THE GRANT OF ANY DISPENSATIONS

None

127/14/03: THE CORE STRATEGY

This item was postponed as the County Council officer had been unable to attend because of an unexpected issue. Her presentation will be rearranged.

128/14/04: MINUTES OF THE PLANNING & DEVELOPMENT COMMITTEE MEETING HELD ON THE 24th APRIL 2014.

The Minutes of the Planning and Development Committee held on the 24th April 2014 were **AGREED** and signed by the Chair.

129/14/05: MATTERS ARISING

The Town Clerk (Democratic Services) is awaiting responses from Arch and Northumberland Estates and has yet to contact the University about a model of the Town,

130/14/06: PLANNING APPLICATIONS

6.1 From the Weekly Lists issued by Northumberland County Council

24th April 2014

14/00986/FUL Construction of double storey extension above existing single storey extension - Land at East Side of Kitty Brewster Farm, Blyth, Northumberland. – Permission Granted – **No comment.**

14/01080/VARYCO Variation of condition 3 relating to planning permission 10/S/00575/FUL (Alteration to east elevation and new restaurant extension to west elevation – Coastline Fish and Chips, Links Road, Blyth, Northumberland, NE24 3PL. – Application Permitted – **No comment.**

28th April 2014

14/01312/HPA Kitchen/Dining Room extension to rear of property – 29 Twentyfifth Avenue, Blyth, Northumberland, NE24 2QW.- Prior notification not needed – **No comment.**

6th May 2014

14/00987/FUL Proposed conversion from existing double garage into staff welfare facilities for the main care facility building use class C2 – 44 Marine Terrace, Blyth, Northumberland, NE24 2JP – **No comment.**

14/01238/FUL Construction of first floor bedroom extension over existing side garage creating 2 no

bedrooms with shared en suite and construction of new utility and kitchen extension – 108 Tynedale Drive, Blyth, Northumberland, NE24 4DS. – Was refused as overbearing/dominant – **No comment.**

14/01306/FUL

Demolish conservatory and form extension to rear providing dining room and bedroom and creation of a s second floor to create a playroom – 11 Rayburn Court, Blyth, Northumberland, NE24 4GZ - **No comment.**

14/01417/HPA

Single storey conservatory extension to rear – 6 Pecket Close, Blyth, Northumberland, NE24 4SE. – Prior approval not needed- **No comment.**

12th May 2014

14/01426/NONMAT

Non material amendment to application 13/03038/FUL, relocation of speedbump and 'GIVEWAY' road markings – McDonalds, Cowpen Road, Blyth, Northumberland, NE24 5TR. – Already permitted - **No comment.**

14/01444/ADE

Advertisement consent for three sign and flag pole positions, each position consists of two 3m x 2m advertising signs and two 6m high flag poles with 2m x 1m flag – Land West of Benridge Park, Laverock Hall Road, Blyth, Northumberland - **No comment.**

19th May 2014

14/01342/FUL

Changes to egress from the site – McDonalds Cowpen Road, Blyth, Northumberland, NE24 5TR - **No comment.**

14/01344/ADE

Advertisement consent for an additional totem 3 sign following advertisement consent 13/03039/ADE (All remaining signage will be retained) – McDonalds, Cowpen Road, Blyth, Northumberland, NE24 5TR - **No comment.**

Subject to ratification

14/01365/FUL Proposed alterations to remove existing mono-pitch roof on existing ground/floor kitchen/garage at side/rear of detached house with new hipped roof with roof lights – 84 Middleton Street, Blyth, Northumberland, NE24 2LU – **No comment.**

14/01449/FUL New build 350 new dwellings to include 1,2,3,4 and 5 bedroom properties for private sale and an affordable housing allocation with associated landscape and infrastructure works, including a new roundabout access at the junction of Laverock Hall Road and the A1061 and the east bound junction improvements to the existing roundabout at the junction of the A1061 and A192 – Land West of Benridge Park, Laverock Hall Road, Blyth, Northumberland – **Blyth Town Council wished to place a holding OBJECTION on the following grounds**

- **Details are needed as to how the development will be drained and assurance that existing housing will not be affected by run-off with the change from fields to buildings and roads**
- **Details as to how the shortened bus-only part of Laverock Hall Road will be managed. Councillors are concerned that motorists will use the link, irrespective of a TRO being in place. What additional measures are proposed?**
- **Town Councillors wish to accompany members of the NCC planning committee when they make a site visit.**
- **Following that visit, and receipt of the above information, the Town Council will reconsider this application.**

2nd June 2014

14/01704/HPA Proposed orangery/conservatory extension to the rear – 8 Juniper Close, Cavendish Grange, Blyth, Northumberland – **No comment.**

9th June 2014

14/01576/VARYCO Variation of condition 2 relating to planning application 11/00068/VARYCO - Land on the

South West Side of 211 Plessey Road, Blyth,
Northumberland – **No comment.**

14/01665/FUL

6+65 Construction of dormer window - 16
Winchester Avenue, Blyth, Northumberland,
NE24 2EY – **No comment.**

6.2 Other applications which have to be considered before next scheduled meeting of this Committee

There were no further planning applications for consideration.

131/14/07: ASHINGTON, BLYTH AND TYNE LINE

The Committee considered a report from the Town Clerk (Democratic Services) a copy of which is attached to the signed minutes.

Comments made by members included

Councillor John Potts

He thought greater progress had been made. There remain many issues to be addressed including the location of any Park & Ride facility in Blyth. He wondered if such a facility would be best placed in the existing Green Belt south of the Newsham level crossing, thus relieving additional congestion at Bebside. He had been reassured though by the positive tone from the County Council and Network Rail representatives.

Councillor Knox

He suggested the location of a Park & Ride could be taken up with Jo-Anne Garrick when she came to discuss the Core Strategy. His understanding is that the funding is available.

Councillor Gibbs-Barton

He wanted the Town Council to be careful that observations were not to be read as objections. The Committee agreed and reiterated their support for the re-introduction of passenger traffic. He was concerned about competition with the buses.

Councillor Knox had been assured that buses would be routed into the stations as there was agreement for through ticketing.

Councillor John Potts reported the intention to have a Metro interchange at Northumberland Park.

The Committee noted the report and anticipate further reports as more information becomes available.

132/14/08: COMPULSARY PURCHASE ORDERS (CPO)

The Committee considered a report from the Town Clerk (Democratic Services) a copy of which is attached to the signed minutes.

Councillor John Potts asked if the Town Council were to ask the County Council to make a CPO whether the property would vest in the Town Council. The Town Clerk (Democratic Services) confirmed that would be the case.

The Committee noted the report.

133/14/09: CENTRAL LINK ROAD

Councillor John Potts drew attention to recent letters in the NewsPostLeader and that to ease traffic congestion on Cowpen Road he supported the idea proposed many years ago that Chase Farm Drive should be linked to the end of Tynedale Drive so that local traffic had an alternate route. Councillor Nisbet informed the Committee of a County Council working group considering traffic issues. The clerk was asked to make enquiries.

134/14/10: RESOLUTION SUBMITTED BY COUNCILLOR ELLIOT ON 20 MAY 2014 – ITEM 2

See item 125/14/00 above.

135/14/11: ITEMS FOR INFORMATION AND URGENT MATTERS

None.

136/4/12: DATE OF THE NEXT MEETING

It was **AGREED** that the Next Meeting of the Planning and Development Committee is to **PROVISIONALLY** take place on the 1st July 2014 at 6.30pm in the Council Chamber at Arms Everytne House.

Meeting Closed: 7.15 pm.

Subject to ratification

Date:

Signed:

Members of the Committee:

Councillor G T Knox (Chair)
Councillor J R Potts (Vice-Chair)
Councillor A Cartie
Councillor A Gibbs-Barton
Councillor K Nisbet
Councillor O Potts
Councillor J Reid
Councillor G Thompson
Councillor A Turnbull.