



BLYTH TOWN COUNCIL

Minutes of the Planning and Development Committee held in the Council Chamber at Arms Everytne House on Thursday 30th January 2014 at 6.30pm.

Present:

Councillors:

G T Knox (Chair), J R Potts (Vice-Chair), A Cartie, and B W Elliott.

Non Committee Members:

O Potts, J Reid, M Parker and R Parker.

Also Present:

S E Rickitt - Town Clerk (Democratic Services)

L Forsyth – Committee Clerk

Invited Guests:

Martin Lawlor – Chief Executive, The Port of Blyth

Members of the Public: 8

089/14/01: APOLOGIES FOR ABSENCE

Apologies were received from Councillor A Gibbs Barton, Councillor G Thompson and Councillor A Turnbull.

090/14/02: DISCLOSURE OF INTERESTS & THE GRANT OF ANY DISPENSATIONS

Councillor B W Elliott declared an interest in the Planning Application: 13/03924/FUL.

091/14/03: THE PORT OF BLYTH

(The report is attached to the signed copy of the minutes)

The Chair, Councillor G T Knox welcomed Martin Lawlor to Blyth Town Council and invited him to provide his presentation.

Following the presentation, the Chair thanked Mr Lawlor for his excellent presentation on behalf of the Council. Questions were then posed regarding his presentation.

Councillor G T Knox enquired as to whether there is still scope for the Port of Blyth to transfer to the north side of the river as previously discussed. Mr Lawlor replied that due to the aforementioned growth in the presentation that this site would no longer be applicable for development due to its size.

Councillor G T Knox commented that in recent consultations it has been discussed that Blyth's Town Centre was or could be encouraged to migrate towards the developments on the Quayside area. Mr Lawlor commented that he has been encouraging development within the Quayside area and would support positive the redevelopment of the Quayside for the benefit of Blyth.

Councillor J R Potts asked Mr Lawlor as to whether there was scope for the reintroduction of passenger services between Blyth and North Blyth to service demand and future proposed developments such as the Biomass Power Station. Mr Lawlor commented that it would be unlikely that the Port would have any issues with such a reintroduction however this was dependant on demand and funding.

Councillor J R Potts also enquired as to whether there could be scope for a walk through the Port of Blyth in order to link the strategic assets within the Town. Martin Lawlor commented that this could not happen due to the Port's operational nature and the security requirements imposed on the Port.

The Town Clerk (Democratic Services) enquired as to how the Commissioners at the Port were chosen. Mr Lawlor replied that this process was dealt with by central government.

Discussion was then held regarding the potential to host a large scale Tall Ships event on the Quayside.

Councillor J R Potts sought clarification regarding the fuel storage site to be situated on the river behind Morpeth Road School. Mr Lawlor commented that this was a safe development and also noted that almost all transportation would be conducted via sea with less than 1% expected via road.

Councillor G T Knox commented that he wished to continue engagement with the port and suggested the organisation of regular meetings. This was **AGREED** to proceed with suggestion that meeting be held quarterly.

The Town Clerk (Democratic Services) commented that potentially the Port of Blyth's formal report could be repeated for the Planning & Development Committee.

092/14/04: MINUTES FROM THE PLANNING & DEVELOPMENT COMMITTEE MEETING HELD ON THURSDAY 28TH NOVEMBER 2013 AND 11TH DECEMBER 2013.

The Minutes of the Planning and Development Committee held on the 28th November 2013 were **AGREED** as a true record and signed by the Chair.

Minutes of the Planning and Development Committee held on the 11th December 2014.

The Minutes of the Planning and Development Committee held on the 11th December were **AGREED** by the Committee and signed by the Chair.

093/14/05: MATTERS ARISING

There were no matters arising that were not to be covered in this Meeting of the Planning and Development Committee.

094/14/06: PLANNING APPLICATIONS

6.1 From the Weekly Lists issued by Northumberland County Council (see attached document).

30th December 2013

- | | |
|-----------------|--|
| 13/03852/FUL | First floor extension over existing garage to create an additional bedroom – 12 Kielder Close, Blyth, Northumberland, NE24 4QQ – No comments. |
| 13/03906/SCREEN | Screening Opinion – 500kwe Wind Turbine – Land at Blyth Golf Course. This was NOTED by the Committee. |

13/03907/SCREEN Screening opinion for 500kWe Wind Turbine – Land at The Old Stables, Bebside, Northumberland. **This was NOTED by the Committee.**

13th January 2014

13/03769/FUL Sub-division of units including change of use of one unit to A2 – 5-9 Commercial Buildings, Church Street, Blyth, Northumberland, NE24 1BA – **No comments.**

13/03835/COU Change of use from a derelict builder's yard, office and stores Class B1, to a children's nursery Class D1. There will be no alterations required to the fabric of the building – **The Committee wished to make a formal OBJECTION due to concerns regarding car parking within the area. Concerns were also expressed regarding consultation.**

20th January 2014

13/03534/FUL Proposed erection of a car port – 45 Solingen Estate, Blyth, Northumberland, NE24 3ER – **No comments.**

13/03959/FUL Change of use from retail (A1) to library use (D1) for six month period – Richard Stannard House, Bridge Street, Blyth, Northumberland, NE24 2AG – **No comments.**

14/00028/FUL Construction of two storey rear extension – 22 Crofthead Close, Blyth, Northumberland, NE24 3JH. **No comments.**

14/00070/FUL Two storey extension forming additional bedrooms and enlarged kitchen area – 20 Hedley Avenue, Blyth, Northumberland, NE24 3JW. **No comments.**

14/00103/VARYCO Variation to condition 2 (approved plans) of planning permission 11/00068/VARYCO – Land on

the South West Side of 211 Plessey Road, Blyth, Northumberland. **No comments.**

27th January 2014

- 13/03924/FUL Provision of a new 300 seater spectator stand, reconfigurations of football pitches, new flood lighting and perimeter fence – South Newsham Recreation Ground, South Newsham Road, Blyth, Northumberland. **The Committee formally objected on the need to highlight concerns regarding the need for extra parking at the site.** [Councillor Elliott withdrew for the discussion of this matter see item 090/14/02 above]
- 14/00138/FUL Substitution of house types on plots 401-410 and 435-443 of previously approved development B/07/00434/REM(Reserved matters application for proposed residential development – 443 dwellings) – Land At West Blyth (phase 1) Accessed From Chase Farm Drive, Blyth, Northumberland – **No comments.**
- 14/00170/FUL Proposed 2 no. new attached garages – 13 Osprey Drive, Blyth, Northumberland, NE24 3QT – **No comments.**
- 14/00178/NONMAT Non-material amendment relating to planning permission 12/01129/FUL (Substitution of 45 no. house types resulting in minor changes to highway). Amendment related to substitution of house type on Plot 42 from a 'Chichester' to a 'Durham' – Land At West Blyth (phase 1) Accessed From Chase Farm Drive, Blyth, Northumberland – **No comments.**
- 14/00211/CCD Proposed new changing facility and improvements to drainage of 3No. existing football pitches- Old Wensleydale School Site, Dent Street, Blyth, Northumberland, NE24 3ED. **The Committee wished to welcome the application.**

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

None.

095/14/07: THE GARNHAM REPORT

Councillor G T Knox commented that he was still awaiting, and keen to hear, Northumberland County Council's response to the report.

It was **AGREED** that a formal response is to be sought from Northumberland County Council. **Action: SER**

Discussion was then held regarding the inclusion of Stanley Street within the outlined Town Centre as discussed within the report.

It was **AGREED** that this report is to come back to the next Committee. **Action: LF**

096/14/08: NORTH BLYTH BIOMASS POWER STATION COMMUNITY LIAISON GROUP

It was **AGREED** that Councillor J R Potts is to become the new representative on the North Blyth Biomass Power Station.

097/14/09: GYPSY, ROMA, TRAVELLER TRANSIT SITE

No further updates have been forthcoming regarding the Gypsy, Roma, Traveller Transit Site.

098/14/10: CENTRAL LINK ROAD

No further updates have been forthcoming regarding the Central Link Road.

099/14/11: CONSERVATION OFFICER

The Town Clerk (Democratic Services) commented that he was seeking a small group of three to discuss this position further with Sarah Rushden from Northumberland County Council. It was **AGREED** that the Town Clerk (Democratic Services) is to arrange a meeting including the Chair, Vice Chair and Councillor A Gibbs-Barton from the Opposition.

100/14/12: TRAINING

Councillor G T Knox provided an outline for this Agenda item, citing the lack of training designed for Town Councils.

Councillor J R Potts commented that similar concerns had been discussed at the Northumberland Association of Local Councils.

Councillor G T Knox commented on the importance of training in particular with planning; citing potential repercussions.

The Committee **AGREED** that further investigations are to be conducted by the Town Clerk (Democratic Services) and bodies such as the local Universities to be explored. It was also noted that due to demand, Blyth Town Council could play host to such an event if applicable.

Councillor B W Elliott enquired as to whether Graham Garnham would be available to provide such training. It was **AGREED** that is also to be investigated. **Action: SER**

101/14/13: PLANNING COMMENTS

Discussion was held regarding the submission of planning comments to Northumberland County Council. It was **AGREED** that an update is to be provided subject to developments to the Town Clerk (Democratic Services), Chair and Vice Chair by the Committee Clerk should further issues arise.

102/14/14: ITEMS FOR INFORMATION AND URGENT ATTENTION

The Town Clerk (Democratic Services) commented that this title is to be redrafting encompassing the need for items to be formally submitted prior to the Meeting. Councillor B W Elliott wished to provide support for such an amendment. **Action SER**

103/14/15: DATE OF NEXT MEETING

It was **AGREED** that the next meetings are currently scheduled for Thursday 20th February 2014 and the 11th March 2014 at 6.30pm in the Council Chamber at Arms Evertyne House. It was noted that the next Meeting is likely to be held on the 11th March 2014, with the one on 20 February being cancelled.

MEETING CLOSED AT 8.10 pm

Date:

Signed:

MEMBERS OF THE COMMITTEE:

Cllr G T Knox (Chair)
Cllr J R Potts (Vice-Chair)
Cllr A Cartie
Cllr B W Elliott
Cllr A Gibbs-Barton
Cllr K Nisbet
Cllr G Thompson
Cllr A Turnbull

COPY TO ALL COUNCILLORS