

MINUTES OF THE PLANNING AND ENVIRONMENTAL COMMITTEE HELD ON 29TH NOVEMBER, 2016

Present: Councillor E Bell (Chair) and
Councillors Mrs M Baird, Mrs J A Bell,
B Burn (Jnr), B Burn Snr, S Cudlip,
Mrs S Forster, R Meir, Miss S Morrison,
I Paul, R Whitehead, K Younger

Apologies: Councillors B Allen, Mrs B E Allen,
Mrs H J Cahill, C Snowball, B Taylor

Observer: Councillor Mrs G Bleasdale,

Prior to commencement of the meeting the Chair advised members of this Committee and members of the public that in line with the amendment to 'the public bodies (admission to meetings) act 1960', which came into force in August, 2014, parts of this meeting may be recorded by photographic, video and audio means.

1. DISCLOSURE OF INTERESTS

Members were reminded prior to the start of the meeting of the need to disclose any interests, prejudicial or personal, in accordance with the Code of Conduct.

2. MINUTES OF THE MEETING HELD ON 1ST NOVEMBER, 2016

RECOMMENDED the Minutes of these meetings, copies of which had been previously printed and circulated to each Member, be approved and signed as a correct record by the Chairman.

3. TRANSPORT AND HIGHWAYS ISSUES

3.1 Neighbourhood Services - Highways

An additional report for 28th November, 2016 had been tabled at the meeting.

RECOMMENDED the Council accept the Neighbourhood Services Highways reports for October and November 2016.

3.2 Temporary Road Closure Notice

RECOMMENDED the Council accept the notification.

4. PLANNING ISSUES

4.1 Monthly List

RECOMMENDED the list of planning applications referred to all Councillors since the last meeting, namely 5446 to 5447 as circulated be noted.

4.2 Land Adjacent to the Engineers Arms

Members considered the application and raised concerns that the area of land was actually a well used tarmac car park and that if it were sold and developed on that it would result in the loss of much needed parking for people visiting Church Street, the DCC contact centre or the health centre.

RECOMMENDED that the Town Clerk seeks clarification that the land is actually a tarmac car park and if that is the case then the Town Council would like to submit a formal objection to the sale of the piece of land on the basis that it will result in the loss of much needed car parking for Church Street and visitors to the DCC contact centre or the health centre.

4.3 Harbour View Hotel – Planning Application

Members considered the application and concerns were raised with regard to the exterior design and whether it was in keeping with the existing buildings on North Terrace. Members were amenable to the front elevation as detailed on the revision B drawing no C-06 with the traditional look and sash windows etc. They did not like the colour computer impression of the front façade on the design and access statement document (REV_A_010816 Ref:2923/ACW) and that if the building were to be like that then it would be too imposing on the location.

Concerns were also raised that the single file road between back North Terrace and North Terrace that runs alongside the proposed building would be used for parking and not kept clear. Members expect that the road will be painted with double yellow lines to prevent anyone parking on it as one vehicle is all it takes to completely block access to other road users.

RECOMMENDED that the Town Clerk responds to Durham County Council with the following:

- (i) that if the front façade of the building is in line with the proposed front elevation as detailed on the revision B drawing no C-06 with the traditional look and sash windows etc. then the Town Council has no concerns. However, if the front façade is to be like the colour computer impression of the front façade on the design and access statement document (REV_A_010816 Ref:2923/ACW) then the Town Council would like to submit a formal objection based upon the material planning consideration that the design, appearance and materials are not in keeping with the locality.
- (ii) if the road is not to be designated as no parking and painted with double yellow lines then the Town Council would like to submit a formal objection based upon the material planning consideration that there will be problems with regard to parking and road access as a result of the application.

5. REVISED BUDGET FOR 2016/17 AND PROPOSED BUDGET FOR 2017/18

A Member stated that a further meeting of the Budget Sub Committee is due to be held on Wednesday 30th November, 2016 to finalise the budgets. The Sub-Committee will report back to the Planning & Environmental Committee once this meeting has taken place.

RECOMMENDED that the Council note the information.

6. EIR REQUEST FOR AN INTERNAL REVIEW

The Town Clerk noted that Mr Latimer is pursuing the review with the County Council and the Coastal Authority.

RECOMMENDED that the Council note the information.

7. CONSULTATION ON THE PROPOSAL TO REMOVE STREET LIGHTS

Pursuant to the previous meeting correspondence was received from Durham County Council informing the Town Council that following the road safety risk assessments it was concluded that in accordance with the current street lighting policy it was deemed safe to remove the street lights from the A182 East Cliff Road and A182 George Elmy Lifeboat Way.

RECOMMENDED that the Council note the information.

8. PRESS OPPORTUNITIES

RECOMMENDED the Council note that no press opportunities existed from this meeting.