

AMBLE TOWN COUNCIL – PLANNING COMMITTEE 10 November 2015
Minutes of a Meeting of Planning Committee held on Tuesday 10th November 2015 at 6:00pm in the Amble Town Council office, Fourways 2, 6 Dilston Terrace, Amble,

PRESENT: Cllr Morrison (Chair), Cllrs Dargue, Cassidy, Lewis & Weir together with administrative assistant Vicki Smith.

No members of the Public were present.

APOLOGIES: No apologies for the meeting were received although it was noted that Cllrs Watson and Arkless are not members of the Planning Committee.

1. DECLARATIONS OF INTEREST: Councillor Kate Morrison declared a personal interest in planning application 15/03393/FUL, 1 Island View, Amble

2. QUESTIONS FROM THE PUBLIC:

No members of the public were present.

3.0 COMMUNICATIONS:

3.1 Removal of hedgerow at Marks Bridge, Amble.

Cllr Lewis gave some background to this issue to other members. Some of the hedgerow from the new development down to the south roundabout has been removed. Too much of the hedgerow has been removed according to the developers own planning application. Cllrs would like to know why this part has been removed and would like assurance from the developers that they will replace this. Concern was raised about the length of time the landscaping will take to be done and how this will reflect on the frontage of Amble as this is an entrance to the town. The concerns would be passed on to the NCC case officer.

4. PLANNING APPLICATIONS:

To consider the following planning applications:

4.1: 15/03472/FUL Land to rear of the Boatyard, Coquet Street, Amble – Following discussion the members agreed that they did not object the development as the addition will further enhance the area. However, concerns were raised about the following:

- The volume of vehicular traffic at the development entrance – a low speed limit to be imposed on the site and Cllrs hope that Highways consider egress into the one way system.
- Construction traffic and materials to be stored onsite; working time restrictions to be applied and also wheel and road washing facilities- in consideration that this is a residential area. Emphasise that Lawson Street is not suitable for construction traffic or large delivery vehicles.
- Car parking
- Height of roofline – the previous planning application ref – 13/03731/FUL stated that the height would not be higher than the blue building, but it is. This is very prominent both from the town and the coast and we do not want this to happen again and would urge that this building is no higher than those being built.
- Should this development be considered for a planning gain.
- A S106 agreement should be negotiated between the developer, NCC and Amble Town Council. The walkway accepted in the previous application is separate and is not to be included in this application.
- Has any potential noise from the lifeboat station been taken into account?

4.2: 15/03393/FUL 1 Island View, Amble – Following discussion the Members have the following comments:

- The proposal does not exactly match the design and access statement which clearly states the aim is for permanent residence with initial holiday let.
- Contamination of land from previous uses
- Currently, the land slopes towards the existing terrace of houses resulting in a surface water issue for those properties. Consideration should be given as to whether the new development will increase the problem.
- The increase in traffic on a largely unmade road with a narrow entrance. Would it be advisable to resurface the road?
- Existing pot holes will be made worse
- Construction vehicles will further damage the road area and parking. A planning condition is needed that they repair any damage that is done as a result of the development.
- There is no reference in the application to the use of utilities. There is concern that an increase in use of these i.e. sewerage, electricity, water, will have a negative impact on residents
- Working hours restrictions
- Flood lighting restrictions
- Construction materials to be kept on site
- Noise pollution concerns
- Members welcome the retaining wall and the use of natural materials in the building

4.3: Any planning applications received after the date of issue of this agenda.

A pre-application has been received and Members have been asked if they wish to be involved.

PUBLIC VERSION OF PRIVATE

4.4 Planning Application Ref. No: 15/01294/PREAPP - – Following discussion members agreed that they did want to be consulted at all stages of the planning application process. Possible main concerns were:

- Security
- Access & egress
- Over development of site
- Height

Clrs Morrison and Lewis to summarise the pre-application information and forward to members via email in private.

5. DATE & TIME OF NEXT MEETING: The next Meeting will be held when required.

The meeting closed at 7.00pm