

PLANNING AND DEVELOPMENT COMMITTEE

A meeting of the Planning and Development Committee was held on 22 July 2016.

PRESENT: Councillors Cole, (Chair), Blyth, Cox, J Hobson, Lewis (as substitute for Shan), McIntyre, P Purvis and M Walters

ALSO IN ATTENDANCE: Councillors Arundale and Dean

OFFICERS: P Clarke, R Farnham, S Lightwing, M Pearman and P Robertson

APOLOGIES FOR ABSENCE were submitted on behalf of Councillors Bloundele, McGloin and Shan.

DECLARATIONS OF INTERESTS

There were no Declarations of Interest at this point of the meeting.

1 MINUTES - PLANNING AND DEVELOPMENT COMMITTEE - 20 JUNE 2016

The minutes of the Planning and Development Committee meeting held on 20 June 2016 were taken as read and approved as a correct record.

2 SCHEDULE OF THE REMAINING PLANNING APPLICATIONS TO BE CONSIDERED BY COMMITTEE

The Head of Planning submitted plans deposited as an application to develop land under the Town and Country Planning Act 1990 and the Head of Planning reported thereon.

M/FP/0628/16/P MEDICAL FACILITY, ACCESS ROAD, LANDSCAPING, CAR PARK AND SUBSTATION AT ACKLAM HALL, HALL DRIVE, MIDDLESBROUGH FOR MR N WHITTINGHAM

The Head of Planning advised that the above application had been identified as requiring a site visit by Members of the Planning and Development Committee. Accordingly a site visit had been held on the morning prior to the meeting.

Full details of the planning application and plan status were outlined in the report. The report contained a detailed analysis of the application and analysed relevant policies from the National Planning Policy Framework and the Local Development Framework.

The Head of Planning in presenting the report also highlighted that the application was a key element of the financial solution to ensure the final restoration of Acklam Hall and help secure its long-term future and viability.

Neighbourhood consultations had taken place and eight objections to the application had been received. A local resident spoke in objection to the application. The Secretary of the Community Council spoke in support of the application.

Historic England had submitted a detailed response to the application which was submitted at Appendix One to the submitted report. No objections to the application were received from the other statutory consultees. A further submission by Historic England in objection to the proposal was tabled at the meeting.

The Head of Planning tabled details of a revised Condition 2 and three additional conditions in respect of the application.

ORDERED that the application be **APPROVED** for the reasons set out in the report, subject to the addition of the following conditions:

Revised Condition 2:

The development hereby approved shall be carried out in accordance with the plans, documents and specifications detailed below and shall relate to no other plans.

- a) Application form, received 16 May 2016.
- b) Planning Statement, dated May 2016.
- c) Design and Access Statement, dated May 2016 rev. P2.
- d) Heritage Statement, dated May 2016 rev. 1.
- e) Written Statement of Investigation rev. 4 dated June 2016.
- f) Piling Statement dated June 2016.
- g) Piling Statement showing archaeological layers.
- h) Foundation Sections, drawing no. SK100 rev. P1.
- i) Foundation Layout, drawing no. S0001 rev. P2.
- j) Access Statement including site plan, drawing no. 2426-D-00-120 rev. P3 received 1 June 2016.
- k) Noise Assessment, dated 12 April 2016, rev. 3.
- l) Foul Water Sewage and Surface Water Drainage Statement, ref 15737 dated March 14, received 16 May 2016.
- m) Site Waste Management Plan, received 16 May 2016.
- n) Transport Statement dated April 2016.
- o) Local Plan, drawing no. 2426-D-00-125 rev. P3.
- p) Proposed Site Plan, drawing no. 2426-D-00-123 rev. P6.
- q) Proposed Elevations, drawing no. 2426-D-00-105 rev. P9.
- r) Ground Floor Plan, drawing no. 2426-D-00-117 rev P8.
- s) First Floor Plan, drawing no. 2426-D-00-118 rev. P9.
- t) Second Floor Plan, drawing no. 2426-D-00-119 rev. P6.
- u) Roof Plan, drawing no. 2426-D-00-120 rev. P5.
- v) Building Sections, drawing no. 2426-D-00-104 rev. P7.
- w) General Arrangement Building Sections, drawing no. 2426-D-00-104 rev. P6.
- x) Site Sections, drawing no. 2426-D-00-107 rev. P4.
- y) New Sub Station, drawing no. 2426-D-00-127 rev. P2.

Reason: To ensure a satisfactory form of development and for the avoidance of doubt.

Archaeology Conditions:

1. No development shall take place other than in accordance with the Written Scheme of Investigation dated June 2016 (revision 4) produced by BWB Consultancy and entitled 'Acklam Hall, Middlesbrough, Written Scheme of Investigation (WSI)' approved by the Local Planning Authority.

Reason: To identify and require general compliance with the agreed WSI.

2. The development shall not be occupied until the notifications, site investigations, on-site re-assessments and post investigation assessment have been undertaken in accordance with the programme set out in the approved Written Scheme of Investigation, and provision made for analysis, publication and dissemination of results, and archive deposition has been secured.

Reason: To ensure compliance with the particular programme and works streams in the WSI.

3. No development shall take place other than in accordance with the Piling Statement (including piling lay-out and sections) dated June 2016 produced by BWB Consultants. The requirements in the piling statement for re-assessment and potential re-location of the pile and pile caps nearest to the moat shall be strictly observed.

Reason: To ensure that there is some flexibility in the pile layout should be proven extent and/or alignment of the moat differ from that anticipated.

3 APPLICATIONS APPROVED BY THE HEAD OF PLANNING

The Head of Planning submitted details of planning applications which had been approved to

date in accordance with the delegated authority granted to him at Minute No 187 (29 September 1992).

NOTED