Start Date	24-Aug-2025	to 26-Sep-2025		PAFRPTCOM1A
Planning Ref		Decision Date	Decision	
25/0331/FUL		26-Aug-2025	Approve with Conditions	
Company / Surnan	ne	Ms Susanne Dean		
Proposal		Single storey extension to sid		
Address		26, Glaisdale Avenue, Middle	sbrough, TS5 7PF	
25/0366/FUL Company / Surnan	no	26-Aug-2025	Approve with Conditions	
Proposal	iie	Cleveland Cable Company (He	vehicle and pedestrian gates and reposition of e	
Address			OUP, Romaldkirk Road, Middlesbrough, TS2 1XA	
24/0530/MAJ		29-Aug-2025	Approve with Conditions	
Company / Surnan	ne	Torison Care LTD		
Proposal Address		•	ential care home with associated parking, landscap	
- Address		Land off Cropton way, Coulby	y Newham, Middlesbrough, TS8 0TL	
25/0247/TPO		29-Aug-2025	Refused	
Company / Surnan	ne	IG Environmental Services		
Proposal Address			rks are proposed to stop the influence of the tree(s)	
Address		25, The Grove, Middlesbroug	n, 15/ 8AF	
25/0248/TPO	no	29-Aug-2025	Refused	
Company / Surnan Proposal	IIC	IG Environmental Services	o. Oak troo to front	
Address		Removal of 1no. Lime and 1n 27, The Grove, Middlesbroug		
		27, The Grove, ividudesproug	ing 137 Orti	
25/0333/TPO		29-Aug-2025	No Objections	
Company / Surnan Proposal	ne	James Cook Hospital		
Address			itebeams, crown reduction works to 1no. Horse Chestnut	
		James Cook Hospital, Marton	n Road, Middlesbrough, TS4 3BW	
25/0341/FUL Company / Surnan	ne	29-Aug-2025	Approve with Conditions	
Proposal	ne	South Tees Hospitals NHS For		
Address		-	000L hot water thermal store SPITAL, Marton Road, Middlesbrough, TS4 3BW	
		JAIVIES COOK GIVIVERSITTIIO	Trac, Marton Road, Middlessiough, 134 35W	
25/0359/FUL Company / Surnan	ne	29-Aug-2025 Green	Approve with Conditions	
Proposal			ar and side (Demolition of existing conservatory)	
Address		69, Lynmouth Close, Middles		
25/0236/COU		01-Sep-2025	Approve with Conditions	
Company / Surnan	ne	AV Dawson Limited		
Proposal		Change of use of the land for		
Address		Land to the west of Riverside	Park Road.	
25/0389/DIS		02-Sep-2025	Full Discharge Conditions	
Company / Surnan Proposal	ne	Claire Bell	thou of works statement) or alcording smaller than 24/	
Address		Land at Newham Hall, Coulby	thod of works statement) on planning application 24/ y Newham	
25/0363/CLU		02-Sep-2025	Approve	
Company / Surnan	ne	NSP Ventures LTD	Арріоче	
Proposal		Certificate of lawful use for H	IMO (C4)	
Address		13, Holly Street, Middlesbrou	· · ·	
23/0544/MAJ		03-Sep-2025	Refused	
Company / Surnan	ne	Shannon		
Proposal		_	with associated access and landscaping works	
Address		Land off Hemlington Lane		
25/0206/DIS		03-Sep-2025	Part Discharge Conditions	
Company / Surnan	ne	Mr Wayne Spriggs	A (A de texted a) and all a decrees of the texted at the t	
Proposal Address		_	B (Materials) and discharge of condition 4 (Hardsta tle Lane, Nunthorpe, Middlesbrough, TS8 9ED	
/ /-		•		
25/0307/DIS Company / Surnan	ne	03-Sep-2025	Full Discharge Conditions	
Proposal	IIE	Mr Thomas Atha	indary Treatments) on planning application 22/0623/D	
Address		,	e Road, Middlesbrough, TS6 5BT	
25/0370/ADV		03-Sep-2025	Approve with Conditions	
23/03/0/ADV	mo		Approve with conditions	
Company / Surnan	iie	Ryan Reynolds		
Company / Surnan Proposal Address	ne		uminated fascia signs, 1no. internally illuminate	

25/0500/AMD O4-5P-2025 Approve Stoneholige Homes ITD Non-material amendment to planning application 22/0524/MAI to alter placement of Land at Ford Riding Centre, Numbrope, Middlesbrough 24/0508/FLI O5-5P-2025 Refused Company / Summe Proposal Afrairow Road, Middlesbrough, TSS-SNS 25/0328/FUL O5-5P-2025 Refused Company / Summo Mustra Retrospective replacement nor files, reinstatement of chimney, widening drivewa 15, Commelle Read, Middlesbrough, TSS-SNS 25/0328/FUL O5-5P-2025 Refused Mustra Retrospective replacement nor files, reinstatement of chimney, widening drivewa 15, Commelle Read, Middlesbrough, TSS-SNS 25/0328/FUL O5-5P-2025 Approve with Conditions Stephen Fleming Proposal Joint application for two single storey extensions to rear of attached, semi det 1 Cradley Drive & 87 Malvern Drive, Middlesbrough, TSS-SNG 25/0388/FUL O5-5P-2025 Approve with Conditions Mir Tip Lithan Address 10, Britain Avenue, Middlesbrough, TSS-SNG 25/0388/FUL O5-5P-2025 Approve with Conditions Mir Tip Lithan Company / Summon RAFAKAT ALI Variation of condition 2 (Approve plans) on planning application 23/0252/FUL to Variation of condition 2 (Approve plans) on planning application 23/0252/FUL to Variation of condition 2 (Approved plans) on planning application 23/0252/FUL to Variation of condition 2 (Approved plans) on planning application 23/0252/FUL to Variation of condition 2 (Approved plans) on planning application 23/0252/FUL to Variation of condition 3 (Traffic management and works methodology) on planning Morters 25/0388/FUL O5-5P-2025 Approve Mix Rafakat ALI Variation of condition 3 (Traffic management and works methodology) on planning Morters 25/0388/FUL O5-5P-2025 Approve Mix Rafakat ALI Variation of condition 3 (Traffic management and works methodology) on planning Morters 25/0388/FUL O5-5P-2025 Approve Mix Rafakat ALI Variation of condition 3 (Traffic management and works methodology) on planning Morters 25/0388/FUL O5-5P-2025 Approve Company / Summan Leure Beeforth Certificate of lawful use for 5 bed HMO Addr
Non-material amendment to planning application 22/0524/MAI to alter placement of Address Land at Ford Rining Centre, Numbrorpe, Middlesbrough 24/0359/FUL 05 - Sep-2025 Refused Company / Sumanne Address days and Sep-2025 Refused Single storey Summer room in rear garden Address days and Sep-2025 Refused Company / Sumanne Refused Matriag Refused Address 15, Comfield Road, Middlesbrough, TSS SNS 25/0326/FUL 05 - Sep-2025 Approve with Conditions Refused
Address Land at Ford Riding Centre, Numbrorpe, Middlesbrough 24/9390/FUL 55-5g-2025 Refused Company / Sumano Floposal Address 47, Harrow Road, Middlesbrough, 755 SNS 25/9328/FUL 05-Sep-2025 Refused Company / Sumano Mustaq Retrospective replacement roof tiles, reinstatement of chimney, widening drivewa 35, Comfield Road, Middlesbrough, 755 SDI 25/9328/FUL 05-Sep-2025 Refused Address Address 25/9356/FUL 05-Sep-2025 Approve with Conditions Stephen Fleming London application for two single storey extensions to rear of attached, semi det 1. Cradley Drive & 87 Malvern Drive, Middlesbrough, 755 SBI 25/9381/FUL 05-Sep-2025 Approve with Conditions Company / Sumano Miral Rhan Proposal Address 1. Cradley Drive & 87 Malvern Drive, Middlesbrough, 755 FAT 25/9381/FUL 05-Sep-2025 Approve with Conditions Address 1. Refused Address 1. Refused Address 1. Refused Address 25/9381/FUL 05-Sep-2025 Approve with Conditions RAFARAT All Andress 1. Refused Address 25/9383/NR 80-Sep-2025 Approve with Conditions RAFARAT All Andress Address 1. Refused Andress Address
28/0339/FUL 05-Sep-2025 Refused Company / Surrame Proposal Address Single storey Summer room in rear garden Address Single storey Summer room room rear garden Address Single storey Summer room single storey extensions to rear of attached, semi det Address Single storey settlems on the rear garden room rear garden Address Single storey settlems on the rear garden room rear garden Address Single storey extension to rear garden room rear garden Address Single storey extension to rear garden room rear garden Address Single storey extension to rear garden room rear garden room rear garden Address Single storey extension to rear garden room rear garden Address Single storey extension to rear garden room rear garden Address Single storey extension to rear garden room rear garden room rear garden Address Single storey extension to rear garden room rear
Company / Surnamo Proposal Single storey Summer room in rear garden Address 47, Harrow Road, Middlesbrough, TSS 5NS ### Refused Company / Surnamo Retrospective replacement roof tiles, reinstatement of chimney, widening drivewa Address 15, Comfield Road, Middlesbrough, TSS 5QJ ### SURNAM
Company / Surnamo Proposal Single storey Summer room in rear garden Address 47, Harrow Road, Middlesbrough, TSS 5NS ### Refused Company / Surnamo Retrospective replacement roof tiles, reinstatement of chimney, widening drivewa Address 15, Comfield Road, Middlesbrough, TSS 5QJ ### SURNAM
Proposal Single storey Summer room in rear garden A7, Harrow Road, Middlesbrough, TSS SNS
Abdress 47, Harrow Road, Middlesbrough, TSS SNS 25/0328/FUL 05-Sep-2025 Refused Company / Surmane Proposal Retrospective replacement roof tiles, reinstatement of chimney, widening drivewa Abdress 15, Cornfield Road, Middlesbrough, TSS 5QJ 25/0356/FUL 05-Sep-2025 Approve with Conditions Company / Surmane Stephen Fleming Joint application for two single storey extensions to rear of attached, semi det Activess 1 Cradlety Drive & 87 Malvern Drive, Middlesbrough, TSS SHG 25/0381/FUL 05-Sep-2025 Approve with Conditions Company / Surmane Mr Taj Khan Proposal Single storey extension to rear Address 10, Britain Avenue, Middlesbrough, TSS FAT 25/0169/VAR 08-Sep-2025 Approve with Conditions Company / Surmane RAFAKAT ALI Activess 10, Britain Avenue, Middlesbrough, TSS 5QJ 25/0169/VAR 08-Sep-2025 Approve with Conditions Company / Surmane RAFAKAT ALI Activess 27, Cornfield Road, Middlesbrough, TSS 5QJ 25/0439/DIS 08-Sep-2025 Full Discharge Conditions Company / Surmane Middlesbrough Council Discharge of condition 3 (Traffic management and works methodology) on planning Address Roundabout, Riverside Park Road, Ironmasters Way, Middlesbrough, TSS 21ML 25/0439/CU 07090/ Surmane Mr Kal Patel Company / Surmane Kritikate of Iswiful use for 5 bed HMO Address 25/0405/CU 07090/ Surmane Certificate of Iswiful use for 4 bed HMO Address 95, Hardrod Street, Middlesbrough, TS1 3NG 25/0406/CU 07090/ Surmane Certificate of Iswiful use for 4 bed HMO Address 95, Hardrod Street, Middlesbrough, TS1 4PW 25/0406/CU 07090/ Surmane Certificate of Iswiful use for 5 bed HMO Address 95, Hardrod Street, Middlesbrough, TS1 4PW 25/0406/CU 07090/ Surmane Certificate of Iswiful use for 5 bed HMO Address 95, Hardrod Street, Middlesbrough, TS1 4EG 25/0406/CU 07090/ Surmane Certificate of Iswiful use for 6 bed HMO Address 22, Kensington Road, Middlesbrough, TS1 4EG 25/0406/CU 07090/ Surmane Certificate of Iswiful use for 6 bed HMO Address 22, Kensington Road, Middlesbrough, TS5 6AJ
25/0328/FUL 05-5ep-2025 Refused Company / Surname Proposal Retrospective replacement roof tiles, reinstatement of chimney, widening drivewa Address 15, Cornfield Road, Middlesbrough, TS5 SQJ 25/0356/FUL 05-5ep-2025 Approve with Conditions Company / Surname Stephen Fleming Joint application for two single storey extensions to rear of attached, semi det Andress 1, Crafley Drive, 8, 87 Malvern Drive, Middlesbrough, TS5 BHG 25/0381/FUL 05-5ep-2025 Approve with Conditions Company / Surname Proposal Mr Taj Khan Mr Taj Khan Proposal Single storey extension to rear 1,0, Britain Avenue, Middlesbrough, TS5 7AT 25/0380/FUL 05-5ep-2025 Approve with Conditions Company / Surname RAFAKAT ALI Natural Avenue, Middlesbrough, TS5 TAT 25/0380/SUS 25/0380/SUS 08-5ep-2025 Approve with Conditions RAFAKAT ALI Variation of condition 2 (Approved plans) on planning application 23/0252/FUL to 27, Cornfield Road, Middlesbrough, TS5 SQJ 25/0380/SUS 08-5ep-2025 Full Discharge Conditions Company / Surname Proposal Discharge of condition 3 (Traffic management and works methodology) on planning Roundabout, Riverside Park Road, Iromasters Way, Middlesbrough, TS2 1NL 25/0386/CLU 09-5ep-2025 Approve Mr Kal Patel Company / Surname Mr Kal Patel Proposal Certificate of lawful use for 5 bed HMO Address 13, Surrey Street, Middlesbrough, TS3 AQD 25/0386/CLU 10-5ep-2025 Approve Student Proposty Investments Ltd Certificate of lawful use for 4 bed HMO Address 22, Acton Street, Middlesbrough, TS3 APP 25/0406/CLU 11-5ep-2025 Approve Lauren Beeforth Company / Surname Certificate of lawful use for 5 bed HMO Address 44, Outram Street, Middlesbrough, TS1 4EG 25/0406/CLU 11-5ep-2025 Approve Company / Surname Certificate of lawful use for 5 bed HMO Address 45/0406/SCLU 11-5ep-2025 Approve Company / Surname Certificate of lawful use for 5 bed HMO Address 27/0406/CLU 11-5ep-2025 Approve Company / Surname Certificate of lawful use for 6 bed HMO Address 28/0406/CLU 11-5ep-2025 Approve Company / Surname Certificate of lawful use for 6 bed HMO Address 28/0406
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Company Sumano Proposal Retrospective replacement roof tiles, reinstatement of chimney, widening drivewa 15, Cornfield Road, Middlesbrough, TSS 5QJ
Retrospective replacement roof tiles, reinstatement of chimney, widening drivews Abdress 15, Cornfield Road, Middlesbrough, TSS 5QU SEGNESION Stephen Herming John application for two single storey extensions to rear of attached, semi det 1 Cradley Drive & 87 Malvern Drive, Middlesbrough, TSS 8HG SEGNESION STATE SEGNESION STATE SEGNESION STATE SEGNESION STATE SEGNESION SEGNE
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25/0881/FUL 05-Sep-2025 Approve with Conditions Company / Sumame Proposal Single storey extension to rear 1,0, Britain Nærnue, Middlesbrough, TSS 7AT 25/0169/VAR 08-Sep-2025 Approve with Conditions Company / Sumame RAFAKAT ALI Variation of condition 2 (Approved plans) on planning application 23/0252/FUL to Address 27, Cornfield Road, Middlesbrough, TSS 5QJ 25/0439/DIS 08-Sep-2025 Full Discharge Conditions Company / Sumame Middlesbrough Council Discharge of condition 3 (Traffic management and works methodology) on planning Roundabout, Riverside Park Road, Ironmasters Way, Middlesbrough, TS2 1NL 25/0386/CLU 09-Sep-2025 Approve Company / Sumame Mr Kal Patel Certificate of lawful use for 5 bed HMO Address 13, Surrey Street, Middlesbrough, TS1 4QD 25/0336/CLU 10-Sep-2025 Approve Company / Sumame Student Property Investments Ltd Company / Sumame Student Property Investments Ltd Company / Sumame Student Property Investments Ltd Company / Sumame Certificate of Invaful use for 4 bed HMO Address 22, Acton Street, Middlesbrough, TS1 3NG 25/0406/CLU 11-Sep-2025 Approve Lauren Beeforth Certificate of lawful use for 4 bed HMO Address 44, Outram Street, Middlesbrough, TS1 4PW 25/0407/CLU 11-Sep-2025 Approve Lauren Beeforth Certificate of lawful use for 5 bed HMO Address 44, Outram Street, Middlesbrough, TS1 4FG 25/0407/CLU 11-Sep-2025 Approve Lauren Beeforth Certificate of lawful use for 5 bed HMO Address 44, Outram Street, Middlesbrough, TS1 4FG 25/0406/CLU 11-Sep-2025 Approve Lauren Beeforth Certificate of lawful use for 5 bed HMO Address 44, Outram Street, Middlesbrough, TS1 4FG 25/0407/CLU 11-Sep-2025 Approve Lauren Beeforth Certificate of lawful use for 5 bed HMO Address 44, Outram Street, Middlesbrough, TS5 6AJ 25/0408/CLU 11-Sep-2025 Approve Lauren Beeforth Certificate of lawful use for 5 bed HMO Address 44, Outram Street, Middlesbrough, TS5 6AJ
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Company / Sumame Proposal Address Single storey extension to rear Address Single storey extension to rear 10, Britain Avenue, Middlesbrough, TSS 7AT 25/0169/VAR 08-Sep-2025 Approve with Conditions Address AARAKAI ALI Variation of condition 2 (Approved plans) on planning application 23/0252/FUL to Address Proposal Address Proposal Address Proposal Discharge of condition 3 (Traffic management and works methodology) on planning Address Roundabout, Riverside Park Road, Ironmasters Way, Middlesbrough, TS2 1NL 25/0386/CU 09-Sep-2025 Approve Certificate of lawful use for 5 bed HMO Address 13, Surrey Street, Middlesbrough, TS1 4QD 25/0336/CU 10-Sep-2025 Approve Student Proporal Investments Ltd Certificate of lawful use for HMO Address Certificate of lawful use for HMO Address Company / Surmame Student Property Investments Ltd Certificate of lawful use for HMO Address 25/0406/CU 11-Sep-2025 Approve 25/0408/CU 11-Sep-2025 Approve Company / Surmame Lauren Beeforth Certificate of lawful use for 4 bed HMO Address S, Harford Street, Middlesbrough, TS1 4PW 25/0409/CU 11-Sep-2025 Approve Certificate of lawful use for 5 bed HMO Address 44, Outram Street, Middlesbrough, TS1 4PG 25/0409/CU 11-Sep-2025 Approve Certificate of lawful use for 5 bed HMO Address 44, Outram Street, Middlesbrough, TS1 4PG 25/0409/CU 11-Sep-2025 Approve Certificate of lawful use for 5 bed HMO Address 44, Outram Street, Middlesbrough, TS1 4PG 25/0409/CU 11-Sep-2025 Approve Company / Sumame Lauren Beeforth Certificate of lawful use for 5 bed HMO Address 44, Outram Street, Middlesbrough, TS1 4PG 25/0409/CU 25/0409/CU 11-Sep-2025 Approve Company / Sumame Lauren Beeforth Certificate of lawful use for 5 bed HMO Address 44, Outram Street, Middlesbrough, TS1 4PG 25/0409/CU 25/0409/CU
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25/0358/FUL 15-Sep-2025 Refused
Company / Surname EG On The Move Limited
Proposal Construction of drive-thru coffee shop (Use class E) with associated works
Address Site on the corner of Acklam Road & Burlam Road
25/0398/ADV 15-Sep-2025 Approve with Conditions
25/0398/ADV 15-Sep-2025 Approve with Conditions Company / Surname Smart Outdoor Limited
Company / Surname Smart Outdoor Limited
Company / Surname Smart Outdoor Limited Proposal Installation of 2no. internally illuminated totem signs
Company / Surname Proposal Installation of 2no. internally illuminated totem signs
Company / Surname Proposal Installation of 2no. internally illuminated totem signs
Company / Surname Proposal Installation of 2no. internally illuminated totem signs Address PARKWAY CENTRE, Dalby Way, Middlesbrough, TS8 0TJ

Address	6, Ruskin Avenue, Middlesbrough, TS5 8PJ				
5/0392/ADV	18-Sep-2025 Approve with Conditions				
ompany / Surname	Patel				
roposal	Installation of 23no. advertisements, including 7no. internally illuminated sign				
ddress	KFC, Heath Road, Middlesbrough, TS3 6AT				
	,, g ,				
5/0457/AMD	19-Sep-2025 Approve				
Company / Surname	C/O Agent				
Proposal	Non-material amendment to planning application 22/0693/MAJ to alter the wording				
Address	Hall Farm, Old Stokesley Road, Middlesbrough, TS7 ONP				
25/0343/COU	22-Sep-2025 Refused				
Company / Surname	Shaun Griffiths				
Proposal	Retrospective change of use from 4 bed dwelling (C3) to 5 bed HMO (C4)				
Address	31, Midville Walk, Middlesbrough, TS3 ORA				
25/0395/FUL	22-Sep-2025 Approve with Conditions				
Company / Surname	Mr & Mrs Christopher & Jane Moloney				
Proposal	Two storey extension to side				
Address	102, Lansdowne Road, Middlesbrough, TS4 2QS				
25/0396/FUL	22-Sep-2025 Approve with Conditions				
Company / Surname	Mr & Mrs Peter & Abigail Watt				
Proposal	Installation of raised patio and steps from Juliet Balcony				
Address	24 Marlborough Road, Middlesbrough, TS7 8LB				
	ET Manisolough Nodu, Miludicoshough, 197 OLD				
25/0425/TCA	22-Sep-2025 No Objections				
Company / Surname	Rita Watson				
Proposal	Fell 2no. Conifers in front garden				
Address	89, The Grove, Middlesbrough, TS7 8AN				
25/0446/DIS	23-Sep-2025 Part Discharge Conditions				
Company / Surname	Esh Living				
Proposal	Part discharge of condition 24 (Contaminated land validation report) to plots M1				
Address	Cleared site known as Grove Hill. Bound				
	Cicarca Site known as Grove Tim. Board				
25/0443/DIS	23-Sep-2025 Full Discharge Conditions				
Company / Surname	Mrs Cheryl Barber				
Proposal	Discharge of conditions 6 (Road noise assessment) & 7 (Noise assessment adjacent				
Address	73, Borough Road, Middlesbrough, TS1 3AA				
25/0404/AMD	24-Sep-2025 Approve with Conditions				
Company / Surname	Middlesbrough Council				
Proposal	Middlesbrough Council Non-material amendment to planning application 25/0189/FUL to extend opening hou				
Address	Non-material amendment to planning application 25/0189/FUL to extend opening hou Vacant land adjacent to New Medical Centre, Stokesley Road, Middlesbrough, TS7 0NB				
	racant fand adjacent to New Medical Centle, Stokesiey Road, Middlesbiodgii, 137 UND				
25/0420/CLU	24-Sep-2025 Approve				
Company / Surname	Julie Bytheway				
Proposal	Certificate of lawful use for barber use of garage				
Address	3, Rose Cottage Gardens, MIDDLESBROUGH, TS8 9FA				
25/0422/VAR	24-Sep-2025 Approve with Conditions				
Company / Surname	24-Sep-2025 Approve with Conditions Airhive				
Proposal					
Address	Variation of Conditions Nos. 2 (Approved Plans) & 3 (Temporary Permission) on pl				
nuul 699	Net Zero Industry Innovation Centre, Tee				
Total Decisions 42	Total Approvals 34 Total Refusals 8				