

# City of Durham Parish Council

## Minutes of Planning Committee meeting held via Zoom at 14:00pm on Friday 26<sup>th</sup> November 2021

**Present:** Cllr L Brown (in the Chair), Cllr V Ashfield, Cllr G Holland, Cllr C Lattin and Cllr R Ormerod.

**Also present:** A Shanley (Parish Clerk), Mr John Lowe, Mr John Ashby and Mr Roger Cornwell (members of the public).

### 1. Welcome and apologies

Apologies were received from Cllr S Walker

### 2. To receive any declarations of interest from members

Cllr L Brown declared an interest in application DM/19/03033/FPA and took no part in the discussion on this application.

Cllr R Ormerod declared an interest in item 8 of the Agenda and took no part in the discussion on this matter.

### 3. To receive and approve as a correct record the minutes of the meeting on 12<sup>th</sup> November 2021

The minutes of the meeting held on 12<sup>th</sup> November 2021 were unanimously **agreed** as a true and accurate record of proceedings, subject to "Cllr R Ormerod" being amended to "Cllr G Holland" under the list of attendees.

### 4. To receive any public participation comments on the following agenda items.

Mr John Ashby advised that he was attending the meeting to hear discussions on items 5-8 on the Agenda.

Mr Roger Cornwell advised that he was attending the meeting to hear discussions on items 5-8 on the Agenda.

Mr John Lowe advised that he was attending the meeting to hear discussions on items 5-8 on the Agenda.

### 5. Matters arising:

#### (a) To approve the responses to the following planning application(s):

**DM/21/03692/FPA** | Refurbishment of flat block to include: application of render/cladding to the front, part rear and gable elevations; replacement of windows and entrance doors with new canopies and metalwork detailing; replacement pitched roof with solar PV panels to rear; external landscaping works with cycle storage; new external hardstanding and railings to front; with associated internal refurbishment works. | 1 The Sands Flats The Sands Durham DH1 1LH. The Clerk advised that he and Cllr V Ashfield had met with Believe Housing (the applicant) last week on proposed works to this area. During the meeting, Believe indicated that the building is fully insulated to the highest standards and will receive further insulation from the proposed works to the building. The Committee therefore **agreed** to note this application.

**(b) To consider the outcome of the special meeting of the Central and East Area County Planning Committee meeting held on the 25<sup>th</sup> November 2021 on the following planning application(s):**

**DM/21/02227/FPA** | Change of use of upper floors to a 5 bed HMO (use class C4), retail to remain at ground floor and installation of new access door in existing shop front. | 12 Silver Street Durham DH1 3RB. The Committee noted that this planning application has now been granted with a condition that the railing be installed to the exit to the rear of the property.

**(c) To consider the updates on the following planning application(s):**

**DM/21/02697/FPA** | Addition of conservatory and terrace to serve the restaurant and bar | Farnley Tower The Avenue Durham DH1 4DX. The Committee noted that there are no updates to this application.

**DM/21/03723/TPO** | Various tree works | 4 Almoners Barn Durham DH1 3TZ. It was **agreed** to note this application.

**(d) To consider the appeal(s) on the following planning application(s):**

**DM/21/02626/FPA** | Change of use from small HMO (use class C4) to a sui generis HMO. | 9 John Street Durham DH1 4DE. It was **agreed** to submit a follow up representation objecting to this appeal. The Clerk **agreed** to draft the response to this appeal.

**(e) To consider the amendment(s) to the following planning application(s):**

**DM/19/03033/FPA** | Retention of Timber Cladding and Render to Existing Single-Storey Side Extension and Installation of Rear Door to West Facing Rear Elevation. | Old Coach House 2 Percy Terrace Durham DH1 4DY. It was **agreed** to object to this application. The Clerk **agreed** to draft the response to this application.

**6. To consider these planning applications:**

**To note:**

**DM/21/03336/TPO** | Crown reduction and re-shape up to 2m to 1no. Sycamore (1), remove deadwood to 1no. Pine (2), remove branches touching property at a clearance of up to 2.5m to 1no. Holly (3), fell 1no. tree (4), crown reduction up to 2.5m to group of Sycamores (5) and fell 1no. Goat Willow, Silver Birch and Cherry Laurel (6) | Flass House Waddington Street Durham DH1 4BG. It was **agreed** to note this application.

**DM/21/03802/FPA** | Maintenance works to two buttresses and the removal of 1no. buttress | 173 Gilesgate Durham DH1 1QH. It was **agreed** to note this application.

**DM/21/03803/LB** | Maintenance works to two buttresses and the removal of 1no. buttress | 173 Gilesgate Durham DH1 1QH. It was **agreed** to note this application.

**DM/21/03858/LB** | Removal of existing timber floor structure to ground floor rooms and replacement with solid floor UFH. Existing timber floor finish and floor level to be reinstated | 173 Gilesgate Durham DH1 1QH. It was **agreed** to note this application.

**To consider making representation(s):**

**DM/21/03860/FPA** | Erection of part two-storey/ part single-storey extension to rear of existing small 4-bed HMO (Use class C4) to include provision of 2 no. additional bedrooms | 76 Whinney Hill Durham DH1 3BG. It was **agreed** to object to this

application and to call this application in to the Central and East Area County Planning Committee. The Clerk **agreed** to draft the response to this application.

**DM/21/03455/FPA** | Demolition of existing dwelling and construction of new dwelling. | 5 Valeside Durham DH1 4R. It was **agreed** to object to this application and to call this application in to the Central and East Area County Planning Committee. Cllr L Brown **agreed** to draft the response to this application.

**DM/21/03914/FPA** | Conversion of dwelling (use class C3) to 2 x 1 bedroom flats (use class C3) including fenestration changes to rear elevation. | 64 Gilesgate Durham DH1 1HY. It was **agreed** to note this application.

**DM/21/03682/FPA** | Demolition of the Mainstreet USA offices, and the erection of a new build 2-4 storey workplace building and associated landscaping. | St Cuthberts House Diamond Terrace Durham DH1 5SU. It was **agreed** to object to this application and to call this application in to the Central and East Area County Planning Committee. It was **agreed** that Jo-Anne Garrick be asked to draft the response to this application.

## **7. To consider the content of the proposed Sniperley Park Masterplan**

The Chair reminded Members that the Parish Council has a particular interest in the Sniperley Park development on the basis of traffic implications for the City as well as impact on local services, such as GP services.

It was **agreed** that Committee Members should attend the drop-in events being run by DCC on this Masterplan and consider the Committee's position on this thereafter.

The Committee also noted that an outline planning application for 1,550 homes has now been submitted for this site and it was **agreed** to consider this application at the next Planning Committee meeting on 10<sup>th</sup> December.

## **8. Amendment: Proposed Traffic Regulation Order - Durham South West (Briardene)**

The Committee welcomed these proposals and **agreed** to note this.

There being no further business, the Chair thanked Members of the Committee and members of the public for their participation and closed the meeting.

Signed,



**Chair of the Parish Council Planning Committee  
(10<sup>th</sup> December 2021)**