

City of Durham Parish Council

Minutes of Planning Committee meeting held via Zoom at 14:00pm on Friday 5th August 2022

Present: Cllr G Holland (in the Chair), Cllr E Ashby, Cllr V Ashfield, Cllr C Lattin, Cllr G Nair and Cllr S Walker.

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

1. Election of Chair of the newly-formed Planning and Licensing Committee

Cllr G Holland was elected as Chair of the newly-formed Planning and Licensing Committee. Proposed by Cllr S Walker and seconded by Cllr C Lattin.

2. Election of Vice-Chair of the newly-formed Planning and Licensing Committee

Cllr S Walker was elected as Vice-Chair of the newly-formed Planning and Licensing Committee. Proposed by Cllr G Holland and seconded by Cllr G Nair.

3. Welcome and apologies

None received.

4. To receive any declarations of interest from members

None received.

5. To receive and approve as a correct record the minutes of the following meetings:

The minutes of the Planning Committee meeting held on 22nd July 2022 were unanimously **agreed** as a true and accurate record of proceedings.

The minutes of the Licensing Committee meeting held on 1st August 2022 were unanimously **agreed** as a true and accurate record of proceedings.

6. 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 7a – 11 on the Agenda.

Mr Roger Cornwell advised that he was attending the meeting to hear discussions on items 7a – 11 on the Agenda.

7. Matters arising:

(a) To approve the responses to the following planning and/or licensing application(s) and appeal(s):

DM/22/01035/FPA | Install 2 new windows at level 3 of the west elevation. | Bridge House North Road Durham DH1 4PW. The Committee **approved** the response to this application however noted that this has now been approved under delegated powers by the County Council.

DM/22/00665/FPA | Single storey rear extension | 6 Juniper Way Durham DH1 4GZ. The Committee **approved** the content of this response but noted that the HMO figures were still required prior to the response submission.

DM/22/01536/FPA | Creation of an outdoor horse arena, with timber rail fencing and floodlighting, exclusively for personal use | Old Arbour House Crossgate Moor Durham DH1 4TQ. The Committee **approved** the response to this application and also **agreed** to highlight to DCC's archaeology team that the application is retrospective and therefore their proposed conditions prior to development taking place have already been breached.

DM/22/01981/RM | Reserved matters application for 470 dwellings (appearance, landscaping, layout and scale) pursuant to DM/20/03558/OUT. | Land To The East Of Regents Court Sherburn Road Durham. The Committee **agreed** to carry out some further drafting of the response to this application. The Chair **agreed** to draft the response from feedback from Members.

(b) To consider the outcome of the following planning and licensing application(s) and/or appeal(s):

DM/21/01876/FPA | Demolition of existing house and construction of replacement house on same footprint | Sidegate House Sidegate Durham DH1 5SY. The Committee **noted** that this application had now been approved.

8. To consider the following new planning applications in the parish area

a) To note:

DM/22/02039/LB | Repair works to masonry on north elevation of north range of Durham Castle | University College Durham Castle Palace Green Durham DH1 3RW. It was **agreed** to note this application.

DM/22/02065/FPA | Siting of temporary teaching accommodation (3 year period). | Durham University Car Park Palmers Garth Durham DH1 3AR. It was **agreed** to note this application.

DM/22/02068/FPA | Single storey rear extension | 17 Dalton Crescent Nevilles Cross Durham DH1 4FB. It was **agreed** to note this application.

DM/22/02097/FPA | Addition of 3no photovoltaic panels to roof with accompanying safety measures required for continued access and maintenance | Durham University Science Site South Road Durham DH1 3LE. It was **agreed** to note this application.

DM/22/02146/FPA | Single storey rear extension and porch to front | 8 Darlington Road Durham DH1 4PE. It was **agreed** to note this application.

DM/22/02130/FPA | Single storey front extension, two storey side extension, alterations to fenestration and internal alterations | 2 Wearside Drive Durham DH1 1LE. It was **agreed** to note this application.

DM/22/02201/TPO | Fell 1no Poplar tree | 19 Richardby Crescent Durham DH1 3TY. It was **agreed** to note this application.

b) To discuss:

DM/22/01971/FPA | Change of use from former electricity sub-station land to residential garden/patio, with new boundary wall treatment. | Elvet Meadow Villa Darlington Road Durham DH1 3FS. It was **agreed** to object to this application. Cllr E Ashby **agreed** to draft the response to this application.

DM/22/01988/FPA | Extension and conversion of the first floor and roof space to create 4no. 2-bed apartments to be used as visitor accommodation (Use Class C1). | Court Inn Court Lane Durham DH1 3AW. It was **agreed** to object to this application. The Chair **agreed** to draft the response to this application.

DM/22/01597/FPA | Erection of 4no. dwellings | Land To The Rear Of 63 Crossgate Durham DH1 4PR. It was **agreed** to object to this application and also to call this

application in to the Central and East Area County Planning Committee should officers be minded to approve the application. Cllr S Walker and the Clerk **agreed** to draft the response to this application.

DM/22/01942/AD | Erection and Display of 1no illuminated fascia sign, 1no non-illuminated fascia sign, 1no illuminated projecting sign and 2no non-illuminated vinyl signs | Tesco 18 North Road Durham DH1 4SH. It was **agreed** to object to this application. Cllr E Ashby and the Clerk **agreed** to draft the response to this application.

DM/22/02060/LB | Refurbishment of retail unit to include restoration of existing shopfront with replacement of glass and internal works to include installation of partition wall to form office; installation of new ceiling, new internal security shutter; boarding over existing walls, internal decoration; installation of ventilation and cables through rear walls; and replacement timber lintel above rear door. | 33A Silver Street Durham DH1 3RD. It was **agreed** to note this application.

DM/22/02154/FPA | Erection of Jubilee Beacon | Land To The East Of St Leonards School Field Framwelgate Peth Durham DH1 5TP. It was **agreed** to note this application.

9. Update on the Sniperley Park Master Plan

The Clerk reminded Members that the Sniperley Park Master Plan had now been approved under delegated responsibility by the County Council.

The Clerk highlighted that he had received some concerns from the Western Relief Road Action Group regarding the Master Plan's compliance with CDP Policy 5 in relation to the development's impact on the wider highway network.

The Chair advised that he felt that the Master Plan for Sniperley did have some good points in it in relation to the issue of sustainability. It was **agreed** that Committee Members should meet with the sustainability team at DCC as soon as possible in order to emphasise the need for a truly sustainable development at Sniperley.

10. Progressing the cumulative impact policy for Durham City proposal

The Clerk advised that he was engaging with Durham Police on a joint response to DCC's Head of Licensing following the request from both the Parish Council and the Police that Durham City be considered once more for a cumulative impact policy.

11. To consider the following new licensing applications in the parish area:

Application for a Minor Variation by Innspired Leisure (Durham) Limited for Players Unit 3 Freemans Place Durham DH1 1SQ. Cllr S Walker highlighted that this application was for a minor variation to the layout of the premises only. The principal alteration being the removal of staff facilities located behind the former kitchen allowing for kitchen redesign. It was **agreed** to note this application.

There being no further business, the Chair thanked all attendees for their attendance and contributions and closed the meeting.

Signed,

G. Holland

**Chair of the City of Durham Parish Council Planning and Licensing Committee
(19th August 2022)**