



North Tyneside Council

Planning Committee

Thursday, 19 October 2023

Dear Councillor,

With reference to the agenda previously circulated for the meeting of the Planning Committee to be held on **Tuesday, 24 October 2023** I attach for your consideration supplementary papers in relation to the following items:

Agenda Item	Page
6. 23/01141/FUL The Sandpiper, Farringdon Road, Cullercoats, Tyne And Wear, NE30 3ER	3 - 4
To determine a full planning application from ID Partnership Northern for the demolition of existing public house and redevelopment of site to provide 1no.retail unit (Class E), 1no.drinking establishment with expanded food provision (Sui Generis) and 14no. apartments, associated car parking, infrastructure and landscaping works.	
7. 111 Marine Avenue, Whitley Bay - Tree Preservation Order 2023	5 - 6
To consider the above Tree Preservation Order for two trees taking into account any representations received in respect of the Order.	

Circulation overleaf ...

Members of the public are entitled to attend this meeting and receive information about it. North Tyneside Council wants to make it easier for you to get hold of the information you need. We are able to provide our documents in alternative formats including Braille, audiotape, large print and alternative languages.

Members of the Planning Committee

Councillor Willie Samuel (Chair)
Councillor Steve Cox
Councillor Tracy Hallway
Councillor Jim Montague
Councillor John O'Shea
Councillor Cath Davis

Councillor Julie Cruddas (Deputy Chair)
Councillor Ian Grayson
Councillor Chris Johnston
Councillor Pat Oliver
Councillor Matthew Thirlaway

ADDENDUM

Item No: 1

Application No: 23/01141/FUL Author: Claire Dobinson Booth
Date valid: 21 August 2023 ☎: 0191 643 6341
Target decision date: 20 November 2023 Ward: Cullercoats

Application type: full planning application

Location: The Sandpiper Farrington Road Cullercoats Tyne And Wear NE30 3ER

Proposal: Demolition of existing public house and redevelopment of site to provide 1no.retail unit (Class E), 1no.drinking establishment with expanded food provision (Sui Generis) and 14no. apartments, associated car parking, infrastructure and landscaping works

Applicant: Ian Tubman, Malhotra Leisure Ltd Malhotra House 50 Grey Street
Newcastle Upon-Tyne NE1 6AE

Agent: ID Partnership Northern, Miss Grace Paul St Judes Barker Street Shieldfield
Newcastle Upon Tyne NE2 1AS

RECOMMENDATION: Minded to grant legal agreement req.

INFORMATION:

Following approval by IPB the following Section 106 figures have now been agreed:

- 4no. affordable homes (25%).
- Ecology and biodiversity: £2,730
- Parks and greenspace: £4,971.54
- Equipped play: £9,800
- Primary education: £37,500
- Highways: £30,000 to provide a new pedestrian crossing on Farrington Road and £2,500 travel plan monitoring fee.
- Coastal mitigation: £4,718

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ADDENDUM

Consideration of Tree Preservation Order

Item No: 7

Location: 111 Marine Avenue Whitley Bay Tyne And Wear NE26 3LW

Ward: Whitley Bay

INFORMATION: ADDITIONAL DOCUMENTATION SUBMITTED

The agent for the applicant were informed of the committee date on Friday 13th October and on 17th October 2023 the agent sent in additional documentation, which included the following:

1. Site Investigation Report 30.11.2021 (Reference 9368226) by Sedgwick
2. Arboricultural Assessment Report 14.03.2023 (Reference 254714) by Property Risk Inspection.
3. Engineering Appraisal Report 111 Marine Avenue, Whitley Bay 14.01.2022 (Reference 9368226) by Sedgwick
4. Engineering Appraisal Report 113 Marine Avenue, Whitley Bay 18.01.2022 (Reference 9383602) by Sedgwick
5. Monitoring Details Report 23.06.2023 (Reference 9368226) by My Home Needs Ltd.

Item 1, 2 and 3 were submitted at the time of determining the application.

The additional information (items 4 and 5) are summarised below:

Item 4 – The document is very similar to existing Engineering Appraisal Report (item 3), but provides the findings of the CCTV survey of the underground drainage for property 113 Marine Avenue whereas the Engineering Appraisal Report (Item 3) just referred to 111 Marine Avenue, Whitley Bay.

Item 5 – The monitoring shows 11 readings from around all sides of both No. 111 and 113 Marine Avenue, showing the level readings difference of the property and crack readings of No.111 and 113 party wall stairway. The readings were from 10 visits at 6 weekly intervals dating from 26.01.2022 through to 21.06.2023. The results will be considered in revised comments from the Council Landscape Architect.

In addition, the authority received a representation from the neighbouring property referring to the additional documents submitted above and inviting any of the Council team to visit 113 Marine Avenue to view the damage. They highlight the major crack between the properties and multiple areas of smaller cracks around doors and windows.

The submitted reports can be viewed by contacting the case officer.

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