

# Public Document Pack



## Northumberland County Council

**Your ref:**

**Our ref:**

**Enquiries to:** Heather Bowers

**Email:**

Heather.Bowers@northumberland.gov.uk

**Tel direct:** 01670 622609

**Date:** Monday, 13 February 2023

Dear Sir or Madam,

Your attendance is requested at a meeting of the **CRAMLINGTON, BEDLINGTON AND SEATON VALLEY LOCAL AREA COUNCIL** to be held in **SEATON SLUICE COMMUNITY CENTRE, ALBERT ROAD, SEATON SLUICE, NE26 4QX** on **TUESDAY, 21 FEBRUARY 2023** at **4.00 PM**.

Yours faithfully

Dr Helen Paterson  
Chief Executive

**To Cramlington, Bedlington and Seaton Valley Local Area Council members as follows:-**

**L Bowman, E Chicken, W Daley, C Dunbar, P Ezhilchelvan, D Ferguson, B Flux, S Lee (Vice-Chair), M Robinson, M Swinburn (Chair), C Taylor and R Wilczek (Vice-Chair (Planning))**



**Dr Helen Paterson, Chief Executive**  
County Hall, Morpeth, Northumberland, NE61 2EF  
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## AGENDA

### PART I

It is expected that the matters included in this part of the agenda will be dealt with in public.

1. **PROCEDURE AT PLANNING MEETINGS** (Pages 1 - 2)

2. **APOLOGIES FOR ABSENCE**

3. **MINUTES** (Pages 3 - 10)

Minutes of the meeting of the Cramlington, Bedlington & Seaton Valley Local Area Council held on 17 January 2023 as circulated, to be confirmed as a true record and signed by the Chair.

4. **DISCLOSURE OF MEMBERS' INTERESTS**

Unless already entered in the Council's Register of Members' interests, members are required to disclose any personal interest (which includes any disclosable pecuniary interest) they may have in any of the items included on the agenda for the meeting in accordance with the Code of Conduct adopted by the Council on 4 July 2012, and are reminded that if they have any personal interests of a prejudicial nature (as defined under paragraph 17 of the Code Conduct) they must not participate in any discussion or vote on the matter and must leave the room. NB Any member needing clarification must contact Legal Services, on 01670 623324. Please refer to the guidance on disclosures at the rear of this agenda letter.

5. **DETERMINATION OF PLANNING APPLICATIONS** (Pages 11 - 14)

To request the committee to decide the planning applications attached to this report using the powers delegated to it.

***Please note that printed letters of objection/support are not circulated with the agenda but are available on the Council's website at <http://www.northumberland.gov.uk/Planning.aspx>***

6. **21/01588/FUL** (Pages 15 - 38)

Proposed erection of 9 no. 2 bed affordable bungalows  
Land north east of Hastings Hartley Arms, Lysdon Avenue, New Hartley,  
Northumberland.

## 7. APPEALS UPDATE

(Pages  
39 - 50)

For Members' information to report the progress of planning appeals. This is a monthly report and relates to appeals throughout all 5 Local Area Council Planning Committee areas and covers appeals of Strategic Planning Committee.

## 8. LOCAL TRANSPORT PLAN

(Pages  
51 - 66)

This report sets out the details of the draft Local Transport Plan (LTP) programme for 2023-24 for consideration and comment by the Local Area Council, prior to final approval of the programme by the Executive Director responsible for Local Services in consultation with the Cabinet Member for Environment and Local Services.

***Please note that members of the public are allowed questions on the following agenda item only:***

## 9. NE DEVOLUTION UPDATE AND REGIONAL CONSULTATION

A consultation on the proposed Devolution Deal for the North East, which would see significant funds and powers transferred to the region, was launched on 26 January 2023.

The cabinets of the seven local authorities have now agreed the terms and process for the devolution deal and have approved the next stage of the plans, which include a public consultation. This is an important opportunity for residents, businesses and other stakeholders to give their feedback on the proposed changes. The item will provide a briefing on the Devolution Deal and consultation, and provide an opportunity for members to ask questions and provide their views on the proposed plans.

## 10. DATE OF NEXT MEETING

The next meeting of the Cramlington, Bedlington & Seaton Valley Local Area Council is scheduled for **Tuesday 21 March 2023**.

## 11. URGENT BUSINESS

To consider such other business, as in the opinion of the Chair, should, by reason of special circumstances, be considered as a matter of urgency.

**IF YOU HAVE AN INTEREST AT THIS MEETING, PLEASE:**

- Declare it and give details of its nature before the matter is discussed or as soon as it becomes apparent to you.
- Complete this sheet and pass it to the Democratic Services Officer.

<b>Name:</b>		<b>Date of meeting:</b>	
<b>Meeting:</b>			
<b>Item to which your interest relates:</b>			
<b>Nature of Interest i.e. either disclosable pecuniary interest (as defined by Table 1 of Appendix B to the Code of Conduct, Other Registerable Interest or Non-Registerable Interest (as defined by Appendix B to Code of Conduct) (please give details):</b>			
<b>Are you intending to withdraw from the meeting?</b>		Yes - <input type="checkbox"/>	No - <input type="checkbox"/>

## Registering Interests

Within 28 days of becoming a member or your re-election or re-appointment to office you must register with the Monitoring Officer the interests which fall within the categories set out in **Table 1 (Disclosable Pecuniary Interests)** which are as described in "The Relevant Authorities (Disclosable Pecuniary Interests) Regulations 2012". You should also register details of your other personal interests which fall within the categories set out in **Table 2 (Other Registerable Interests)**.

**"Disclosable Pecuniary Interest"** means an interest of yourself, or of your partner if you are aware of your partner's interest, within the descriptions set out in Table 1 below.

**"Partner"** means a spouse or civil partner, or a person with whom you are living as husband or wife, or a person with whom you are living as if you are civil partners.

1. You must ensure that your register of interests is kept up-to-date and within 28 days of becoming aware of any new interest, or of any change to a registered interest, notify the Monitoring Officer.
2. A 'sensitive interest' is as an interest which, if disclosed, could lead to the councillor, or a person connected with the councillor, being subject to violence or intimidation.
3. Where you have a 'sensitive interest' you must notify the Monitoring Officer with the reasons why you believe it is a sensitive interest. If the Monitoring Officer agrees they will withhold the interest from the public register.

### Non participation in case of disclosable pecuniary interest

4. Where a matter arises at a meeting which directly relates to one of your Disclosable Pecuniary Interests as set out in **Table 1**, you must disclose the interest, not participate in any discussion or vote on the matter and must not remain in the room unless you have been granted a dispensation. If it is a 'sensitive interest', you do not have to disclose the nature of the interest, just that you have an interest.

Dispensation may be granted in limited circumstances, to enable you to participate and vote on a matter in which you have a disclosable pecuniary interest.

5. Where you have a disclosable pecuniary interest on a matter to be considered or is being considered by you as a Cabinet member in exercise of your executive function, you must notify the Monitoring Officer of the interest and must not take any steps or further steps in the matter apart from arranging for someone else to deal with it.

### Disclosure of Other Registerable Interests

6. Where a matter arises at a meeting which **directly relates** to the financial interest or wellbeing of one of your Other Registerable Interests (as set out in **Table 2**), you must disclose the interest. You may speak on the matter only if members of the public are also allowed to speak at the meeting but otherwise must not take part in any discussion or vote on the matter and must not remain in the room unless you have been granted a dispensation. If it is a 'sensitive interest', you do not have to disclose the nature of the interest.

### Disclosure of Non-Registerable Interests

7. Where a matter arises at a meeting which **directly relates** to your financial interest or well-being (and is not a Disclosable Pecuniary Interest set out in **Table 1**) or a financial interest or well-being of a relative or close associate, you must disclose the interest. You may speak on the matter only if members of the public are also allowed to speak at the meeting. Otherwise you must not take part in any discussion or vote on the matter and must not remain in the room unless you have been granted a dispensation. If it is a 'sensitive interest', you do not have to disclose the nature of the interest.
8. Where a matter arises at a meeting which **affects** –
- a. your own financial interest or well-being;
  - b. a financial interest or well-being of a relative or close associate; or
  - c. a financial interest or wellbeing of a body included under Other Registrable Interests as set out in **Table 2** you must disclose the interest. In order to determine whether you can remain in the meeting after disclosing your interest the following test should be applied
9. Where a matter (referred to in paragraph 8 above) **affects** the financial interest or well- being:
- a. to a greater extent than it affects the financial interests of the majority of inhabitants of the ward affected by the decision and;
  - b. a reasonable member of the public knowing all the facts would believe that it would affect your view of the wider public interest

You may speak on the matter only if members of the public are also allowed to speak at the meeting. Otherwise, you must not take part in any discussion or vote on the matter and must not remain in the room unless you have been granted a dispensation.

If it is a 'sensitive interest', you do not have to disclose the nature of the interest.

Where you have an Other Registerable Interest or Non-Registerable Interest on a matter to be considered or is being considered by you as a Cabinet member in exercise of your executive function, you must notify the Monitoring Officer of the interest and must not take any steps or further steps in the matter apart from arranging for someone else to deal with it.

## Table 1: Disclosable Pecuniary Interests

This table sets out the explanation of Disclosable Pecuniary Interests as set out in the [Relevant Authorities \(Disclosable Pecuniary Interests\) Regulations 2012](#).

Subject	Description
<b>Employment, office, trade, profession or vocation</b>	Any employment, office, trade, profession or vocation carried on for profit or gain. [Any unpaid directorship.]
<b>Sponsorship</b>	Any payment or provision of any other financial benefit (other than from the council) made to the councillor during the previous 12-month period for expenses incurred by him/her in carrying out his/her duties as a councillor, or towards his/her election expenses. This includes any payment or financial benefit from a trade union within the meaning of the Trade Union and Labour Relations (Consolidation) Act 1992.
<b>Contracts</b>	Any contract made between the councillor or his/her spouse or civil partner or the person with whom the councillor is living as if they were spouses/civil partners (or a firm in which such person is a partner, or an incorporated body of which such person is a director* or a body that such person has a beneficial interest in the securities of*) and the council — (a) under which goods or services are to be provided or works are to be executed; and (b) which has not been fully discharged.
<b>Land and Property</b>	Any beneficial interest in land which is within the area of the council. ‘Land’ excludes an easement, servitude, interest or right in or over land which does not give the councillor or his/her spouse or civil partner or the person with whom the councillor is living as if they were spouses/ civil partners (alone or jointly with another) a right to occupy or to receive income.
<b>Licenses</b>	Any licence (alone or jointly with others) to occupy land in the area of the council for a month or longer
<b>Corporate tenancies</b>	Any tenancy where (to the councillor’s knowledge)— (a) the landlord is the council; and (b) the tenant is a body that the councillor, or his/her spouse or civil partner or the person with whom the councillor is living as if they were spouses/ civil partners is a partner of or a director* of or has a beneficial interest in the securities* of.
<b>Securities</b>	Any beneficial interest in securities* of a body

	<p>where—</p> <p>(a) that body (to the councillor’s knowledge) has a place of business or land in the area of the council; and</p> <p>(b) either—</p> <ul style="list-style-type: none"> <li>i. the total nominal value of the securities* exceeds £25,000 or one hundredth of the total issued share capital of that body; or</li> <li>ii. if the share capital of that body is of more than one class, the total nominal value of the shares of any one class in which the councillor, or his/ her spouse or civil partner or the person with whom the councillor is living as if they were spouses/civil partners has a beneficial interest exceeds one hundredth of the total issued share capital of that class.</li> </ul>
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\* ‘director’ includes a member of the committee of management of an industrial and provident society.

\* ‘securities’ means shares, debentures, debenture stock, loan stock, bonds, units of a collective investment scheme within the meaning of the Financial Services and Markets Act 2000 and other securities of any description, other than money deposited with a building society.

## **Table 2: Other Registrable Interests**

You have a personal interest in any business of your authority where it relates to or is likely to affect:

- a) any body of which you are in general control or management and to which you are nominated or appointed by your authority
- b) any body
  - i. exercising functions of a public nature
  - ii. any body directed to charitable purposes or
  - iii. one of whose principal purposes includes the influence of public opinion or policy (including any political party or trade union)





## Northumberland County Council

### PROCEDURE AT PLANNING COMMITTEE

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#### A Welcome from Chairman to members and Members of the public present

Welcome to also include reference to

- (i) All Mobile phones should be switched to silent and should not be used during the meeting.
- (ii) Members are asked to keep microphones on mute unless speaking

#### B Record attendance of members

- (i) Democratic Services Officer (DSO) to announce and record any apologies received.

#### C Minutes of previous meeting and Disclosure of Members' Interests

#### D Development Control

##### APPLICATION

##### Chair

Introduces application

Site Visit Video (previously circulated) - invite members questions

##### Planning Officer

Updates – Changes to recommendations – present report

##### Public Speaking

Objector(s) (up to 5 mins)

Local member (up to 5 mins)/ parish councillor (up to 5 mins)

Applicant/Supporter (up to 5 mins)

NO QUESTIONS IN RELATION TO WRITTEN REPRESENTATIONS OR OF/BY LOCAL COUNCILLOR

### **Committee members' questions to Planning Officers**

Chairman to respond to raised hands of members as to whether they have any questions of the Planning Officers

#### **Debate (Rules)**

Proposal

Seconded

DEBATE

Again Chairman to respond to raised hand of members as to whether they wish to participate in the debate

- No speeches until proposal seconded
- Speech may not exceed 6 minutes
- Amendments to Motions
- Approve/Refuse/Defer

#### **Vote (by majority or Chair's casting vote)**

- (i) Planning Officer confirms and reads out wording of resolution
- (ii) Legal officer should then record the vote FOR/AGAINST/ABSTAIN (reminding members that they should abstain where they have not heard all of the consideration of the application)

## NORTHUMBERLAND COUNTY COUNCIL

### CRAMLINGTON, BEDLINGTON AND SEATON VALLEY LOCAL AREA COUNCIL

At the meeting of the **Cramlington, Bedlington and Seaton Valley Local Area Council** held in the Council Chamber, County Hall, Morpeth, NE61 2EF on Tuesday, 17 January 2023 at 4.00 pm.

#### PRESENT

M Swinburn (Chair in the Chair)

#### MEMBERS

L Bowman  
P Echilchelvan  
D Ferguson  
B Flux

S Lee  
M Robinson  
C Taylor  
R Wilczek

#### MEMBERS ALSO PRESENT

G Sanderson

#### OFFICERS

H Bowers  
M Carle  
T Gribbin

Democratic Services Officer  
Lead Highways Delivery Manager  
Neighbourhood Services Area Manager

#### ALSO PRESENT

Inspector J Caisley  
Inspector P Davis

Inspector Neighbourhood Policing  
Northern  
Neighbourhood Policing (Bedlington  
Area)

Press: 1

#### 67. APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillor Chicken, Daley and Dunbar.

## **68. MINUTES**

The Minutes of the Cramlington, Bedlington and Seaton Valley Local Area Council, held on 23 November 2022, as circulated, were confirmed as a true record and signed by the Chair.

## **69. PUBLIC QUESTION TIME**

No questions had been submitted.

## **70. PETITIONS**

This item was to:

- a) Receive any new petitions: No new petitions had been received.
- b) Consider reports on petitions previously received: None received.
- c) Receive any updates on petitions for which a report was previously considered: None received.

## **71. LOCAL POLICING UPDATE**

Inspectors Jon Caisley and Paul Davis from the Cramlington, Seaton Valley and Bedlington Neighbourhood Policing Teams were in attendance and provided an update on policing issues and crime statistics within those areas.

Inspector John Caisley, Cramlington Neighbourhood Policing gave an overview and answered questions about policing and community safety matters in the Cramlington and Seaton Valley command areas which he was responsible for. The key points were:

- Thefts from unlocked vehicles
- Continued traffic patrols along the A19 corridor.
- Antisocial behaviour statistics included youth ASB with the police mainly concentrating on Manor Walks and Brockwell Centre and successfully identifying ring leaders.
- Crime levels had initially increased after Covid but had decreased to previous levels.
- The police relied on residents to make any reports. Any CCTV or door camera evidence was helpful

*(Councillor Ezhilchelvan joined the meeting at 4.05 pm).*

In response to questions/comments, the following information was provided:

- The main issue of vehicle thefts were opportunist thieves trying car door handles. Patrols would continue to try to establish suspects.
- Inspector Caisley to provide Tony Gribbin with email contacts.
- There had been an increase in crime in the previous year over the summer months, but figures had reduced in the winter. Certain locations in Blyth, Cramlington and Seaton Delaval had accounted for a great deal of ASB reporting.
- It was understood that local youth club groups had been well attended and previous years' figures be looked at before the groups had been established to consider whether they had a positive impact. The results would be feedback to Cramlington Town Council.
- There had been a rise in violent crime post Covid, but the reason was unknown.
- Motorcycle disorder was more prevalent during the spring/summer months and a number of forces had been canvassed to find out how they were tackling the issue to put together best tactics.
- In response to the comment regarding the 101 calls, Inspector Caisley explained that calls were risk assessed and a decision made on the response based on the call.

Inspector Paul Davis, Bedlington Neighbourhood Policing gave an overview and answered questions about policing in the Bedlington area:

- Anti-social behaviour figures were down from previous years.
- Partnership working had been carried out through education linking with St Benet Biscop schools and the fire service, running sessions on the danger of fires in wooded parks.
- GRIP areas in Bedlington identified with a high level of violence had dedicated foot patrols.
- CCTV in Bedlington Station was run by AssetWatch which could be linked in with Social Services.
- A county wide initiative run jointly with the Council was due to start soon on safety in public places.

In response to questions/comments, the following information was provided:

- Partnership working with the Academy was also considered. Some youths came from outside of the town from other areas. If individuals were identified, then intervention could take place.
- Foot patrols covered different areas and officers would be briefed beforehand if there were any problems. It was important that problem areas were reported.
- Regarding the seizure of motorbikes - conditions had to be satisfied before a vehicle could be seized under Section 165 of the Road Traffic Act.
- A lot of police time had been taken over with quarrels and there was concern over the wellbeing of people across the whole of Northumberland area. Responses to mental health issues were referred appropriately.

- Electric scooters had been used on the road and seized as they were not insured.
- With reference to parents dropping off and picking up at schools - work needed to be prioritised and sometimes certain issues had to take a back seat. Letters would be sent out over the term time to encourage parents to park more responsibly.
- The police received regular information regarding speeding issues and would monitor.

The Inspectors were thanked for attending the meeting.

## **72. LOCAL SERVICES ISSUES**

Mick Carle, Neighbourhood Services Manager, provided the following information:

- All Highways Inspectors and maintenance crews continued to work inspecting, fixing carriageway defects, making repairs, and making safe category one defects across the South East area.
- Gully emptier was fully deployed dealing with reported issues and cyclic maintenance.

### **Larger Tarmac Patching had been carried out in the following locations:**

- A192 Red Lion, Bedlington
- Seghill First School

### **Drainage Improvements:**

The area teams were continuously looking and programming future planned works both patching and drainage improvements.

- Underpass at Cramlington

### **LTP - Carriageway Resurfacing**

LTP Carriageway Resurfacing schemes were being programmed and all affected members would be notified in advance.

### **Winter Maintenance**

Since the cold snap during the early to midpart of December winter had quietened down. There was still have half of the Winter season ahead. These were often the harshest few months. They were currently working with suppliers to carry out a mid-season salt restock of 10,000 Tonnes. This restock with the existing 6000 Tonne strategic store at Powburn should give the service more than sufficient levels to see it out till the end of the winter season.

During the last period of bad weather, over 11 days in December, the Winter Services Team had worked 20 hours during a 24 hour period, travelling over 41,420 miles of road network.

In response to members comments, Mr Carle responded as follows:-

- A dual pump system was being used for the underpass as one pump was damaged and the other broken. A new pump was being sourced from a local supplier as the current supplier had let them down.
- The team was thanked for the gritting of roads in Bedlington, and a small stockpile of salt was requested for the Hartlands estate where many residents were elderly. Mr Carle to pass on information to Councillor Taylor.
- Details of sinkages at Eldson Drive and Denholm Drive would be passed on to the Maintenance Engineer.
- White lines on roads were carried out in spring. Details to be passed to Mr Carle.
- The chevron signs for the Free Wood in Bedlington would be chased up with Traffic Management.
- More investment was being looked at to clear gullies at schools.
- Speed issues on the B1331 would be passed to Integrated Transport.
- A make-do repair would be carried out to some potholes and a repair done within 14-28 days.
- Streetworks was responsible for permits and Development Control decided when the work was to be carried out.

Tony Gribbin, Local Services Area Manager provided the following information:

Refuse crews had worked across the entire Christmas period, including bank holiday Tuesday and their efforts had been recognised and praised.

### **Waste Service**

- Refuse collection service worked well over the Christmas period.
  - Very few resident complaints of reports of missed bins.
  - Incorrect collection dates had been published in the Northumberland News publication and staff worked with Comms and staff from other parts of the organisation to leaflet drop to affected households.
  - Refuse staff collected approximately 700 tonnes of residual waste between Christmas and New Year, about 15% increase on the previous collection.
- 
- **Grounds Maintenance**
  - Currently in the winter works programme
  - Progress had been impacted by teams deployed to winter gritting services in support of highways and deployment to the leaflet drop.

- Please submit any work requests regarding hedges and shrubs as soon as possible.
- Leaf clearance close to being completed. Any areas that require further leaf clearance to contact the team.
- The recruitment process of seasonal staff would start soon.

### **Street Cleansing**

- Business as usual

### **Glass Trial Update**

- The trial had continued as per last update in November and was well received.

### **Food Trial Update**

- The weekly trial started w/c 21 November for 10 months.
- There were approximately 4,800 properties in the trial areas.
- The trial was being operated from the Morpeth depot to the following areas Morpeth, (Loansdean and Lancaster Park), Bedlington, Pegswood, Hebron, Longhirst and Ulgham.
- A report on the findings of the trial would be provided for members at the end of the trial period.

### **Bereavement Services**

- No current issues and staff were coping with current service demand.

In response to members' questions, Mr Gribbin responded as follows:

- Parking on grass verges would be looked in to
- There was no spare capacity in the waste service in the south east and a review was ongoing due to the current housing developments across the LAC area and areas in the south east.
- Mr Gribbin had received the email regarding the ivy on the pavilion at Alexandra Park and inspected the building. He had passed this to NCC Assets Team as it was their responsibility.
- In relation to waterlogged area adjacent to Ann Welfare / Cramlington FC pitches, Mr Gribbin had met with Adrian Farer (CJFC) and walked the area that was waterlogged. This had been raised this with colleagues in Countryside. However, some areas waterlogged were / are areas that NCC were not responsible for however, he would endeavour to identify what, if anything, could be done.

The Chair conveyed his thanks to Mr Gribbin and his team, this was echoed by Members.



### **73. BUDGET 2023-24 AND MEDIUM TERM FINANCIAL PLAN**

Councillor Sanderson, Leader provided information on the State of the County reflecting on the work the Council were undertaking based on the Council's priorities of providing value for money, tackling inequalities and delivering growth and jobs. A copy of the presentation would be filed with the signed minutes of the meeting and uploaded to the Committee papers on the Council's website.

He firstly informed members of the news of British Volt and the Devolution Deal outcome for the North East.

The Council continued to invest in education and skills with a number of capital projects coming forward including schools within the Astley and Berwick Partnership, the Port of Blyth; Energy Central Learning Hub in Blyth; Seghill Construction Training Centre and the new Northumberland College.

Following consultation with residents a number of park commemoration schemes had been announced to form a countywide celebration of the life of the late Queen Elizabeth II. Information on what the Council was doing to help address inequalities in health and education, with the belief that all children should be offered the same opportunity in life to flourish, and the financial support being offered to those people most in need were outlined. The response by residents and communities to an appeal for donations to support Ukrainian nationals had been tremendous. The Council's current Capital Programme included over £806m investment in 2022-2026 to ensure that the infrastructure and facilities were provided to drive future growth and job creation within the County along with further investments through the Borderlands Partnership and North of Tyne Combined Authority.

The commitment to maintain frontline services had remained with increased funding for highway maintenance in 2022-23, however the recent bad weather had impacted on the number of defects on the road network being reported. The Council had been praised for its work in supporting people requiring care packages after being discharged from hospital and was grateful for staff who provided this service. There was always a need to attract more care workers and travel allowances had been increased to try to encourage more people into this sector.

A new Chief Executive was to start at the Council on 8 February 2023 and recruitment was also underway for a new Executive Team. The Corporate Plan was to be refreshed to drive improvements in all services and a Strategic Change Programme developed to deliver the things that were most important to residents in a cost-effective way. It was hoped that compulsory redundancies could be avoided, but this could not be guaranteed. The recently announced Government settlement had been better than expected and new legislation would give the Council more power to address issues related to second or vacant homes and the pressure this put on some communities. There would still be inflationary pressures on the budget going

forward in relation to pay and other factors. Details of the proposed budget would be released at the beginning of February and all Members would be invited to the Corporate Services and Economic Growth Overview and Scrutiny Committee on 13 February 2023.

In response to a comment in relation to Bedlington Memorial Schemes, the Leader advised that the schemes could not be installed in every place and tried to cover as many places in the county as possible.

*(Councillor Taylor left the meeting at 5.50 pm).*

Members welcomed the vocational training but questioned the increase in Council Tax.

The Leader explained that all future vacancies would have to be approved and go through a proper process before being agreed, this was to ensure services continued to be delivered. NCT (Northumberland Communities Together) would continue to deliver funding to those who needed it and a Council Tax Support Scheme.

In response to the memorial awards, the Leader stated that if a specific scheme was required to let him know.

Discussion took place on the indicators of deprivation and the use of local contractors to deliver certain services.

In response to the inclusion of high school children to free school meals, the Leader advised that this would need to be discussed with officers and suggested an email to be sent to him to be raised with the Director of Education.

With reference to British Volt, members were informed that the Blyth local MP had been contacted and would also be raised with the Prime Minister. Action would be taken to facilitate a large employer for the plant.

#### **74. LOCAL AREA COUNCIL WORK PROGRAMME**

**RESOLVED** that the Work Programme be noted.

#### **75. DATE AND TIME OF NEXT MEETING**

The next meeting was scheduled for Tuesday 21 February 2023.

**CHAIR** .....

**DATE** .....



## Northumberland County Council

**CRAMLINGTON, BEDLINGTON & SEATON VALLEY LOCAL AREA COUNCIL**

**21 FEBRUARY 2023**

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### **DETERMINATION OF PLANNING APPLICATIONS**

**Report of the Interim Executive Director of Planning and Local Services**

**Cabinet Member:** Councillor C Horncastle

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#### **Purpose of report**

To request the Local Area Council to decide the planning applications attached to this report using the powers delegated to it.

#### **Recommendations**

**The Local Area Council is recommended to consider the attached planning applications and decide them in accordance with the individual recommendations, also taking into account the advice contained in the covering report.**

#### **Key issues**

Each application has its own particular set of individual issues and considerations that must be taken into account when determining the application. These are set out in the individual reports contained in the next section of this agenda.

### **DETERMINATION OF PLANNING APPLICATIONS**

#### **Introduction**

1. The following section of the agenda consists of planning applications to be determined by the Castle Morpeth Local Area Council in accordance with the current delegation arrangements. Any further information, observations or letters relating to any of the applications contained in this agenda and received after the date of publication of this report will be reported at the meeting.

#### **The Determination of Planning and Other Applications**

2. In considering the planning and other applications, members are advised to take into account the following general principles:
  - Decision makers are to have regard to the development plan, so far as it is material to the application

- Applications are to be determined in accordance with the development plan unless material considerations indicate otherwise
  - Applications should always be determined on their planning merits in the light of all material considerations
  - Members are reminded that recommendations in favour of giving permission must be accompanied by suitable conditions and a justification for giving permission, and that refusals of permission must be supported by clear planning reasons both of which are defensible on appeal
  - Where the Local Area Council is minded to determine an application other than in accordance with the Officer's recommendation, clear reasons should be given that can be minuted, and appropriate conditions or refusal reasons put forward
3. Planning conditions must meet 6 tests that are set down in paragraph 206 of the NPPF and reflected in National Planning Practice Guidance (NPPG, March 2014 as amended). They must be:
- Necessary
  - Relevant to planning
  - Relevant to the development permitted
  - Enforceable
  - Precise
  - Reasonable in all other respects
4. Where councillors are contemplating moving a decision contrary to officer advice, they are recommended to consider seeking advice from senior officers as to what constitutes material planning considerations, and as to what might be appropriate conditions or reasons for refusal.
5. Attached as Appendix 1 is the procedure to be followed at all Local Area Councils.

### **Important Copyright Notice**

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### **BACKGROUND PAPERS**

These are listed at the end of the individual application reports.

### **IMPLICATIONS ARISING OUT OF THE REPORT**

**Policy:** Procedures and individual recommendations are in line with policy unless otherwise stated

<b>Finance and value for Money:</b>	None unless stated
<b>Human Resources:</b>	None
<b>Property:</b>	None
<b>Equalities:</b>	None
<b>Risk Assessment:</b>	None
<b>Sustainability:</b>	Each application will have an impact on the local environment and it has been assessed accordingly
<b>Crime and Disorder:</b>	As set out in the individual reports
<b>Customer Considerations:</b>	None
<b>Consultations:</b>	As set out in the individual reports
<b>Wards:</b>	All

Report author : Rob Murfin  
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## **APPENDIX 1: PROCEDURE AT PLANNING COMMITTEES**

### **Chair**

Introduce application

### **Planning Officer**

Updates – Changes to Recommendations – present report

### **Public Speaking**

Objector(s) (5mins)

Local Councillor/Parish Councillor (5 mins)

Applicant / Supporter (5 mins)

NO QUESTIONS ALLOWED TO/ BY PUBLIC SPEAKERS

### **Member's Questions to Planning Officers**

### **Rules of Debate**

Proposal

Seconded

DEBATE

- No speeches until motion is seconded
- Speech may not exceed 10 minutes
- Amendments to Motions
- Approve/ refuse/ defer

### **Vote (by majority or Chair casting vote)**

Chair should read out resolution before voting

Voting should be a clear show of hands.

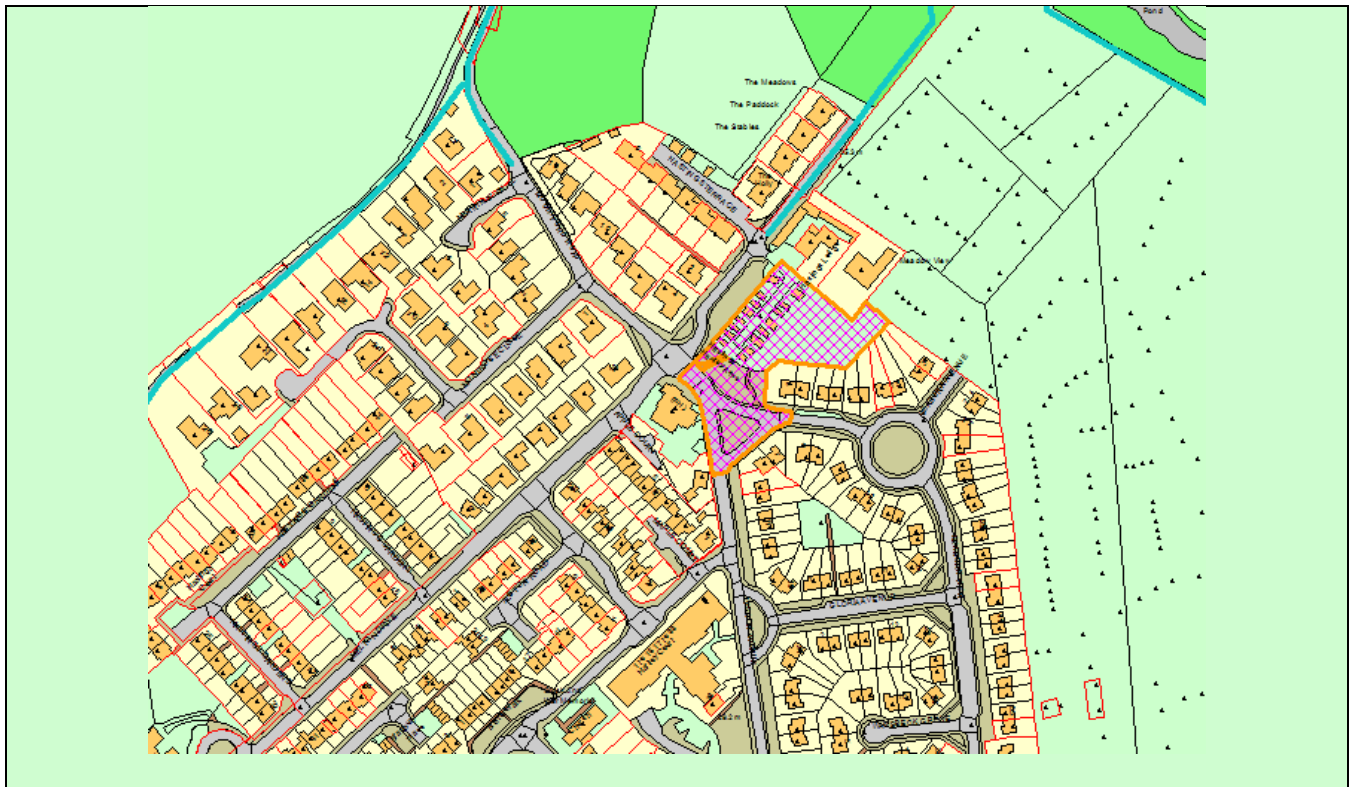


**Northumberland**  
County Council

**Bedlington, Cramlington and Seaton Valley Local Area Council**  
**21<sup>st</sup> February 2023**

<b>Application No:</b>	21/01588/FUL		
<b>Proposal:</b>	Proposed Erection of 9no. 2 Bed Affordable Bungalows.		
<b>Site Address</b>	Land North East Of Hastings Hartley Arms, Lysdon Avenue, New Hartley, Northumberland		
<b>Applicant:</b>	Mr Alasdair Ritchie Wansbeck Business Park , Rotary Parkway , Ashington , NE63 8QZ	<b>Agent:</b>	Alexander Franklin Unit 3 Hexham Enterprise Hub, Burn Lane , Hexham , NE46 3HY
<b>Ward</b>	Hartley	<b>Parish</b>	Seaton Valley
<b>Valid Date:</b>	19 April 2021	<b>Expiry Date:</b>	22 February 2023
<b>Case Officer Details:</b>	Name: Mr Richard Laughton Job Title: Planning Officer Tel No: 01670 622628 Email: richard.laughton@northumberland.gov.uk		

**Recommendation:** That this application be GRANTED permission subject to a s106 to secure affordable housing and a contribution to the Coastal Mitigation Scheme.



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## 1. Introduction

1.1 Under the provisions of the Council's current Scheme of Delegation, this application is being reported to the Cramlington, Bedlington and Seaton Valley Area Committee as it raises significant planning issues.

## 2. Description of the Proposal

2.1 The application seeks planning consent for Proposed Erection of 9no. 2 Bed Affordable Bungalows and Land North East of Hastings Hartley Arms, Lysdon Avenue, New Hartley.

2.2 The site is located in New Hartley adjacent to the. The Hastings Hartley Arms, a Public House. The site is 0.4ha in a residential area. There are existing garages and outbuildings located on the site and an area of green space with mature trees to the eastern corner.

2.3 The proposal includes demolition of the existing garages and outbuildings and construction of 9no bungalows with associated access, car parking, infrastructure and landscaping. The proposed access is from Lysdon Avenue and Seaburn View and the bungalows consist of small terraces arranged around a central access road. All units are inward facing with the rear gardens backing onto the north-west and north east facing site boundaries. The use of materials includes red brick grey roof tiles with the exact specification to be confirmed.

2.4 The supporting planning statement considers that the existing temporary structures are not considered to positively contribute to the character of the surrounding area. The demolition of the outbuildings and garages allows for development of a site which is not currently utilised to its full potential and allows for improvement to the character of the area.

2.5 The site is within the New Hartley Green Belt inset boundary (i.e not in the Green Belt) and is designated as Protected Open Space in the Northumberland Local Plan.

## 3. Planning History

N/A

## 4. Consultee Responses

Seaton Valley Parish Council	Support
Natural England	No objections subject to Coastal Mitigation Scheme
Highways	No objections subject to conditions
Public Protection	No objections subject to conditions
Northumbrian Water Ltd	No objections subject to conditions
Lead Local Flood Authority (LLFA)	No objections subject to conditions
County Ecologist	No objections subject to conditions and contribution to Coastal Mitigation Scheme.



## 5. Public Responses

### Neighbour Notification

Number of Neighbours Notified	37
Number of Objections	2
Number of Support	1
Number of General Comments	0

### Notices

General site notice 20<sup>th</sup> May 2021

No Press Notice Required.

### Summary of Responses:

*“The Council is broadly supportive of this development but wonders that from a Highways Safety perspective, access to the site would be better from Mountford Road rather than from Lysdon Avenue which already has a number of junctions on it?”*

The application has received 2 letters of objection with concerns relating to:

- Loss of open space, trees and impact to ecology
- Poor choice of access into site
- Need to consider previous coal mining history and land stability
- Flooding/drainage
- Noise during construction
- Where will existing garages be located?

The above is a summary of the comments. The full written text is available on our website at: <http://publicaccess.northumberland.gov.uk/online-applications/applicationDetails.do?activeTab=summary&keyVal=QRNWMKQSFSV00>

## 6. Planning Policy

### 6.1 Development Plan Policy

*Northumberland Local Plan 2022 (NLP)*

Policy STP 1 Spatial strategy (Strategic Policy)

Policy STP 2 Presumption in favour of sustainable development (Strategic Policy)

Policy STP 3 Principles of sustainable development (Strategic Policy)

Policy QOP 1 Design principles (Strategic Policy)

Policy QOP 2 Good design and amenity

Policy QOP 4 Landscaping and trees

Policy QOP 5 Sustainable design and construction

Policy QOP 6 Delivering well-designed places

Policy HOU 2 - Provision of new residential development (Strategic Policy)

Policy HOU 5 - Housing types and mix

Policy HOU 6 - Affordable housing provision (Strategic Policy)

Policy HOU 9 - Residential development management

Policy TRA 1 Promoting sustainable connections (Strategic Policy)  
Policy TRA 2 The effects of development on the transport network  
Policy TRA 4 Parking provision in new development  
Policy ENV 2 Biodiversity and geodiversity  
Policy ENV 3 Landscape  
Policy WAT 3 Flooding  
Policy POL 2 Pollution and air, soil and water quality  
Policy INF5 Open Space and facilities for sport and recreation  
Policy INF 6 Planning obligations

*Seaton Valley Neighbourhood Plan*

No relevant policies

## 6.2 National Planning Policy

National Planning Policy Framework (2021) (NPPF)

National Planning Practice Guidance (2020) (NPPG)

## **7. Appraisal**

7.1 The relevant planning consideration in the determination of this application are as follows:

- Principle of Development
- Design and Visual Amenity
- Impact on Residential Amenity
- Highway Safety
- Ecology
- Land Contamination
- Drainage

### **Principle of development**

#### *Spatial Strategy*

7.2 The site is located within the settlement of New Hartley. The Northumberland Local Plan (NLP) aims to deliver sustainable development in Policy STP1 which enhances the vitality of communities across Northumberland, supports economic growth which conserves and enhances the County's unique environmental assets to the main towns of the County and Service Centres including New Hartley. The NLP proposal Maps confirms that the site is within the built-up area of the settlement and the Green Belt inset boundary that surrounds New Hartley. STP1(e) confirms support of sustainable development within Green Belt inset boundaries.

7.3 Policy STP 2 reflects the presumption in favour of sustainable development contained in the National Planning Policy Framework (NPPF). Policy STP 3 states that in applying the presumption in favour of sustainable development in Northumberland, development proposals will be expected to contribute to building a strong, responsive and competitive economy across Northumberland, support more and better jobs, protect and enhance the vitality and viability of Northumberland's town centres and other important economic sectors; provide a type and mix of housing to meet local housing need, including meeting the needs of an ageing population and be accessible by, or be able to be made accessible by public transport, walking or cycling

where feasible, thereby reducing the need to travel for both people and goods, and the dependence on travel by private car and effectively manage the impact on the highway network and utilities infrastructure.

7.4 New Hartley recognised as a service village within the NLP and is served by public transport and comprises facilities including a public house, convenience store and primary school. As such, the site is within a sustainable location and in accordance with NLP Policies STP 1, STP 2 and STP 3.

### *Housing*

7.5 Policy HOU 2 of the NLP states that the delivery of new open market and affordable dwellings in a range of tenures, types and sizes will be supported where it is consistent with meeting the objectively assessed housing needs; making the best and most efficient use of land and buildings; the implementation of necessary enabling transport and utilities infrastructure.

7.6 In accordance with the NPPF, the Council is required to identify and update annually a supply of specific deliverable sites sufficient to provide five years' worth of housing against their housing requirement. The five-year housing land supply position, as well as the Housing Delivery Test, is pertinent to proposals for housing in that paragraph 11(d) and corresponding footnote 8 of the NPPF indicates that the presumption in favour of sustainable development applies where a Local Planning Authority cannot demonstrate a five-year supply of deliverable housing sites or where recent housing delivery is below a 75% threshold. This situation is the principal means by which existing policies relevant to housing can be deemed out-of-date. As identified in the Northumberland Strategic Housing Land Availability Assessment (SHLAA), the Council can demonstrate a plentiful five-year housing land supply from 'deliverable' sites. The forecast 'deliverable' five-year supply for 2021-2026 equated to a 12.5 years housing land supply against the April 2021 minimum Local Housing Need figure, and 11.6 years against the Local Plan's residual annual average requirement. The latest Housing Delivery Test result records that Northumberland achieved 280% delivery against its minimum housing need for the three-year monitoring period 2018-21. Therefore, in the context of paragraph 11(d) and Footnote 8 of the NPPF and NLP Policy STP2, the presumption in favour of sustainable development and 'tilted balance' does not apply, such that existing policies that influence the location, supply and delivery of housing development are not regarded as being out-of-date. Northumberland has also therefore more than satisfied the NPPF paragraph 60 objective of significantly boosting the supply of housing.

7.7 In terms of whether the site is needed to contribute to the distributed housing requirement for the designated neighbourhood plan area in Policy HOU 3 (and Table 7.1) of the NLP, it is the case that the indicative requirement for Seaton Valley of 540, over the Northumberland Local Plan period, can be met from other committed sites. However, this figure is not a maximum limit. NLP Policy HOU 5 of the NLP provides support for the proposal with an aim to provide a range of good quality, energy-efficient homes, including affordable homes, will be provided to deliver a more balanced mix of tenures and housing types and sizes, alongside supported specialist housing for older and vulnerable people.

7.8 It is worthy to note that the supporting text to NLP Policy HOU5 from the Strategic Housing Market Assessment (SHMA) states that the majority of need in Northumberland is expected to be for 2-bedroom and 3-bedroom properties, together

with some 1-bedroom homes, although there is a small need for larger dwellings of 4- or more bedrooms. In terms of dwelling types, need is split equally between houses for families upsizing and first-time buyers/movers, and bungalows or level-access accommodation for older people downsizing, together with flats. Analysis of aspirations and expectations in the SHMA however, suggests a greater need for 1 and 2-bedroom bungalows and level-access flats/apartments, further emphasising the need to meet the needs of an ageing population.

7.9 NLP Policy HOU 7 further expands on this by highlighting that the development of Entry-level Exception Sites for first-time buyers or renters will be supported on sites not allocated for housing adjacent to an existing settlement where: a. There is an evidenced need for affordable entry-level homes; the proposal wholly comprises one-or-more types of affordable housing secured through a Section 106 agreement; The proposal is consistent with the Plan's spatial strategy for sustainable development and is well-related to local services and facilities; The site is no larger than 1.0 hectare or does not exceed 5% of the size of the existing settlement.

7.10 Policy HOU 11 relates to homes for older and vulnerable people. Housing and other residential accommodation which meets the changing needs of older people and vulnerable needs groups and which supports residents' desires to live securely and independently in their own homes and communities over their lifetimes will be delivered wherever possible, by supporting the adaptation of existing homes and the provision of new adaptable homes, including bungalows located in accessible and sustainable central locations well-served by local health, leisure, education and transport facilities.

7.11 New Hartley is a small village with some local amenities but good transport links with regular bus services to Seaton Delaval as such it is a sustainable location for more affordable units. At the time of the submission of the application, there were currently 351 applicants within Holywell, New Hartley, Seaton Delaval, Seghill and Seaton Sluice. Currently there are 1286 Registered Social Landlords (RSL) properties in the area from 2018 stock data of all RSL's using Homefinder.

7.12 Within New Hartley there was 0 bungalows advertised between Sept 2018-19. However 1 bungalow in Holywell, 19 in Seaton Delaval and 6 in Seghill which are all considered to be local were advertised between this time. There are currently 126 (35.9%) existing RSL applicants on Homefinder with 68 (54%) currently in identified housing need (Band 2R or above). From the 126 RSL applicants 55 (44%) are 55 years old or above.

7.12 RSL's currently allow applicants 55 years old and above to bid on bungalows so there may be some need for bungalows assuming that all the above applicants are in need of this type of unit. The site is in an area of existing affordable/social rented stock so the location is suited for further affordable units. All 9 units are 2 bedroom bungalows which the applicant has identified has a specific need for the area.

7.13 The site delivers 9 affordable bungalows and the provision of both affordable rent and shared ownership would be suitable for this area.

7.14 Paragraph 63 of the NPPF states that where a need for affordable housing is identified, planning policies should specify the type of affordable housing required and expect it to be met on-site unless: a) off-site provision or an appropriate financial

contribution in lieu can be robustly justified; and b) the agreed approach contributes to the objective of creating mixed and balanced communities.

7.15 Policy HOU6 of the NLP establishes the criteria and need for the provision of affordable housing in major residential schemes. This expands on the requirements within the NPPF. The application proposes all 9 dwellings to be affordable homes and as the scale of the scheme is not defined as a 'major' application, there is no such policy requirement to secure this provision however, the applicant has still agreed to enter into a section 106 agreement to legally bind this with any permission granted.

7.16 The 100% provision of affordable housing is a welcomed approach and is a positive factor in the overall planning balance. As such, this aspect of the application is in accordance with the NPPF and Policy HOU6 of the NLP.

7.17 Overall, the application would meet the 3 sustainability objectives in the NPPF with economic benefits for job creation during construction and increased expenditure in the local economy from an increase in the local population. The site is within a sustainable location with accessibility to services and delivers 2 bedroom bungalows that would be suitable as entry level properties or for vulnerable or older people addressing social objectives. From an environmental perspective, despite the loss of mature trees, the proposal would develop a section of brownfield land and enhance the appearance of the site with soft landscaping and biodiversity enhancements. The application is in accordance with policies, STP1, STP2, STP3, HOU2, HOU5, HOU7, HOU11 and the NPPF.

#### *Open Space*

7.18 The site is partly recognised as brownfield land as it accommodates outbuildings for residential use. It is also acknowledged however, that the remaining area is open green space comprising mature trees. This secluded area of open space is not visible from the public highway and enclosed to the rear of existing houses, nevertheless there is some visual and amenity value with an undeveloped green space within a built-up residential area and the large mature trees provide some landscape features within the street.

7.19 The site is not allocated as protected open space within the Seaton Valley Neighbourhood Plan which its primary aim, incidentally, is allocating areas of protected open space and Local Green Space Areas. Despite being partly brownfield land, the whole site is allocated as protected open space in the NLP Proposal Map and under Policy INF5 (Open space and facilities for sport and recreation). This states that:

*“The loss of open spaces defined on the Policies Map, or other existing open space, sports and recreational buildings and land, including playing fields, will not be supported unless:*

- a. an assessment has been undertaken which has clearly shown the open space, buildings or land to be surplus to requirements; or*
- b. the loss resulting from the proposed development would be replaced by equivalent or better provision in terms of quantity and quality in a suitable location; or*
- c. the development is for alternative sports and recreational provision, the benefits of which clearly outweigh the loss of the current or former use”*

7.20 7.19 NLP Policy INF 5 (1) follows a similar approach to the NPPF under Paragraph 99 which states that:

*“Existing open space, sports and recreational buildings and land, including playing fields, should not be built on unless:*

- a) an assessment has been undertaken which has clearly shown the open space, buildings or land to be surplus to requirements; or*
- b) the loss resulting from the proposed development would be replaced by equivalent or better provision in terms of quantity and quality in a suitable location”*

7.21 The application has been supported by an Open Space Assessment to demonstrate that the land is surplus to requirements as amenity green space in this location. The study is an appraisal of the quality and function of the application site and surrounding areas of open space. The criteria for the field assessments includes if a site is a welcoming place; security; maintenance and cleanliness; biodiversity and landscape; community involvement. The study demonstrated that there is a wide variety of public open space in New Hartley and the application site is underused, of poor quality and partly used as a storage area.

7.22 The Open Space Assessment concludes:

*“The site is identified within the Open Space, Sport & Recreational Facilities – PPG17 Assessment (2011) as Hastings Lodge (ref: 3207) and it is cited as ‘Amenity Greenspace’ and a site in need of improvement.*

*The standard set out in the Open Space Assessment is “To ensure provision does not fall below the current level of 1.09 ha per 1,000 population”. In relation to the availability, it states: “Area analysis: surplus in the North and South East, deficiency in the West” (page 3). As the site is located within the South East area of Northumberland, the site is located in an area of identified surplus amenity greenspace.*

*The existing site is brownfield land with several disused garages located on the site, it is considered that the site only provides limited open space. Correspondence with the Parish Council states that the site mostly consists of disused garages which does not have recreational value to local people currently, and it is noted that the Parish Council are broadly supportive of the proposed development. This demonstrates that the existing site does not hold value to the local area and areas of open space within New Hartley are better used than the proposal site.*

*The site provides a very small contribution of Open Space (0.39ha, of which 0.11ha is covered by garaging) within the settlement of New Hartley. Within a minutes walking distance from the site, a large area of Protected Open Space is allocated to the north east with several other areas within New Hartley”.*

7.23 The statement provides a credible case highlighting that the existing open space is linked to an area of brownfield land and is of poor recreational quality. There are more accessible areas of open space within the village and the application site does not currently contribute to the open space needs of the local people. There has been 1 objection received which relates to the loss of open space but there doesn't appear to be a general overriding need within the village to retain this small pocket of land for amenity value. In addition, there are comments from Seaton Valley Parish Council that

acknowledge the poor quality of the application site as public open space and the provision of affordable homes is supported.

7.24 The loss to a small area of open space and large mature trees is regrettable and a negative factor in the planning balance however, it has been adequately justified. Taking into consideration the quality, location, lack of identifiable need and alternative sites within the village, there is a strong case to consider that the application site is surplus to requirements and is in an exception within paragraph 99 of the NPPF and Policy INF5 of the NLP.

## **Design**

7.25 NLP Policy HOU 9 Residential developments will be supported where they contribute to a sense of place, which supports community identity and pride.

7.26 Policy QOP1 states that in determining planning applications, design will be assessed against design principles. In summary this includes:

- Be visually attractive and incorporate high quality materials and detailing;
- Respect and enhance the natural, developed and historic environment, including heritage, environmental and ecological assets, and any significant views or landscape setting;
- Ensure that buildings and spaces are functional and adaptable for future uses;
- Facilitate an inclusive, comfortable, user-friendly and legible environment;
- Support health and wellbeing and enhance quality of life; Support positive social interaction and a safe and secure environment, including measures where relevant to reduce the risk of crime and the fear of crime;
- Not cause unacceptable harm to the amenity of existing and future occupiers of the site and its surroundings;
- Incorporate, where possible, green infrastructure and opportunities to support wildlife, while minimising impact on biodiversity and contributing to environmental net gains.

7.27 NLP Policy QOP 4 highlights that new development will be expected to incorporate well-designed landscaping and respond appropriately to any existing landscape features.

7.28 The proposed density and layout of the scheme is appropriate for the size of the site and the number of units proposed does not overdevelop the available space. The central access road into the site positions the two row of terraces within an 'L' shaped formation to promote social cohesion within an informal courtyard area. The proposed design and scale of the dwellings are suitable for 2 bedroom bungalows to avoid appearing overbearing within the existing street layout. The use of facing red brick relates to the surrounding residential development. New Hartley comprising various housing styles and the provision of 2 bedroom bungalows contributes to the objective of creating mixed and balanced communities in accordance with the NPPF.

7.29 The existing area of open space to the rear of the site has no significant amenity value and the loss of trees is necessary to enable the development of housing infrastructure and affordable homes. Those trees that don't conflict with the development are being retained, particularly the dense coverage to the north-west boundary. The trees on site are not legally protected and the scheme includes

compensatory landscaping with additional planting within the site; soft landscaping enhancements to the front of the site and protecting the boundary trees during construction. Whilst NLP QOP 4 does seek to retain existing trees, the considerations in favour of the development outweighs the harm and mitigation has been proposed with tree planting, ornamental shrub planting and native hedging with area of bulb planting within wildflower turf.

7.30 Overall, the scheme in general would redevelop the site to replace the existing unkempt outbuildings and improve the overall appearance from the public domain with soft landscaping. As such, the application is in accordance with NLP Policies HOU 9, QOP 1, QOP 4 and the NPPF.

### **Amenity**

7.31 NLP Policy QOP 2 promotes good design and to ensure amenity a high standard of amenity for existing and future users of the development itself and not cause unacceptable harm to the amenity of those living in, working in or visiting the local area.

7.32 The proposed layout of the development ensures that primary elevations do not overlook each other, and an appropriate separation distance is retained to existing properties. Each dwelling has private outdoor amenity space with adequate distances to the nearest built development to avoid an overbearing impact. Soft landscaping is proposed to enhance amenity for occupants.

7.33 Public Protection has also been consulted and offer no objection on noise grounds with the site being close to the Hastings Hartley Arms Pub. The submitted noise assessment found that any disturbance from the public house beer garden may slightly affect the acoustic character of the area but not to the extent that there is a change in quality of life. It has been recommended however, to ensure that the construction works mitigate the potential disturbance to exiting residents which can be secured via condition.

7.34 Overall, the application is in accordance with NLP policy QOP2 and the NPPF.

### **Ecology**

7.35 Policy ENV 2 states that development proposals affecting biodiversity and geodiversity, including designated sites, protected species, and habitats and species of principal importance in England (also called priority habitats and species), will:

- a. Minimise their impact, avoiding significant harm through location and/or design. Where significant harm cannot be avoided, applicants will be required to demonstrate that adverse impacts will be adequately mitigated or, as a last resort compensated for;
- b. Secure a net gain for biodiversity as calculated, to reflect latest Government policy and advice, through planning conditions or planning obligations

7.36 Any potential impacts on protected habitats/species that may be present will need to be accounted for by way of appropriate avoidance, mitigation and/or enhancement strategies to ensure that favourable conservation status of the population/habitat is at least maintained and to ensure that individual animals are not harmed. Paragraph 179 of the NPPF seeks to promote the conservation, restoration and enhancement of priority habitats, ecological networks and the protection and recovery of priority



species; and identify and pursue opportunities for securing measurable net gains for biodiversity.

7.37 The proposal will mean the loss of a large mature trees and open space to the rear of existing housing. Whilst the loss of trees is regrettable, the provision of sustainable affordable housing should be given significant weight. Existing trees along the northern boundary will be retained and the Seaton Valley Neighbourhood Plan does not identify the land as protected open space. Ecology has requested more ecology enhancements prior to a decision being made

7.38 The proposed landscape plan confirms the trees will be retained around the perimeter of the site with additional planting to the small area of open space near the entrance. The landscaping proposals and inclusion to install bat and bird boxes provide adequate enhancements for biodiversity. There is no objection to the application from the County Ecologist subject to conditions. As such, the application is in accordance with the NPPF.

#### *Coastal Mitigation Service*

7.39 As this is a proposed residential development within 10km of the coast, consideration will need to be given to the impact of increased recreational disturbance to bird species that are interest features of the coastal SSSIs and European sites, and increased recreational pressure on dune grasslands which are similarly protected.

7.40 When developers apply for planning permission for new residential development within the coastal zone of influence, the LPA has to fulfil its obligations under the Wildlife and Countryside Act (for SSSIs) and the Conservation of Habitats and Species Regulations (for SPAs, SACs and Ramsar Sites), by ensuring that the development will not have adverse impacts on designated sites. Until now, we have required the developer to devise suitable mitigation, supported by survey work that they have commissioned. However, due to growing concerns about the effectiveness of mitigation that does not include direct management of the protected areas themselves, the Council has introduced a scheme whereby developers can pay a contribution into a strategic mitigation service which will be used to fund coastal wardens who will provide the necessary mitigation.

7.41 Contribution to the Coastal Mitigation Service enables a conclusion of no adverse effect on site integrity to be reached when a planning application is subject to appropriate assessment, without the developer having to commission any survey or mitigation work. Similarly it enables a conclusion of no adverse effect on the interest features of coastal SSSIs. The contribution for major developments (10 or more units) is set at £615 per unit within 7km of the coast and £307 per unit for those between 7-10km of the coast. Minor developments of 9 units or less contribute £615 per unit within 7km of the coast but are exempt beyond that. This is secured by a S.106 agreement payable on first occupation, or by unilateral undertaking payable prior to commencement for schemes that do not otherwise have S.106 agreements.

7.42 The developer should be aware that paragraph 177 of the NPPF states that the presumption in favour of sustainable development does not apply where the plan or project is likely to have a significant effect on a European site (either alone or in combination with other plans or projects), unless an appropriate assessment has concluded that the plan or project will not adversely affect the integrity of the habitats site. A class Habitat Regulations Assessment has been agreed with Natural England

and applies to all developments where a contribution to the Coastal Mitigation Service has been agreed. Consequently there is no need to complete an individual HRA for each scheme.

7.43 The applicant has agreed to contribute £5,535 (£615 x 9) to the coastal mitigation and is being secured via a s106 agreement. As such the application accords with Policy ENV 2 and the NPPF.

### **Highways**

7.44 Policy TRA 1 of the NLP states that the transport implications of development must be addressed as part of any planning application. Where relevant this includes the use of Transport Assessments, Transport Statements and Travel Plans where applicable and appropriate.

7.45 Policy TRA 2 of the NLP relates to the effects of development on the transport network. All developments affecting the transport network will be required to:

- “a. Provide effective and safe access and egress to the existing transport network;*
- b. Include appropriate measures to avoid, mitigate and manage any significant impacts on highway capacity, congestion or on highway safety including any contribution to cumulative impacts;*
- c. Minimise conflict between different modes of transport, including measures for network, traffic and parking management where necessary;*
- d. Facilitate the safe use of the network, including suitable crossing points, footways and dedicated provision for cyclists and equestrian users where necessary;*
- e. Suitably accommodate the delivery of goods and supplies, access for maintenance and refuse collection where necessary; and*
- f. Minimise any adverse impact on communities and the environment, including noise and air quality”*

7.46 Policy TRA 4 relates to parking provision in new development where an appropriate amount of off-street vehicle parking sufficient to serve new development shall be made available in safe, accessible and convenient locations prior to the development, as a whole or in part, being brought into use. Vehicle parking should normally be provided in accordance with the parking standards set out in Appendix E of the Local Plan

7.47 The proposed development will be located in a residential area of New Hartley. There are pedestrian routes surrounding the site which link to the Public House, New Hartley First School and bus stops to the South. The existing bus stops to the South are serviced by the Arriva X7 Max every 30 minutes and the 58 service to East Hartford once per day (School Bus). The proposed development site is located within a sustainable location.

7.48 A new vehicular access and footway is proposed on the existing junction at Seaburn View. A Road Safety Audit was undertaken to demonstrate that the development can provide safe access and egress to the existing network without conflicting other traffic. The visibility and movement of vehicles for the new access and internal layout have been assessed and considered acceptable for this scheme which is eligible for adoption through an agreement with NCC Highways.

7.49 The proposed development has been assessed in conjunction with the NPPF, Northumberland Local Plan Appendix E of the NLP. The proposed development will see the construction of 9 x 2-bed bungalows and proposes an unallocated approach in terms of car parking with 16 car parking spaces in total with visitor parking being included in this total. The principle of this arrangement is acceptable and encourages the use of sustainable modes of transport such as bus services and in addition, a condition is imposed to secure Electric Vehicle Charging to support mitigation of climate change under the principles identified within NLP Policy STP 4.

7.50 Overall, Highways Development Management has no objections to the application subject to securing further details via conditions relating to a construction method statement; boundary treatment; street trees; implementation of parking area; completion of highway works; maintenance of estate streets; submission of details of adoptable streets; cycle parking; EV charging points and refuse.

7.51 Subject to conditions, Highways Development Management has no objections on highway safety grounds subject and the application is in accordance with Policies TRA 1, TRA 2, TRA 4 and the NPPF.

### **Public Protection**

7.52 Policy POL 1 relates to unstable and contaminated land. Development proposals will be supported where it can be demonstrated that unacceptable risks from land instability and contamination will be prevented by ensuring the development is appropriately located and that measures can be taken to effectively mitigate the impacts.

7.53 Policy POL 2 relate to pollution and air, soil and water quality and development proposals in locations where they would cause, or be put at unacceptable risk of harm from, or be adversely affected by pollution by virtue of the emissions of fumes, particles, effluent, radiation, smell, heat, light, noise or noxious substances will not be supported. Development proposals that may cause pollution of water, air or soil, either individually or cumulatively, are required to incorporate measures to prevent or reduce their pollution so as not to cause nuisance or unacceptable impacts on the environment, people or biodiversity.

7.54 The development site lies within The Coal Authority Standing Advice Area. Public Protection has been consulted and their main concern is in relation to mine gas and the health & amenity of the future occupants of the proposed dwellings. It is recommended that mine gas protection measures be incorporated into the design proposed dwellings to afford protection to the end user. This can be secured via a condition.

7.55 The applicant has submitted supporting information regarding potential contaminated land which states that the potential risk of significant contamination being present on this site is considered to be low to moderate based on the previous and current known site uses (houses with gardens and garages).

7.56 In order to establish the environmental risk based on the findings of the Conceptual Site Model, further intrusive ground investigation in the form of trial pits and mini-percussion boreholes are required to assess the shallow ground condition.

7.57 The applicant has submitted an Air Quality Screening Report and in accordance with the IAQM (Institute of Air Quality Management) document, the effect can therefore be described as not significant.

7.58 There are some concerns regarding construction noise, dust and floodlighting which have the potential to cause loss of amenity to residential premises which are in close proximity to the proposed site. As such conditions are recommended to mitigate the impact. Overall, Public Protection has no objections and the application is in accordance with Policy POL 1, POL 2 and the NPPF.

### **Drainage**

7.59 The application has been supported by drainage proposals to discharge into the existing mains. Northumbrian Water and the LLFA has been consulted and offer no objections subject to conditions to secure appropriate discharge rates. As such the application is in accordance with NLP Policy WAT 3 and WAT 4 the NPPF.

### **Equality Duty**

The County Council has a duty to have regard to the impact of any proposal on those people with characteristics protected by the Equality Act. Officers have had due regard to Sec 149(1) (a) and (b) of the Equality Act 2010 and considered the information provided by the applicant, together with the responses from consultees and other parties, and determined that the proposal would have no material impact on individuals or identifiable groups with protected characteristics. Accordingly, no changes to the proposal were required to make it acceptable in this regard.

### **Crime and Disorder Act Implications**

These proposals have no implications in relation to crime and disorder.

### **Human Rights Act Implications**

The Human Rights Act requires the County Council to take into account the rights of the public under the European Convention on Human Rights and prevents the Council from acting in a manner which is incompatible with those rights. Article 8 of the Convention provides that there shall be respect for an individual's private life and home save for that interference which is in accordance with the law and necessary in a democratic society in the interests of (inter alia) public safety and the economic wellbeing of the country. Article 1 of protocol 1 provides that an individual's peaceful enjoyment of their property shall not be interfered with save as is necessary in the public interest.

For an interference with these rights to be justifiable the interference (and the means employed) needs to be proportionate to the aims sought to be realised. The main body of this report identifies the extent to which there is any identifiable interference with these rights. The Planning Considerations identified are also relevant in deciding whether any interference is proportionate. Case law has been decided which indicates that certain development does interfere with an individual's rights under Human Rights legislation. This application has been considered in the light of statute and case law and the interference is not considered to be disproportionate.

Officers are also aware of Article 6, the focus of which (for the purpose of this decision) is the determination of an individual's civil rights and obligations. Article 6 provides that in the determination of these rights, an individual is entitled to a fair and public hearing within a reasonable time by an independent and impartial tribunal. Article 6 has been subject to a great deal of case law. It has been decided that for planning matters the decision making process as a whole, which includes the right of review by the High Court, complied with Article 6.

## **8. Conclusion**

8.1 The application is located within the settlement of New Hartley within a sustainable location. Whilst there will be a loss of open space, it has been demonstrated that this is surplus to requirements and part of the site is developing upon brownfield land to provide a more efficient use of land and visually improve the site within a residential area. The proposal will be providing 9 affordable bungalows that would help deliver a balanced mix of tenures and housing types where there is a specific need in the area. It is therefore, considered that on balance the positive factors outweigh the loss of open space and as such the application is in accordance with the NLP, Seaton Valley Neighbourhood Plan and NPPF.

8.2 The application is recommended for approval subject to a s106 to secure affordable housing and a contribution to the Coastal Mitigation Scheme.

## **9. Recommendation**

That this application be GRANTED permission subject to the following:

### Conditions/Reason

01. The development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason: To comply with Section 91 of the Town and Country Planning Act 1990 (as amended)

02. The development hereby approved shall be carried out in complete accordance with the approved plans. These plans are:

Proposed Site Plan N81:2928 003 P12  
Proposed External Finishes Plan N81:2928 004 P5  
Proposed Cycle & Bin Storage Plan N81:2928 004 P4  
Proposed Housetype BU4 N81:2928 200 P2  
Proposed Streetscenes N81:2928 300 P3  
Proposed Cycle Storage N81:2928 400 P1  
Detailed Landscape Proposals C-1961-01 Rev A  
Location Plan N81:2928 001 P2

Arboricultural Method Statement for trees on land adjacent to Lysdon Court, New Hartley

Arboricultural Impact Assessment for trees on land adjacent to Lysdon Court, New Hartley

Phase 1 GeoEnvironmental Appraisal 29 May 2020 20104-01

Preliminary Ecological Appraisal New Hartley Oct 2020

Tree Protection Plan (TPP) Retained Trees AIA TPP Dated 09.06.20  
Arboricultural Method Statement AMS TPP 10.06.20  
20104-01 Rev P3 "Engineering Layout" - Coast Consulting;  
20104-SMP01 Rev A "SuDS Maintenance Plan – New Hartley" dated 23 September  
2020 from Coast Consulting; and  
20104-FRA01 "Flood Risk Assessment and Drainage Strategy – Land at Hastings  
Terrace, New Hartley" from Coast Consulting.

Reason: For the avoidance of doubt and in the interests of proper planning.

03. The development hereby permitted shall not be commenced until a details of the disposal of surface water from the development through the construction phase shall be submitted to and agreed with the Local Planning Authority.

Reason: To ensure the risk of flooding does not increase during this phase and to limit the siltation of any on site surface water features in accordance with the NPPF and Northumberland Local Plan.

04. Prior to the first occupation of the development, a verification report carried out by a qualified drainage engineer or a suitably qualified professional must be submitted to and approved by the Local Planning Authority, to demonstrate that all sustainable drainage systems have been constructed as per the agreed scheme. This verification report shall include:

- \* As built drawings for all SuDS components - including dimensions (base levels, inlet/outlet elevations, areas, depths, lengths, diameters, gradients etc);
- \* Construction details (component drawings, materials, vegetation);
- \* Health and Safety file; and
- \* Details of ownership organisation/adoption details.

Reason: To ensure that all sustainable drainage systems are designed to the DEFRA non technical standards in accordance with the NPPF and Northumberland Local Plan.

05. No development shall commence above damp proof course level until a scheme for the provision of bat and bird boxes integrated into the fabric of the buildings shall be submitted to, and approved in writing by, the local planning authority. The scheme shall detail the location, height, orientation, numbers and specification of bird nesting provision. Integrated bird nesting features at a ratio of one per dwelling shall be installed.

Thereafter, the bat and bird boxes shall be installed in accordance with the approved details during the course of construction, and retained as such in perpetuity.

Reason: To protect and enhance the biodiversity of the site in accordance with the NPPF and Northumberland Local Plan.

06. Prior to the erection of rear garden boundaries a scheme detailing how and where all garden boundaries will include a gap at the base measuring 13cm x 13cm to allow continued access through the site for hedgehog shall be submitted to, and approved in writing by, the local planning authority.

Thereafter, the access gaps shall be installed in accordance with the approved details during the course of construction, and retained as such in perpetuity.

Reason: To maintain the population of a priority species in accordance with the NPPF and Northumberland Local Plan.

07. Development shall be implemented in line with the drainage scheme contained within the submitted document entitled "Flood Risk Assessment and Drainage Strategy revision A" dated "August2020". The drainage scheme shall ensure that foul flows discharge to the combined sewer at manhole 8001 and ensure that surface water discharges to the surface water sewer at manhole 8919. The surface water discharge rate shall not exceed the available capacity of 5l/sec that has been identified in this sewer. The final surface water discharge rate shall be agreed by the Lead Local Flood Authority.

Reason: To prevent the increased risk of flooding from any sources in accordance with the NPPF and Northumberland Local Plan.

08. During the demolition and construction periods, there should be no noisy activity, i.e. audible at the site boundary, on Sundays or Bank Holidays or outside the hours: Monday - Friday - 0800 - 1800, Saturday 0800-1300. Any repeatedly noisy activity at any time may render the developer liable to complaints which could result in investigation as to whether a statutory nuisance is being caused

Reason: To safeguard the amenity of neighbouring residential properties in accordance with the NPPF and Northumberland Local Plan.

09. No development shall take place until an emergency contact telephone numbers in the event of a dust complaint being received and a scheme specifying (Dust Management Plan) the provision to control/mitigate dust emanating from the site, shall be submitted to the Local Planning Authority. The agreed scheme shall be implemented in full and maintained until the construction process has been completed. (Guidance on the assessment of dust from demolition and construction can be found at the following: [www.iaqm.co.uk](http://www.iaqm.co.uk)).

Reason: To Safeguard the amenity of neighbouring residential properties in accordance with the NPPF and Northumberland Local Plan.

10. No flood lighting shall be installed unless details have first been submitted to and approved in writing by the Local Planning Authority. The floodlighting shall thereafter be installed and operated fully in accordance with the approved scheme.

Reason: To retain control over floodlighting in the interests of visual amenity in accordance with the NPPF and Northumberland Local Plan.

11. The development hereby permitted shall not be commenced until a scheme to deal with any contamination of land or pollution of controlled waters has been undertaken by a competent and qualified consultant then submitted to and approved in writing by the Local Planning Authority and until the measures approved in that scheme have been implemented. The scheme shall include all the following measures as stated in the Phase1 GeoEnvironmental Appraisal, dated 29th May 2020, Report No: 20104-01, unless the Local Planning Authority dispenses with any such requirement in writing:

- a. Following the demolition and removal of demolition materials a site investigation shall be carried out to characterise the nature and extent of any land contamination fully and effectively and/ or pollution of controlled waters. It shall specifically include a risk assessment that adopts the Source-Pathway-Receptor principle, in order that any potential risks are assessed taking into account the sites existing status and proposed new use. Two full copies of the site investigation and findings shall be forwarded to the Local Planning Authority without delay upon completion.
- b. Thereafter, a written Method Statement (or Remediation Strategy) detailing the remediation requirements for the land contamination and/or pollution of controlled waters affecting the site shall be submitted and approved by the Local Planning Authority, and all requirements shall be implemented and completed to the satisfaction of the Local Planning Authority. No deviation shall be made from this scheme without express written agreement of the Local Planning Authority.
- c. Two full copies of a full closure (Verification Report) report shall be submitted to and approved by the Local Planning Authority. The report shall provide verification that the required works regarding contamination have been carried out in accordance with the approved Method Statement(s). Post remediation sampling and monitoring results shall be included in the closure report to demonstrate that the required remediation has been fully met.

Reason: To ensure that risks from land contamination to the future users of the land and dwellings are minimised and to ensure that the development can be carried out safely without unacceptable risks to any future occupants in accordance with the National Planning Policy Framework and Northumberland Local Plan.

12. If during development contamination not previously considered is identified, then an additional method statement regarding this material shall be submitted to and approved in writing by the Local Planning Authority. No building shall be occupied until the method statement has been submitted to and approved in writing by the Local Planning Authority, and measures proposed to deal with the contamination have been carried out. [Should no contamination be found during development then the applicant shall submit a signed statement indicating this to discharge this condition].

Reason: To ensure that any contaminants not previously considered within the site are dealt with in an appropriate manner to afford protection to the end user in accordance with the National Planning Policy Framework and Northumberland Local Plan.

13. No buildings shall be constructed until a report detailing the protective measures to prevent the ingress of ground gases, including depleted Oxygen (<19%), to the CS2 standard specified in BS8485:2015 (Code of Practice for the design of protective measures for Methane and Carbon Dioxide ground gases for new buildings), have been submitted to and approved in writing by the Local Planning Authority.

The report shall contain full details of the validation and verification assessment to be undertaken on the installed ground gas protection, as detailed in CIRIA C735 (Good practice on the testing and verification of protection systems for buildings against hazardous ground gases)



Reason: In order to prevent any accumulation of ground gas, which may potentially be prejudicial to the health & amenity of the occupants of the respective properties in accordance with the National Planning Policy Framework and Northumberland Local Plan.

14. The development shall not be brought into use until the applicant has submitted a validation and verification report to the approved methodology in Condition 13, which has been approved in writing by the LPA.

Reason: In order to prevent any accumulation of ground gases, which may potentially be prejudicial to the health of the future occupiers in accordance with the National Planning Policy Framework and Northumberland Local Plan.

15. Notwithstanding any description of the materials in the application, no development shall commence above damp proof course level until precise details of the materials to be used in the construction of the external walls and roofs of the buildings have been submitted and approved in writing by, the Local Planning Authority. All roofing and external facing materials used in the construction of the development shall conform to the materials thereby approved.

Reason: To retain control over the external appearance of the development in the interests of amenity and in accordance with the National Planning Policy Framework and Northumberland Local Plan.

16. The landscaping of the site shall be carried out in accordance with the approved plans within the first planting season following first occupation or substantial completion or within such other time as may be approved with the Local Planning Authority in writing beforehand. The landscaped areas shall be maintained to ensure establishment of the approved scheme, including watering, weeding and the replacement of any plants which fail within a period up to 5 years from the completion of the development.

Reason: In the interests of visual amenity and the satisfactory appearance of the development upon completion, and in accordance with the National Planning Policy Framework and Northumberland Local Plan.

17. Development shall not commence until a Demolition and Construction Method Statement, together with a supporting plan has been submitted to and approved in writing by the Local Planning Authority. The approved Demolition and Construction Method Statement shall be adhered to throughout the demolition and construction periods. The Demolition and Construction Method Statement and plan shall, where applicable, provide for: i. details of temporary traffic management measures, temporary access, routes and vehicles; ii. vehicle cleaning facilities; iii. the parking of vehicles of site operatives and visitors; iv. the loading and unloading of plant and materials; v. storage of plant and materials used in constructing the development

Reason: To prevent nuisance in the interests of residential amenity and highway safety, in accordance with the National Planning Policy Framework and Policy TRA2 of the Northumberland Local Plan.

18. No dwelling shall be occupied until details of the proposed boundary treatment and visibility splays at the site access clear of obstructions to the driver's eye line have

been submitted to and approved in writing by the Local Planning Authority. The approved details shall be implemented before the development is occupied.

Reason: In the interests of visual amenity and highway safety, in accordance with the National Planning Policy Framework and Policy TRA1 of the Northumberland Local Plan.

19. No part of the development shall be occupied until details of street trees have been submitted to and approved in writing by the Local Planning Authority. The approved street trees shall be implemented prior to first occupation. Thereafter, the street trees shall be incorporated to the management strategy.

Reason: In the interests of highway safety and sustainable development, in accordance with the National Planning Policy Framework and Policy TRA1 of the Northumberland Local Plan.

20. No dwelling shall be occupied until the car parking area indicated on the approved plans has been implemented in accordance with the approved plans. Thereafter, the car parking area shall be retained in accordance with the approved plans and shall not be used for any purpose other than the parking of vehicles associated with the development.

Reason: In the interests of highway safety, in accordance with the National Planning Policy Framework and Policy TRA4 of the Northumberland Local Plan.

21. No dwelling shall be occupied until details of the full scheme of proposed highway works have been submitted to and approved in writing by the Local Planning Authority. The building(s) shall not be occupied until the highway works have been constructed in accordance with the approved plans.

Reason: In the interests of highway safety, in accordance with the National Planning Policy Framework and Policy TRA2 of the Northumberland Local Plan.

22. No development above damp-proof course level shall commence until details of proposed arrangements for future management and maintenance of the proposed streets within the site have been submitted to and approved in writing by the Local Planning Authority. Following occupation of the first dwelling on the site, the streets shall be maintained in accordance with the approved management and maintenance details.

Reasons: To ensure estate streets serving the development are completed in the interests of residential amenity and highway safety, in accordance with the National Planning Policy Framework and Policies TRA1 and TRA2 of the Northumberland Local Plan.

23. No works to the streets proposed for adoption shall commence until full engineering, drainage, street lighting and constructional details of the streets proposed for adoption have been submitted to and approved in writing by the Local Planning Authority. Thereafter, the development shall be constructed in accordance with the approved details, unless otherwise agreed in writing with the Local Planning Authority.

Reason: In the interests of highway safety and to safeguard the amenities of the locality and users of the highway in accordance with the National Planning Policy Framework and Policies TRA1 and TRA2 of the Northumberland Local Plan.

24. No dwelling shall be occupied until cycle parking shown on the approved plans has been implemented. Thereafter, the cycle parking shall be retained in accordance with the approved plans and shall be kept available for the parking of cycles at all times.

Reason: In the interests of highway safety, residential amenity, and sustainable development, in accordance with the National Planning Policy Framework and Policy TRA1 of the Northumberland Local Plan.

25. Prior to occupation details of Electric Vehicle Charging shall be submitted to and approved in writing by the Local Planning Authority. The approved electric vehicle charging points shall be implemented before each dwelling is occupied. Thereafter, the electric vehicle charging points shall be retained in accordance with the approved details and shall be kept available for the parking of electric vehicles at all times.

Reason: In the interests of Sustainable Development, in accordance with the National Planning Policy Framework and Policy TRA1 of the Northumberland Local Plan.

26. No external refuse or refuse containers shall be stored outside of the approved refuse storage area except on the day of refuse collection.

Reason: In the interests of the amenity of the surrounding area and highway safety, in accordance with the National Planning Policy Framework and Policies TRA1 and TRA2 of the Northumberland Local Plan

27. Notwithstanding the provisions of the Town and Country Planning General Permitted Development Order 2015 as amended (or any subsequent Order amending, revoking or re-enacting that Order), no extensions, porches, dormer windows, roof lights or free standing buildings or structures shall be added to or constructed within the curtilage of the dwelling house hereby permitted without the prior grant of planning permission from the Local Planning Authority.

Reason: In order that the impact on the appearance of the dwellings house is properly assessed and to ensure adequate outdoor amenity space in accordance with the NPPF and Northumberland Local Plan.

28. Development shall not commence until details of the existing and proposed site levels have been submitted to and approved in writing by the Local Planning Authority. The approved details shall be implemented before the development is brought into use.

Reason: In the interests of visual amenity of the area, in accordance with the National Planning Policy Framework and Northumberland Local Plan.

## **Informatives**

Great crested newt are a European protected species and fully protected under Schedule 5 of the Wildlife and Countryside Act 1981 (as amended) and the

Conservation of Habitats and Species Regulations 2017 (as amended). Making it an offence to:

- capture, kill, disturb or injure great crested newts deliberately
- damage or destroy a breeding or resting place
- obstruct access to their resting or sheltering places (deliberately or by not taking enough care)
- possess, sell, control or transport live or dead newts, or parts of them
- take great crested newt egg

Whilst working, developers should avoid leaving piles of rubble or chemicals and equipment which may encourage the species onto the site and lead to their harm. Should a great crested newt be found then work should stop immediately, and an ecologist contacted to provide further advice.

### **Section 38 Agreement and adoption of highways**

You are advised to contact the Council's Highway Development Management team at [highwaysplanning@northumberland.gov.uk](mailto:highwaysplanning@northumberland.gov.uk) concerning the need for a Section 38 Agreement of the Highway Act 1980 relating to the adoption of new highways

### **Section 278 Agreement and works in adopted highway**

You are advised that offsite highway works required in connection with this permission are under the control of the Council's Technical Services Division and will require an agreement under section 278 of the Highway Act 1980. These works should be carried out before first occupation of the development. All such works will be undertaken by the Council at the applicant's expense. You should contact Highway Development Management at [highwaysplanning@northumberland.gov.uk](mailto:highwaysplanning@northumberland.gov.uk) to progress this matter.

### **Highway condition survey**

You should note that a highway condition survey should be carried out before the commencement of demolition and construction vehicle movements from this site. To arrange a survey contact Highway Development Management at [highwaysplanning@northumberland.gov.uk](mailto:highwaysplanning@northumberland.gov.uk).

### **Reminder to not store building material or equipment on the highway**

Building materials or equipment shall not be stored on the highway unless otherwise agreed. You are advised to contact the Streetworks team on 0345 600 6400 for Skips and Containers licences.

### **Contact Local Highway Authority - Management and Maintenance of Estate Streets**

The applicant is advised that to discharge condition 22 the Local Planning Authority requires a copy of a completed agreement between the applicant and the Local Highway Authority under Section 38 of the Highways Act 1980 or the constitution and details of a Private Management and Maintenance Company confirming funding, management and maintenance regimes. You can contact Highway Development Management at [highwaysplanning@northumberland.gov.uk](mailto:highwaysplanning@northumberland.gov.uk).

### **Contact Local Highway Authority - Submission of details of adoptable streets**

The applicant is advised to obtain a technical approval for all estate street details from

the Local Highway Authority prior to the submission of such approved details to the Local Planning Authority to discharge condition [HWD12] of this permission. You can contact the Highway Development Management at [highwaysplanning@northumberland.gov.uk](mailto:highwaysplanning@northumberland.gov.uk).

**Background Papers:** Planning application file(s) 21/01588/FUL

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# Northumberland County Council

## Appeal Update Report

Date: February 2023

### Planning Appeals

**Report of the Director of Planning**

**Cabinet Member:** Councillor CW Horncastle

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#### **Purpose of report**

For Members' information to report the progress of planning appeals. This is a monthly report and relates to appeals throughout all 5 Local Area Council Planning Committee areas and covers appeals of Strategic Planning Committee.

#### **Recommendations**

To note the contents of the report in respect of the progress of planning appeals that have been submitted to and determined by the Planning Inspectorate.

#### **Link to Corporate Plan**

This report is relevant to all of the priorities included in the NCC Corporate Plan 2018-2021 where identified within individual planning applications and appeals.

#### **Key issues**

Each planning application and associated appeal has its own particular set of individual issues and considerations that have been taken into account in their determination, which are set out within the individual application reports and appeal decisions.

# Recent Planning Appeal Decisions

## Planning Appeals Allowed (permission granted)

Reference No	Proposal and main planning considerations	Award of costs?
None		

## Planning Appeals Split Decision

Reference No	Proposal and main planning considerations	Award of costs?
None		

## Planning Appeals Dismissed (permission refused)

Reference No	Proposal and main planning considerations	Award of costs?
20/03389/FUL	<p>Proposed residential development of four dwellings (as amended 21.12.2020) - land south of Centurion Way, Heddon-on-the-Wall</p> <p>Main issues: development would appear as an incongruous and over dominant addition to the street scene resulting in significant harm to the visual amenity of the locality.</p> <p>Committee Decision - Officer Recommendation: Approve</p>	No
21/02377/FUL	<p>Retrospective: Construction of carport in existing car park to provide cover for three car parking spaces and provide shelter for diners during COVID – Feathers Inn, Hedley, Stocksfield</p> <p>Main issues: inappropriate development in the Green Belt; and the design and materials adversely impact on the character of the site and its surroundings.</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>	No
21/04982/FUL	<p>Resubmission: Erection of 5no. custom self build homes, with associated garages, car parking and landscaping – land north of 30 Longhirst Village, Longhirst</p>	No



	<p>Main issues: development in the open countryside; inappropriate development in the Green Belt; detrimental impact on the rural character of the site and wider landscape; harm to the setting and significance of the Conservation Area; insufficient information to assess archaeological impacts; insufficient information to assess impacts on protected species; and fails to address disposal of surface water.</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>	
20/02026/COU	<p>Change of use of 8no. Holiday cottages to residential dwellings – 1 - 4 Bamburgh Cottages and 5 - 8 Craster Cottages, Northumbrian Hills, Burgham Park, Felton</p> <p>Main issues: unnecessary and unjustified residential development in the open countryside.</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>	No
22/00042/LBC	<p>Listed building consent to replace 6 windows with similar casement windows with wooden rather than plastic dividers – Broomhaugh Farm, Broomhaugh, Riding Mill</p> <p>Main issues: would result in loss of historic fabric and fail to preserve the special historic interest of the building, and would cause less than substantial harm to the listed building.</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>	No

### Planning Casework Unit Referrals

Reference No	Proposal and main planning considerations	Award of costs?
None		

# Planning Appeals Received

## Appeals Received

Reference No	Description and address	Appeal start date and decision level
21/04426/CLEXIS	<p>Certificate of lawful development of existing vehicular access from the B6318 – land on Hadrian’s Wall remains south of Black Pasture Cottage, Brunton Bank, Wall</p> <p>Main issues: lack of information and evidence as submitted to grant certificate.</p>	<p>28 April 2022</p> <p>Appeal against non-determination</p>
19/01687/FUL	<p>Change of use of land for the siting of up to 60 static caravans, along with associated infrastructure and hard and soft landscaping. Archaeological report received 09.2.2021 and amended site location plan received 26.02.21 - land north west of Springwood, Coast View, Swarland</p> <p>Main issues: obtrusive development in the rural landscape that would adversely affect the rural setting and visual relationship between Swarland and wider countryside setting.</p>	<p>1 June 2022</p> <p>Committee Decision - Officer Recommendation: Refuse</p>
21/03532/FUL	<p>Restore and re-build existing derelict dwellings to create single dwelling house with attached holiday-let and erection of ancillary workshop/agricultural storage building – land south west of Woodbine Cottage, Carrshield</p> <p>Main issues: significant works required to existing structure therefore conversion is unacceptable as a matter of principle; design would not respect historic character of the building and would affect the character of the North Pennines AONB; new outbuilding would be inappropriate in size and scale in the open countryside with impacts on the landscape and the AONB; insufficient information to assess ecological impacts of the proposals; and insufficient information to assess archaeological impacts.</p>	<p>16 August 2022</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>
20/02094/FUL	<p>Remove green keepers compound and erection of 48 dwellings (including 10 affordable houses) plus upgrade of access road, electric substation, SUDs, domestic package treatment works and domestic gas storage.- Amended description – land north</p>	<p>17 August 2022</p> <p>Committee Decision - Officer Recommendation:</p>

	<p>west of Burgham Park Golf Club, Felton</p> <p>Main issues: inappropriate development in the Green Belt; unnecessary and unjustified development in the open countryside and unsustainable location; and lack of completed S106 Agreement in respect of affordable housing, education, health and a Habitat Maintenance and Management Plan</p>	Approve
22/01413/FUL	<p>Dormer window to roof slope on principal (south) elevation – 3 Dene Park, Darras Hall, Ponteland</p> <p>Main issues: design, scale and massing would not be subordinate to the dwelling and would be out of character in the street scene.</p>	<p>27 September 2022</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>
19/04687/OUT	<p>Outline permission for development for up to 43 residential dwellings (Use Class C3), demolition, infrastructure, access, open space and landscaping (All matters reserved except for access) - land north of Eilansgate, Hexham</p> <p>Main issues: inappropriate development in the Green Belt; lack of information in relation to ecological impacts; loss of woodland and larger trees would impact the setting of the Conservation Area; lack of information in relation to drainage and flood risk; and the application does not secure necessary planning obligations in respect of affordable housing, healthcare and education.</p>	<p>27 September 2022</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>
22/01100/FUL	<p>Timber shed for storage of tools and equipment required to maintain the woods and culverts. (Retrospective application) - Ochre Wood, Corbridge</p> <p>Main issues: inappropriate development within the open countryside and Green Belt; and insufficient information on access and car parking arrangements.</p>	<p>31 October 2022</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>
21/01112/FUL	<p>Replacement of existing store and smoking shelter within the rear car park with a shipping container to provide outdoor food and drink service ancillary to Beadnell Towers Hotel – Beadnell Towers Hotel, The Wynding, Beadnell</p> <p>Main issues: harm to the setting of the listed building and Conservation Area; and fails to conserve or enhance the Northumberland Coast AONB.</p>	<p>31 October 2022</p> <p>Committee Decision - Officer Recommendation: Refuse</p>

21/04958/FUL	<p>Resubmission - Retrospective application for outdoor dining facilities within car parking area to front. Material amendment to roof covering and part timber cladding – Percy Arms, Chatton</p> <p>Main issues: development results in harm to the character and appearance of the Conservation Area; and substandard access to rear car park.</p>	<p>1 November 2022</p> <p>Committee Decision - Officer Recommendation: Approve</p>
21/03396/FUL	<p>Construction of 3no. residential cottages with associated garages, access, car parking and landscaping and demolition of existing outbuilding(s) and extension(s) to 4 &amp; 5 Front Street with replacement extension(s) and internal alterations - 4 and 5 Front Street, Capheaton</p> <p>Main issues: proposals are not commensurate with the size of the settlement and encroach into the open countryside, adversely impacting on the setting and appearance of the settlement and surrounding countryside; proposals result in harm to the heritage assets and their setting without clear and convincing justification of this harm or public benefits to outweigh the harm; layout, scale and design as well as pattern of development would be detrimental to local vernacular and character; lack of information on car parking, access arrangements, refuse, drainage and opportunities to promote walking, cycling and public transport; and proposals result in biodiversity net loss.</p>	<p>2 November 2022</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>
21/03397/LBC	<p>Listed Building Consent for demolition of existing outbuilding(s) and extension(s) to 4 &amp; 5 Front Street with replacement extension(s), internal alterations and alterations to boundary walls – 4 and 5 Front Street, Capheaton</p> <p>Main issues: proposals result in harm to the heritage assets without clear and convincing justification of this harm or public benefits to outweigh the harm.</p>	<p>2 November 2022</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>
22/00393/FUL	<p>Siting of 'Timber Living Trailer' - land south of Jubilee Cottages, West Woodburn</p> <p>Main issues: site is in the open countryside and not in a sustainable or accessible location; and adverse impacts on the open countryside and landscape.</p>	<p>3 November 2022</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>

21/02696/S106A	<p>Variation of S106 Agreement relating to planning permission A/2004/0323 dated 3rd February 2005 – Hawkshaw, Old Swarland, Swarland</p> <p>Main issues: the S106 continues to serve a useful purpose and insufficient information has been submitted to demonstrate that there is no longer a requirement for discount market value accommodation for a local person(s) in the area.</p>	<p>7 November 2022</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>
22/00749/OUT	<p>Outline application for demolition of existing garage and stable block and construction of new dwellinghouse (all matters reserved) - building and land west of Roecliffe, Ladycutter Lane, Corbridge</p> <p>Main issues: appeal against imposition of a condition in the decision notice that limits the siting and scale of the new dwelling.</p>	<p>9 November 2022</p> <p>Delegated Decision - Officer Recommendation: Approve</p>
21/04002/FUL	<p>Proposed 6no. Yurts and associated structure for holiday and tourism – land south-east of Alnham House, Alnham Main Road, Alnham</p> <p>Main issues: the site is not in an accessible location; and results in incursion into the open countryside and fails to respect the intrinsic character and beauty of the area.</p>	<p>17 November 2022</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>
22/00913/FUL	<p>Resubmission of approval 18/03632/REM for the construction of two detached dwellings and associated works – land to north west of Blue House Farm Cottages, Blue House Farm Road, Netherton Colliery</p> <p>Maini issues: isolated residential development in the open countryside; and no planning obligation secured in respect of a contribution to the Coastal Mitigation Service or other alternative mitigation.</p>	<p>7 December 2022</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>
21/04208/FUL	<p>Proposal to erect a single self-build dwelling house – land south west of Hazeldene Cottage, Sinderhope</p> <p>Main issues: isolated development in the open countryside in an unsustainable location; fails to conserve and enhance the natural beauty and scenic qualities of the North Pennines AONB; visibility splays from the access are inadequate; insufficient information to assess ecological impacts; and insufficient information regarding foul water drainage.</p>	<p>7 December 2022</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>

22/00262/FUL	Demolition of existing extension and rebuilding an extension – 1 Sandridge, Newbiggin-by-the Sea  Main issues: unacceptable design with detrimental loss and alteration of a historic building group with harm to the Conservation Area.	8 December 2022  Delegated Decision - Officer Recommendation: Refuse
22/01675/FUL	Erection of 1 no. Dwelling (C3 use) - land south of Old Smithy, Widdrington Village  Main issues: development in the open countryside; harm to the setting of a Grade I listed building with no public benefits; and no unilateral undertaking has been completed to secure a contribution to the Coastal Mitigation Service.	19 December 2022  Delegated Decision - Officer Recommendation: Refuse
22/03313/AGTRES	Prior notification for change of use and conversion of agricultural building to single dwelling – The March Barn, Welton  Main issues: the proposal involves significant building operations that go beyond what is reasonably necessary to convert the building and therefore it is not permitted development.	21 December 2022  Delegated Decision - Officer Recommendation: Refuse
21/01833/FUL	Development of 60 no. Pitches for holiday accommodation comprising touring caravan/campervan pitches and tents – land at Elwick Farm, Belford  Main issues: unsustainable major tourism in the open countryside; lack of information in relation to impacts on wildlife; lack of information in respect of a nutrient calculation relating to the Lindisfarne SPA; and lack of information relating to surface water drainage and highways.	10 January 2023  Delegated Decision - Officer Recommendation: Refuse
22/00394/FUL	Retrospective: Construction of pergola and decking within existing beer garden – The Dyvels Hotel, Station Road, Corbridge  Main issues: inappropriate development in the Green Belt with no demonstrated very special circumstances to outweigh the harm; and harm to the character and appearance of the building and the surrounding area.	13 January 2023  Delegated Decision - Officer Recommendation: Refuse

# Recent Enforcement Appeal Decisions

## Enforcement Appeals Allowed

Reference No	Description and address	Award of costs?
None		

## Enforcement Appeals Dismissed

Reference No	Description and address	Award of costs?
None		

# Enforcement Appeals Received

## Appeals Received

Reference No	Description and address	Appeal start date
20/01383/ENDEVT	Material change of use of the land from use for agriculture to a vehicle parking area – School House Farm, Kiln Pit Hill, Consett  Appeal against Enforcement Notice and linked with appeal submitted against refusal of 20/01457/CLEXIS (see above).	9 February 2022  Inquiry date: 16 May 2023
22/00022/NOTICE	Unauthorised dwelling – Horsley Banks Farm, Horsley	6 April 2022  Hearing date: 22 November 2022
22/00023/NOTICE	Unauthorised stable buildings – Horsley Banks Farm, Horsley	6 April 2022  Hearing date: 22 November 2022
18/01525/ENDEVT	Change of use of the land for the stationing of 2 caravans including a linking structure for residential purposes - School House Farm, Kiln Pit Hill, Consett	29 April 2022



18/01525/ENDEVT	Erection of a building used to house parrots and other animals; the erection of a corrugated steel barn; the erection of 2 timber structures to accommodate birds; and the construction of a hardstanding area - School House Farm, Kiln Pit Hill, Consett	29 April 2022
19/01230/ENDEVT	Material change of use of the land from agricultural use for the siting of a shepherd's hut for use as holiday let accommodation - land south east of Closehead, Otterburn	29 June 2022

## Inquiry and Hearing Dates

Reference No	Description and address	Inquiry/hearing date and decision level
20/01457/CLEXIS	<p>As amended: Use of land to the west of School House Farm, Kiln Pit Hill (as outlined in red on amended location plan received 16/9/21) as a Motocross Track with associated visitor parking, catering van, portable toilet, security gates and sign in shed. Operating times throughout the year (excluding every Tuesday together with Christmas Day, Boxing Day and New Years Day when it is closed) are 8am-5pm (bikes allowed on tracks from 10am-4pm only) with additional opening hours of 4pm-7pm on Monday, Wednesday and Friday during the months of May, June, July, August and September (amended 29/9/21) - Motorcycle track west of School House Farm, Kiln Pit Hill</p> <p>Main issues: the submitted evidence fails to demonstrate that the lawful use is as described in the application.</p>	<p>Inquiry date: 16 May 2023</p> <p>Delegated Decision - Officer Recommendation: Refuse</p>



## Implications

<b>Policy</b>	Decisions on appeals may affect future interpretation of policy and influence policy reviews
<b>Finance and value for money</b>	There may be financial implications where costs are awarded by an Inspector or where Public Inquiries are arranged to determine appeals
<b>Legal</b>	It is expected that Legal Services will be instructed where Public Inquiries are arranged to determine appeals
<b>Procurement</b>	None
<b>Human resources</b>	None
<b>Property</b>	None
<b>Equalities (Impact Assessment attached?)</b> <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No <input type="checkbox"/> N/a	Planning applications and appeals are considered having regard to the Equality Act 2010
<b>Risk assessment</b>	None
<b>Crime and disorder</b>	As set out in individual reports and decisions
<b>Customer consideration</b>	None
<b>Carbon reduction</b>	Each application/appeal may have an impact on the local environment and have been assessed accordingly
<b>Wards</b>	All where relevant to application site relating to the appeal

### Background papers

Planning applications and appeal decisions as identified within the report.

### Report author and contact details

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## Northumberland County Council

COMMITTEE: CRAMLINGTON, BEDLINGTON AND SEATON VALLEY  
LOCAL AREA COUNCIL

DATE: 21 FEBRUARY 2023

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### **LOCAL TRANSPORT PLAN PROGRAMME 2023-24**

**Cabinet Member:** John Riddle, Cabinet Member for Environment and Local Services

**Report of the Interim Executive Director:** Rob Murfin, Interim Executive Director of Planning and Local Services

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#### **Purpose of report**

This report sets out the details of the draft Local Transport Plan (LTP) programme for 2023-24 for consideration and comment by the Local Area Council, prior to final approval of the programme by the Executive Director responsible for Local Services in consultation with the Cabinet Member for Environment and Local Services.

#### **Recommendations**

Members of the Local Area Council are asked to comment on the proposals, so that their comments can be considered in the finalisation of the LTP programme for 2023-24.

#### **Link to Corporate Plan**

This report is relevant to the following key themes in the Corporate Plan for 2021-2024:

- Enjoying, Connecting - We will maintain, protect and enhance the environment, prioritising our commitments on Climate Change. We will deliver high-quality services in all our communities and secure investment in housing and transport across the County.

#### **Key issues**

1. The Local Transport Plan grant allocation is determined for the Council by the Department of Transport (DfT). The DfT have yet to confirm the capital allocations for 2023/24 and beyond. Subsequently, at this stage an indicative settlement of £23,488,124 has been assumed, based on the LTP allocation received from the DfT at the start of 2022/23.

2. A sum of £62,500 of the overall allocation will be retained by the North East Joint Transport Committee to cover central transport costs of the Joint Transport Committee. A £23,425,624 Council Local Transport Plan programme has therefore been developed for 2023-24, consisting of improvements and maintenance schemes to address four key areas: Sustainable Transport; Safety; Roads; and Bridges, Structures & Landslips.
3. Appendix A to D sets out the details of the recommended LTP Programme for 2023-24.
4. The final LTP programme will need to be reviewed and refined as appropriate to reflect the actual level of funding received from DfT and following consideration of feedback from the LACs, before being finalised in late February 2022.

## **Background**

### **LTP PROGRAMME 2023 - 24**

5. The draft LTP programme 2023/24 is based on an indicative settlement from DfT of £23,488,124, which reflects the LTP allocation received from the DfT at the start of 2022/23 and is the expected allocation for 23/24. This is made up of an indicative allocation of £21,780,000 for maintenance and £1,708,124 for integrated transport improvements. A sum of £62,500 of the integrated transport allocation will be retained by the North East Joint Transport Committee to cover central transport costs of the Joint Transport Committee, leaving a funding allocation for the Council's 2022/23 LTP programme of £23,425,624.
6. As in recent years, the highway maintenance element of the settlement is expected to include a contribution from the Highway Maintenance Incentive fund initiative. The capital funding from this element assumes that the Council retains the highest possible band 3 status and receives the maximum available funding. Confirmation of the funding settlement from the DfT is expected by the end of March 2023.
7. The £23,425,624 Local Transport Plan programme developed for 2023-24 consists of improvements and maintenance schemes to address four key areas: Sustainable Transport; Safety; Roads; and Bridges, Structures & Landslips, the details of the 2023/24 LTP programme are set out in Appendix A to D.
8. The summary of proposed expenditure in 2023-24 across scheme types is as follows:

<b>Appendix</b>	<b>Scheme Type</b>	<b>Proposed Expenditure</b>
<b>A</b>	Sustainable Transport	£2,085,000
<b>B</b>	Safety	£2,032,000
<b>C</b>	Roads	£16,102,624
<b>D</b>	Bridges, Structures and Landslips	£3,206,000
	<b>Total Programme</b>	<b>£23,425,624</b>

9. The LTP programme has been developed following a comprehensive review of the needs for the maintenance of the highway asset, identified road safety issues and potential improvement of the highway and transport network. Requests for improvements and maintenance received from the local community over time are recorded in the Directory of Requests database. County Council Members and Town and Parish Councils were provided with details of requests made from their own areas throughout the previous year and they are asked to take these into account when considering any priorities they submit for the programme.
10. Priorities for the 2023-24 programme were invited from County Council Members and Town and Parish Councils during early summer 2022 and those put forward have been assessed against criteria from the Local Transport Plan and Transport Asset Management Plan (TAMP). These are then combined with consideration of road safety improvement needs, based on accident statistics and other data sources, and the asset management needs of the overall highway network, based on inspections, condition data and the network hierarchy, to determine an overall programme of capital investment.
11. It should be noted that in some cases the budget allocations contained in the Appendices to this report are estimates only. At this stage it is the issue or problem that has been prioritised for inclusion in the programme and the design process will provide options for finding a solution. The assessment of options takes account of a number of factors including value for money and affordability. Costs will be firmed up as the proposals proceed through the design process.
12. It should also be noted that any schemes from the 2022-23 programme which are not completed by the end of the financial year will continue to be implemented in 2023-24 and are not detailed in this report.
13. A brief description of the types of highways and transport issues addressed by the LTP programme is set out below.
14. Priority for Integrated Transport is given to schemes that contribute to the achievements of LTP objectives. The objectives reflect local needs and are related to national transport goals. These goals are:
  - a. to support economic growth;
  - b. to reduce carbon emissions;
  - c. to promote equality of opportunity;
  - d. to contribute to better safety, security and health; and,
  - e. to improve the quality of life and a healthy natural environment.
15. The improvement part of the programme is aimed at creating improvements for all types of users of the highway network. The allocations are split between different types of proposals aimed at making improvements for sustainable transport, as well as improvements for road users. The improvements are designed to make the highway environment more attractive to the range of users, address areas of congestion and meet new and increased demands.
16. The Highway Capital Maintenance programme is split between different types of proposals aimed at maintaining the highway infrastructure by achieving objectives set out in the Council's Transport Asset Management Plan (TAMP). Funds are allocated across the programme by applying a scoring process that has been

developed following asset management principles in order to deliver the TAMP objectives.

17. The majority of the highway maintenance programme is aimed at addressing the structural decline of our roads as they form the largest part of our highway assets. We also take account of the needs of the other asset groups such as footways and cycleways, drainage, structures and traffic management assets. A risk-based approach is used to determine priorities for maintenance and is based on priorities at a strategic level, transport network level and asset maintenance level.
18. It should be noted that proposed expenditure for Maintenance within the programme is £20,863,624 and for Integrated Transport is £2,562,000. These are generally in line with the expected allocations, but with Integrated Transport slightly exceeding the allocation and Maintenance expenditure set to balance this.

## **Sustainable Transport**

19. The £2,085,000 allocation for sustainable transport is split across 'Improvements' and 'Maintenance' activities. Improvements for sustainable transport are already a significant feature within the LTP programme. This year the draft LTP for 2023-24 has a specific allocation of £880,000 for sustainable transport improvements as set out in Appendix A attached to this report. This allocation includes £480,000 for the permanent pedestrianisation of Narrowgate, Alnwick to create a more pedestrian friendly environment. The allocation also contains £400,000 for other sustainable transport improvements such as new footways, crossings, street lighting for pedestrians and public transport improvements.
20. In addition, the sustainable transport allocation includes £1,205,000 for maintaining existing footpaths (rights of way), footways (along the side of the road) and cycleways (either part of the road or adjacent to it).
21. Alongside these specific allocations, it should be noted that much of the Safety element of the programme in Appendix B will also contribute to ensuring that the highway environment is improved in a way that will encourage more walking and cycling, for example, speed reduction, road safety improvements and safety outside schools, which will support cycling and walking by creating a safer environment for cyclists and pedestrians.
22. It should be noted that a number of County Councillors and Town and Parish Councils put forward priorities for the introduction of new cycleways and footways which when assessed were considered to be beyond the funding scope that would be available through the LTP capital programme. The details of these potential cycleways and footways have been captured separately and recorded so that they can also be

considered should any other appropriate sources of external funding or bidding opportunities for such schemes become available.

23. The details of the draft LTP Sustainable Transport Programme of £2,085,000 for 2023-24 is set out in Appendix A, attached to this report.

## **Safety**

24. An allocation of £2,032,000 has been made to improve safety on the highway network. Details of the programme are set out in Appendix B attached to this report.
25. £950,000 is aimed at reducing the number and severity of road traffic casualties, through a programme of local safety schemes. Funding available for safety improvements to High Risk Sites will be at an increased level of £600,000 compared to £220,000 in 2017-18. It also includes allocations of £250,000 for Rural Road Safety Improvements and £50,000 for Urban Road Safety Improvements.
26. £732,000 has been allocated to improve traffic management and traffic calming measures. Much of this funding will also create safer conditions where road safety concerns have been identified which will in turn encourage more walking and cycling. Specific funding continues to be allocated to improve road safety around schools. The programme of introduction of 20mph speed limits outside schools is now reaching its conclusion and an allocation of £125,000 has been made for completion of any remaining schemes in 2023/24. An allocation of £75,000 has also been made for other school safety measures such as introduction of school streets schemes. These schemes at schools continue to address safety concerns and should encourage more children and their parents and carers to walk or cycle to school.
27. A £350,000 allocation has been included to continue with the general refurbishment and renewal of existing signage and the replenishment of existing road markings. Both of these activities seek to improve the general safety for the highway user.

## **Roads**

28. This section of the programme is the largest part of the programme with an allocation of £16,102,624 for maintenance of existing roads, including drainage, traffic lights, street lighting and car park maintenance.
29. The programme is guided by the principles of effective asset management and is made up of £7,438,624 for named carriageway repair and drainage schemes (of which £2,540,624 is on major roads and the resilient road network, £4,498,000 on other local roads and £400,000 on approaches to those level crossings set to be modified as part of the Northumberland Line project); £4,109,000 for surface dressing; £400,000 for micro surfacing; and finally £4,155,000 of general refurbishment which includes drainage, traffic signals, street lighting column replacement and car parks as well as preparatory work for the next year's surface dressing programme.
30. The works on approaches to the Northumberland Line level crossings are areas where carriageway is in relatively poor condition and works are proposed to be carried out before the line is in increased use for passenger train operation.
31. It should be noted that a significant allocation of funding for C class and unclassified (U class) roads has been made within the named carriageway repair schemes,

surface dressing and micros surfacing programmes, deliberately targeted towards the continued effort with improving their condition.

32. The details of the draft Roads Programme for 2023-24 is set out in Appendix C attached to this report.

### **Bridges, Structures and Landslips**

33. An allocation of £2,611,000 has been made for bridge maintenance. Again, effective asset management is the main driver. This includes a programme that also addresses the maintenance backlog by providing bridge strengthening to a number of bridges as this continues to remain a key objective.

34. There is also an allocation of £595,000 for addressing landslips to enable stabilisation work as a cost-effective approach to prevent the deterioration and potential loss of use of the network at critical locations throughout the County.

35. The details of the Bridges, Structures and Landslips Programme of £3,206,000 for 2023-24 is set out in Appendix D, attached to this report.

### **Next Steps**

36. Following consideration by Local Area Councils at their meetings in February, any comments received will be considered and the final 2023-24 programmes for the Local Transport Plan will be prepared for consideration and approval by the Portfolio Holder for Environment and Local Services and the Executive Director responsible for Local Services.

37. Following agreement of the final programme, all County Council members and Town and Parish Councils who put forward priorities for the LTP programme will then be provided with further information regarding the outcome of the assessment of their submission and whether it has been possible to include their priority schemes within the programme this year.

38. It should also be noted that it is intended to undertake a review of the process for developing future years LTP programmes during 2023/24, in particular to consider moving away from an annual process to a multi-year LTP programme that better aligns with the MTFP period. The LACs will be consulted on any proposed changes as part of the LTP review process.

### **Implications**

<b>Policy</b>	The proposed programmes are consistent with existing policies
<b>Finance and value for money</b>	<p>The LTP Programme allocations are within the expected budget available for 2023-24. The £23,488,124 quoted in this report is an indicative figure and confirmation of the final allocation is awaited from DfT and is expected before March 2023.</p> <p>Should the allocation vary from that expected the programme will be amended in the final decision report.</p>



<b>Legal</b>	The LTP is delivered by the County Council using its powers and in fulfilment of its statutory duties as a Highways Authority, primarily under the provisions of the Highways Act 1980
<b>Procurement</b>	Not applicable
<b>Human Resources</b>	None
<b>Property</b>	None
<b>Equalities</b> (Impact Assessment attached) Yes <input type="checkbox"/> No <input type="checkbox"/> N/A <input checked="" type="checkbox"/>	As a key issue for Northumberland, the needs of those that are socially excluded have been taken into account in the development of this programme.
<b>Risk Assessment</b>	The programme has been developed to minimise risks to the travelling public.  Risks to the delivery of any individual scheme within the programme will be considered during scheme development. By managing risk at scheme level risk to delivery of the programme will be controlled.
<b>Crime Disorder &amp;</b>	The implications of Section 17, Crime and Disorder Act 1998 have been considered whilst developing this proposal, there are no perceived adverse effects.
<b>Customer Consideration</b>	The delivery of the programme will improve the highways and transport network in Northumberland for the benefit of the travelling public.
<b>Carbon reduction</b>	Schemes to encourage sustainable transport, as well as road safety and those which aim to reduce congestion will encourage modal shift and reduce overall carbon levels making a positive contribution to the achievement of the Council's Climate Change targets
<b>Health and Wellbeing</b>	Schemes to encourage more active travel through improved infrastructure for sustainable transport, road safety measures and improvement to the condition of footways and roads all act to improve the overall health and wellbeing of our communities.
<b>Wards</b>	All

**Background papers:**

N/A

**Report sign off.**

***Authors must ensure that officers and members have agreed the content of the report:***

	Full Name of Officer
Monitoring Officer/Legal	NM
Executive Director of Finance & S151 Officer	JW
Relevant Executive Director	RM
Acting Chief Executive	RF
Portfolio Holder(s)	JR

**Author and Contact Details**

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**Appendices**

Appendices A to D – LTP Programme 2023-24

		Appendix A
<b>Local Transport Plan Programme 2023-24</b>		
<b>Sustainable Transport</b>	<b>£2,085,000</b>	
<b>Improvements for Sustainable Transport</b>		
<b>Location</b>	<b>Proposed Improvement</b>	<b>Budget Allocation</b>
Narrowgate	Pedestrianisation scheme. Includes works to improve the Fenkle St/Market St junction	£480,000
Blanchland	village centre public realm improvements phase 2, including sign rationalisation and measures to manage parking.	£50,000
Newbiggin Road, Ashington	Convert existing zebra crossing to raised zebra.	£35,000
Various, including Seaton Sluice, Ponteland, Hipsburn and Scremerston	Bus stop accessibility improvements.	£45,000
Mill Lane, Seghill	Hardstanding/footway at crossing point where footpath joins road carriageway	£10,000
Weavers Way, Alnwick	Footway in grass verge between Taylor Drive and bus stop in Weavers Way	£22,000
Various including Tweedmouth, Alnmouth, Beadnell, Humshaugh	Dropped kerbs	£60,000
Hadrian Court, Humshaugh	Replace steps with ramp phase 1	£5,000
A695 Farnley	New footway in grass verge	£75,000
Fenwick village to A1 bus stop	New street lighting on pedestrian route between the village and bus stop.	£22,000
Kirkwhelpington to A696 bus stop	New street lighting on pedestrian route between the village and bus stop.	£10,000
A697 Powburn	Extend system of streetlighting northwards to include Hedgeley.	£22,000
Woodbine Street bus stop, Amble	Kerb build-out to allow pedestrians direct access to bus services.	£10,000
Various including A190 Seaton Sluice, Beaumont St Hexham, Clayport Bank Alnwick	Pedestrian crossings phase 1	£34,000
<b>sub total</b>		<b>£880,000</b>
<b>Maintenance of Footpaths, Footways and Cycleways</b>		
<b>Rights of Way</b>		
<b>Reference</b>	<b>Proposed Improvement</b>	<b>Budget Estimate</b>
Allendale FP 26	Bank stabilisation, culvert, surface & steps	£40,000
Bedlington (riverside FP)	Revetment/stabilisation and route reconstruction	£85,000
Amble FP 16	Drainage and surfacing	£80,000
Blyth FP 107	Erosion protection/stabilisation works	£20,000
Blyth / Wansbeck FP & BW	FP & BR surface improvements	£20,000
Alnmouth (England Coast Path)	Surface improvements - feasibility and design	£10,000
Bellingham FP 16	Surface improvements	£10,000
Various	ROW signage works	£15,000
Various	ROW surface construction works	£50,000
Various	ROW structure installation	£45,000
Various	ROW accessibility improvements	£20,000
NNPA	Various ROW works in National Park	£10,000
<b>Total</b>		<b>£405,000</b>
<b>Footway Maintenance</b>		
<b>Road No</b>	<b>Location</b>	<b>Budget Estimate</b>
U3149	Magdalene Fields, Warkworth Phase 2	£90,000
U6111	Lancaster Park, Morpeth (Phase)	£80,000
U8289	Leazes Park, Hexham (Phase)	£60,000
C410	Newsham Road, Blyth (Phase)	£70,000
U113	Dean Drive, Tweedmouth Phase 2	£70,000
U9131	Valerian/Marius Avenue, Heddon on the Wall	£70,000

U9548	Harwood Close, Cramlington	£60,000	
U3124	The Cordwainers, Alnwick	£30,000	
B1331	Stead Lane, Bedlington	£70,000	
	<b>Total</b>	<b>£600,000</b>	
	<b>General Cycleway and Footway Refurbishment Work</b>	<b>£200,000</b>	
A countywide programme of sites selected on a priority basis.			
	<b>Improvements for Sustainable Transport Total</b>	<b>£2,085,000</b>	

Local Transport Plan Programme 2023-24			Appendix B
<b>Safety</b>		<b>£2,032,000</b>	
<b>Local Safety Schemes</b>			
Location	Issue	Potential Solution	Budget Allocation
Various countywide	High Risk and Route Action Sites	Various road safety improvements	£600,000
Various countywide, (including Bondgate Within Alnwick, A192 Holywell)	Urban road safety issues	Various road safety improvements	£50,000
Various countywide, (including Clifton Lane, Nunwick Hall, Chollerford, Matfen, Chathill, Mitford, Branxton, Berrington, Allenheads, High Buston, Ogle, Swinhoe crossroads, Furnace Road Bedlington, Sundaysight corner Greenhaugh)	Rural road safety issues	Various road safety improvements	£250,000
Various countywide	Urgent safety measures	Various road safety improvements	£50,000
		<b>Sub Total</b>	<b>£950,000</b>
<b>Traffic Calming</b>			
Location	Issue	Potential Solution	Budget Allocation
Bamburgh	Traffic speeds	Various traffic calming measures	£150,000
Horsley	Traffic speeds	Various traffic calming measures	
Wall	Traffic speeds	Various traffic calming measures	
		<b>Sub Total</b>	<b>£150,000</b>
<b>Traffic Management</b>			
Location	Issue	Potential Solution	Budget Allocation
Various countywide	Various traffic management issues	Traffic Regulation Orders	£250,000
Hampeth	Traffic speeds	30mph speed limit	£46,000
Foxton	Traffic speeds	40mph speed limit	£8,000
A192 Hepscoth to Nedderton	Traffic speeds	50mph speed limit	£18,000
Fenwick nr Stamfordham	Traffic speeds	30mph speed limit	£20,000
B1331 Nedderton to Bedlington	Traffic speeds	50mph speed limit	£10,000
Etal	Traffic speeds	30mph speed limit	£18,000
Thrum Mill Rothbury	Traffic speeds	40mph speed limit	£12,000
Schools countywide	Safety outside schools	20mph speed limits	£125,000
Countywide 'School Streets' schemes, (including St Wilfrids School Blyth, Holywell school)	Safety outside schools	Various school safety measures	£75,000
		<b>Sub Total</b>	<b>£582,000</b>
<b>General Traffic Sign/Road Markings Refurbishment</b>			<b>£350,000</b>
A countywide programme of sites selected on a priority basis.			
		<b>Safety Total</b>	<b>£2,032,000</b>

**Local Transport Plan Programme 2023-24**  
**Roads** £16,102,624

**Major Road & Resilient Network Maintenance Schemes**

Road No	Location	Description	Budget Estimate
A6079	Acomb Village Phase 1	Carriageway Repairs	£270,000
A1068	Hipsburn Rbt to Wooden Farm	Carriageway Repairs	£250,000
A196	North Seaton Road, Ashington	Carriageway Repairs	£160,000
A1167	Billendean Roundabout, Tweedmouth	Carriageway Repairs	£100,000
A192	Hartford Bank, Cramlington	Carriageway Repairs	£200,000
A686	Esp Hill, Haydon Bridge Phase 2	Carriageway Repairs	£220,000
B6344	Weldon Bridge Interchange	Carriageway Repairs	£130,000
C172	Greenside Bank, Flotterton Phase 2	Carriageway Repairs	£160,000
A696	Ponteland Road, Ponteland	Carriageway Repairs	£120,000
B1340	Alnwick Garden entrance to Denwick Bridge	Carriageway Repairs	£190,000
A6079	Chollerton Viaduct to B6318 xroads	Carriageway Repairs	£140,000
A686	Cupola to Bearsbridge (Tarry Back)	Carriageway Repairs	£190,000
A1068	Scotland Gate, Choppington	Carriageway Repairs	£160,000
A1147	Moorland Crossroads, Bedlington Station	Carriageway Repairs	£80,624
A190	Avenue Road, Seaton Sluice	Carriageway Repairs	£170,000
<b>Major Road &amp; Resilient Network Maintenance Schemes Total</b>			<b>£2,540,624</b>

**Northumberland Line - Approaches to Level Crossings**

A190	Station Road, Seghill	Carriageway Repairs	£45,000
U9706	New Hartley Level Crossing	Carriageway Repairs	£45,000
B1523	Plessey Road, Newsham	Carriageway Repairs	£125,000
C403	Wansbeck Terrace, West Sleekburn	Carriageway Repairs	£145,000
A196	North Seaton railway crossing (north side of Black Close Bank)	Footway Repairs	£40,000
<b>Northumberland Line - Approaches to Level Crossings Schemes Total</b>			<b>£400,000</b>

**Other Local Roads Maintenance Schemes**

**Other Local Roads Maintenance Schemes - North Northumberland**

Road No	Location	Description	Budget Estimate
B6345	Swarland Mill to Longframlington Ph 2	Carriageway Repairs	£150,000
B6352	Thornington Farm	Carriageway Repairs	£175,000
B6353	Lowick (East of Silos)	Carriageway Repairs	£180,000
C176	Netherton Burnfoot	Carriageway Repairs	£160,000
U113	Dean Drive, Tweedmouth Phase 2	Carriageway Repairs	£170,000
U114	Highcliffe, Spittal	Carriageway Repairs	£100,000
C136	The Lee to B6342 junct. Phase 3	Carriageway Repairs	£93,000
B1338 U3026	Shepherds Hill/The Wynd, Alnmouth	Carriageway Repairs	£170,000
U4060	Hillside Road, Rothbury	Carriageway Repairs	£90,000
<b>Sub Total</b>			<b>£1,288,000</b>

**Other Local Roads Maintenance Schemes - Ashington and Blyth**

Road No	Location	Description	Budget Estimate
U6533	Burnside, North Seaton	Carriageway Repairs	£110,000
U9511	Bondicar Terrace, Blyth Phase 1	Carriageway Repairs	£160,000
C399	Station Road, Ashington Phase 2	Carriageway Repairs	£175,000
U9503	Maddison Street, Blyth	Carriageway Repairs	£70,000
U6518	North View / Matfen Terrace, Newbiggin	Carriageway Repairs	£90,000
U9724	Percy Street, Blyth	Carriageway Repairs	£50,000
<b>Sub Total</b>			<b>£655,000</b>

**Other Local Roads Maintenance Schemes - Cramlington, Bedlington and Seaton Valley**

Road No	Location	Description	Budget Estimate
B1319	Low Main Place / Station Road, Cramlington Village Phase 2	Carriageway Repairs	£140,000
C420	Northumbrian Road, Cramlington (Burnside section)	Carriageway Repairs	£200,000
B1505	Village road to Clifton Road, Cramlington	Carriageway Repairs	£180,000
<b>Sub Total</b>			<b>£520,000</b>

**Other Local Roads Maintenance Schemes - Tynedale**

Road No	Location	Treatment	Budget Estimate
B6320	Bellingham to Hareshaw junct. Phase 3	Carriageway Repairs	£190,000
C242	Ferry Road, Hexham	Carriageway Repairs	£270,000
C254	Ovingham to Wylam	Carriageway Repairs	£80,000
C322	Fellhouse Fell Phase 2	Carriageway Repairs	£110,000
U8282	Fairview, Prudhoe	Carriageway Repairs	£90,000
U8280	Umfraville Dene Road / Broomhill Road, West Wylam	Carriageway Repairs	£140,000
C256	Oatens Bank	Carriageway Repairs	£120,000
B6309	Apperley Dene	Carriageway Repairs	£80,000
C294	Thornley Gate	Carriageway Repairs	£90,000
<b>Sub Total</b>			<b>£1,170,000</b>

**Other Local Roads Maintenance Schemes - Castle Morpeth**

Road No	Location	Treatment	Budget Estimate
C144	East Benridge to West Benridge	Carriageway Repairs	£205,000
C121	C125 junct. to North Linton Farm Phase 2	Carriageway Repairs	£140,000
C187	Harwood Phase 4	Carriageway Repairs	£170,000
C129	A1 junct. to Tritlington Phase 2	Carriageway Repairs	£150,000
U6109	St Marks Street / Hollon Street, Morpeth	Carriageway Repairs	£120,000
C134	Bywell Phase 1	Carriageway Repairs	£80,000
<b>Sub Total</b>			<b>£865,000</b>
<b>Other Local Roads Maintenance Schemes - Total</b>			<b>£4,498,000</b>

**Surface Dressing Programme**
**Major Road & Resilient Network - Countywide**

Road Number	Location	Description	Budget Allocation
A1068	Hawkhill Bridge to Lesbury	Surface Dressing	£146,000
B6318	Low Teppermoor to Carraw Farm	Surface Dressing	£212,000
B6344	Knocklaw to Black Burn Bridge, Rothbury	Surface Dressing	£94,000
B6318	Harlow Hill West	Surface Dressing	£83,000
A68	Carterway Head to Snods Edge	Surface Dressing	£196,000
A1068	Fisher Lane, Cramlington (northbound)	Surface Dressing	£122,000
B6343	Mitford to Dyke Neuk	Surface Dressing	£250,000
B6341	Flotterton to Hepple	Surface Dressing	£125,000
B6318	Wall Fell to Codlaw Hill	Surface Dressing	£107,000
B1340	Denwick Bridge to Denwick Village	Surface Dressing	£88,000
A696	Mirlaw Ho to West Shaftoe	Surface Dressing	£81,000
A696	B6309 Junct to Harnham	Surface Dressing	£123,000
A68	Bennettsfield, North of Otterburn	Surface Dressing	£127,000
<b>Sub Total</b>			<b>£1,754,000</b>

**Other Local Roads - North Northumberland**

Road Number	Location	Description	Budget Allocation
C33	Pawston to Scottish Border	Surface Dressing	£171,000
B1339	Embleton Mill	Surface Dressing	£114,000
C51	North Middleton Junction to Cheviot Street, Wooler	Surface Dressing	£117,000
C60	Cragmill Road, Belford (East of A1)	Surface Dressing	£22,000
C80	Lesbury to Foxton	Surface Dressing	£79,000
C105	Guilden Road, South of Warkworth	Surface Dressing	£106,000
B6346	A697 jct. to New Bewick Farm	Surface Dressing	£181,000
C111	North of Felton	Surface Dressing	£114,000
<b>Sub Total</b>			<b>£904,000</b>

**Other Local Roads - Castle Morpeth**

Road Number	Location	Description	Budget Allocation
C144	Netherwitton to Folly House	Surface Dressing	£114,000
C133	North Highmoor to West Moor (A697 - A1)	Surface Dressing	£206,000
B6342	Ewesley Fell	Surface Dressing	£77,000
B6309	Stamfordham to Kiln House	Surface Dressing	£125,000
<b>Sub Total</b>			<b>£522,000</b>

**Other Local Roads - Tynedale**

Road Number	Location	Description	Budget Allocation
U7070	Haltwhistle to Melkridge	Surface Dressing	£136,000
C216	Chollerton to Wark Bridge Ph 2	Surface Dressing	£250,000
C322	Plenmeller Common	Surface Dressing	£293,000
C327	Lambley to Craigs Bank	Surface Dressing	£194,000
<b>Sub Total</b>			<b>£873,000</b>

**Other Local Roads - Ashington and Blyth**

Road Number	Location	Description	Budget Allocation
U6575	Boiler Road, Ashington	Surface Dressing	£56,000
<b>Sub Total</b>			<b>£56,000</b>

<b>Surface Dressing Programme Total</b>	<b>£4,109,000</b>
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**Micro Surfacing Programme**
**Other Local Roads - North Northumberland**

Road Number	Location	Description	Budget Allocation
U3136	Links Avenue, Amble	Micro Surfacing	£40,000
U103	Magdalene Drive / Bede Avenue, Berwick	Micro Surfacing	£45,000
<b>Sub Total</b>			<b>£85,000</b>

**Other Local Roads - Castle Morpeth**

Road Number	Location	Description	Budget Allocation
U6064	Coquet Drive, Ellington	Micro Surfacing	£40,000
U6057	River View, Lynemouth	Micro Surfacing	£50,000
<b>Sub Total</b>			<b>£90,000</b>

**Other Local Roads - Ashington and Blyth**

Road Number	Location	Description	Budget Allocation
U9524	Heron Close, Blyth	Micro Surfacing	£40,000
U9524	Fulmar Drive, Blyth	Micro Surfacing	£45,000
<b>Sub Total</b>			<b>£85,000</b>

**Other Local Roads - Cramlington, Bedlington and Seaton Valley**

Road Number	Location	Description	Budget Allocation
U6551	Poplar Grove / Trevelyan Avenue, Bedlington Phase 2	Micro Surfacing	£40,000
U9544	Chesterhill, Cramlington	Micro Surfacing	£50,000
<b>Sub Total</b>			<b>£90,000</b>

**Other Local Roads - Tynedale**

Road Number	Location	Description	Budget Allocation
U8285	South Road, Prudhoe	Micro Surfacing	£50,000
<b>Sub Total</b>			<b>£50,000</b>

<b>Micro Surfacing Programme Total</b>	<b>£400,000</b>
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**General Refurbishment Countywide****General Carriageway Refurbishment**

A countywide programme of sites selected on a priority basis.

£2,000,000**Surface Dressing & Micro surfacing Pre Patching**

Preparation of sites included in the programme

£200,000**Retexturing Refurbishment**

A countywide programme of sites selected on a priority basis.

£30,000**General Structures Refurbishment**

A countywide programme of sites selected on a priority basis.

£450,000**General Drainage Refurbishment**

A countywide programme of sites selected on a priority basis.

£805,000**General Car Park Refurbishment**

A countywide programme of sites selected on a priority basis.

£100,000**Traffic Signal Refurbishment**

A countywide programme of sites selected on a priority basis.

£100,000**Street Lighting Column Replacement**

A countywide programme of sites selected on a priority basis.

£100,000**Concrete Road Refurbishment**

A countywide programme of sites selected on a priority basis.

£40,000**Highway Maintenance Assessment and Advance Design**£330,000

<b>General Refurbishment Countywide Total</b>	<b>£4,155,000</b>
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			APPENDIX D
<b>Local Transport Plan Programme 2023-24</b>			
<b>Bridges, Structures and Landslips</b>		<b>£3,206,000</b>	
<b>Bridges and Structures</b>			
<b>Road Number</b>	<b>Location</b>	<b>Description</b>	<b>Budget Estimate</b>
	Various	Structural Assessments	£120,000
	Various	Interim Measures Inspections	£38,000
	Various	Principal Inspections	£163,000
	Various	Advance Preparation - Advance design of future schemes	£300,000
	Various	Steel Bridge Painting	£100,000
C358	Ogle North	Strengthening of masonry arches extended with RC slabs	£170,000
C205	Middleburn	Strengthening of RC slab	£130,000
U4093	Harwood Village	Refurbishment	£130,000
U6008	Earsdon Mill	Strengthening of steel trough deck	£150,000
C82	Dubbs Burn	Strengthening of brick arch	£90,000
C180	Swindon Kennels	Replacement of existing bridge deck	£430,000
C198	Tarset Tyne	Joint replacement and waterproofing	£310,000
C61	Spindlestone	Replacement of existing RC bridge deck	£350,000
U4012	Alnham East	Replacement of concrete slab	£130,000
		<b>Bridges and Structures Total</b>	<b>£2,611,000</b>
<b>Landslip Management</b>			
<b>Road Number</b>	<b>Location</b>	<b>Description</b>	<b>Budget Estimate</b>
B6344	B6344 Crag End Anchors	Anchor Replacement	£50,000
B6353	Lowick to Fenwick	Verge Erosion Repair	£210,000
B6341	Midrig	Drainage Improvement and Embankment Repairs	£90,000
C269	Chathill Crossing	Landslip Repair	£100,000
C43	Harehope to Old Bewick	Carriageway Edge Failure Repair	£25,000
	Various	Advance preparation	£120,000
		<b>Landslip Management Total</b>	<b>£595,000</b>
<b>TOTAL</b>			<b>£3,206,000</b>

<b>Summary</b>		
<b>Local Transport Plan Programme 2023-24</b>		
<b>Appendix A</b>	<b>Sustainable Transport</b>	<b>£2,085,000</b>
	Improvements for Sustainable Transport	£880,000
	Maintenance of Footpaths, Footways and Cycleways	£1,205,000
<b>Appendix B</b>	<b>Safety</b>	<b>£2,032,000</b>
	Safety Improvement Schemes for All Users	£1,682,000
	Maintenance of Signs and Lines	£350,000
<b>Appendix C</b>	<b>Roads</b>	<b>£16,102,624</b>
	Major Road & Resilient Network Maintenance Schemes	£2,540,624
	Northumberland Line - Approaches to Level Crossings	£400,000
	Other Local Roads Maintenance Schemes	£4,498,000
	Surface Dressing Programme	£4,109,000
	Micro Surfacing Programme	£400,000
	General/Structural Refurbishment Work	£4,155,000
<b>Appendix D</b>	<b>Bridges, Structures and Landslips</b>	<b>£3,206,000</b>
	Bridges and Structures	£2,611,000
	Landslips	£595,000
	<b>LTP Programme Total</b>	<b>£23,425,624</b>
	<i>LTP - Maintenance Block Allocation</i>	<i>£21,780,000</i>
	<i>LTP - Integrated Transport Block Allocation</i>	<i>£1,708,124</i>
	<i>Less NECA Contribution</i>	<i>-£62,500</i>
	<b>Total</b>	<b>£23,425,624</b>
	<b>Balance</b>	<b>£0</b>