

ADDENDUM 18.12.18

Item No: 5.5

Application No:	18/00300/FUL	Author	Jane Tuck
Date valid:	19 March 2018	:	
Target decision date:	18 June 2018	☎:	0191 643 6331
		Ward:	Riverside

Application type: full planning application

Location: 26 - 37 Clive Street North Shields Tyne and Wear NE29 6LD

Proposal: Demolition of the former North East Rubber Company factory buildings and construction of three residential apartment blocks, comprising of 49no one and two bedroom apartments and 1no two bedroom townhouse and associated parking provision (Various amendments received 8.06.18 including reduction in the no of dwellings, reduced height of block C, omission of 4 under croft parking spaces and elevation details).

Applicant: J C Quay Limited, Mr Green The Bailey Cumberland Road North Shields NE29 8RD

Agent: Patrick Parsons, Andrew Jones Waterloo House Thornton Street Newcastle Upon Tyne NE1 4AP

**RECOMMENDATION: Minded to grant legal agreement req.
INFORMATION**

Reworded condition

Condition 9 relates to remediation of the site if demolition takes place and works do not commence on site for six months. As the condition as set out in the officer's report was a pre-commencement condition and the applicant did not agree to the wording, the condition has been reworded as set out below and is acceptable to the applicant.

9. Following demolition, if works cease on the site for more than six months, ie if works to the river wall do not take place after demolition or are not completed on the site or if the construction of the residential development does not commence, then a remediation scheme to make good the site after demolition will be required and shall be submitted to and agreed in writing by the Local Planning Authority. The scheme shall include how the site will be made good (ie materials and layout), details of a boundary enclosure, a

timetable for remediation of the site, and how it will be maintained. Thereafter the remediation shall be carried out in accordance with the agreed details.
Reason: To ensure that the Local Planning Authority retains control over remediation of the site after demolition to preserve the character and appearance of the conservation area having regard to policy S6.5 and DM6.6 of the North Tyneside Local Plan 2017.

Additional condition

An additional condition is required relating to a flood evacuation plan that was not set out in the officers report and has been drafted in consultation with the Drainage Officer as follows:

Prior to occupation of the development hereby approved, a flood evacuation plan with details of safe route(s) into and out of the site to an appropriate haven shall be provided in home owner packs in accordance with details submitted to and approved in writing by the Local Planning Authority and provided to residents upon occupation of the proposed dwellings.

Reason: To ensure safe access and egress from and to the site in the event of flooding having regard to policy DM5.12 of the North Tyneside Local Plan 2017.

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