

Record of Delegated Non-Executive Decisions by Officers

1. Subject of Decision

Application 23/01265/FUL – Land at Newsteads Drive, Whitley Bay, Tyne and Wear

2. Delegation Reference

Planning Committee *[Tuesday, 12 December 2023, 6.00pm \(PQ52/23\)](#)

(1) **Resolved** that:

- (1) the Committee is minded to grant the application; and
- (2) the Director of Regeneration and Economic Development be authorised to issue a notice of grant of planning permission subject to:
 - i) the conditions set out in the planning officers report and any subsequent addendum(s); and,
 - ii) the addition, omission or amendment of any other conditions considered necessary by the Director of Regeneration and Economic Development; and
 - iii) Completion of a legal agreement under Section 106 of the Town and Country Planning Act 1990 to secure a financial contribution for the following:
 - A financial contribution of £41,240 towards the management of off-site net gain habitats

3. Name and Title of Decision Maker

John Sparkes, Regeneration and Economic Development (in consultation with the Chair and Deputy Chair of the Planning Committee, Councillor's W Samuel and J Cruddas)

4. Details of any Conflict of Interest and any Dispensation granted in respect of such Interest

None.

5. Executive Summary

To determine an application (Reference 23/01265/FUL) from DPP Planning on behalf of Argon Property Development Solutions for the construction of a new medical centre with associated access and landscaping works on land to the east of Newsteads Drive, Whitley Bay, North Tyneside to replace the existing Beaumont Park Medical Centre at Hepscott Drive, Whitley Bay.

The S106 legal agreement was completed on 13 August 2024.

Since the application was considered by planning committee on 12 December 2023, six additional objections have been received. These do not raise any new material planning considerations but raise concerns with regard to the quality of the information/reports submitted by the applicant, particularly with regard to traffic and parking. They also express disappointment with the Planning Committee's decision to grant planning permission and the committee process via which the decision was reached.

6. Alternative Options Considered

- a) To grant permission subject to the conditions set out in the planning officers report and securing an agreement under Section 106 of the Town and Country Planning Act 1990;
- or
- b) To refuse the application.

7. Decision(s)

Permission be granted subject to:

- a) *The conditions set out in the report to Planning Committee on 12 December 2023
(*via the weblink in Section 2 above*).

8. Reasons for the Decision(s)

Having regard to the relevant policies contained in the Council's Local Plan 2017 and National Planning Policy Framework, the proposed development was considered to be acceptable in terms of the principle of development, its impact on the character and appearance of the site and its surroundings, the living conditions of surrounding occupiers and future occupiers, its impact on biodiversity and on the highway network.

9. Date Decision Made

23 August 2024

10. Date of Publication

27 August 2024