



Middleton St George Parish Council

www.middleton-st-george.org.uk

msgclerk@aol.com

From: Alan Macnab, Clerk to the Parish Council

To: Members of the Middleton St. George Parish Council

You are hereby summoned to attend a meeting of Middleton St. George Parish Council at the in the Parish Council Office on **Monday 26th November 2018 at 6.40 p.m.** for the transaction of the following business.

AGENDA

1. Chairman's opening address and Action Sheet (enclosed)
2. Public Participation Session – 15 minutes. Each person to speak for a maximum of 3 minutes. It would be helpful if members of the public write to the Clerk (email: msgclerk@aol.com) in advance of the meeting to advise if they wish to speak at the meeting.
3. Apologies for Absence.
4. Declarations of interest.
5. Minutes of the Parish Council meeting on 22nd October, 2018 (enclosed)

Planning Matters.

6. To further consider courses of action regarding the following matter:

Planning Appeal by Gladman Developments Limited

Planning Inspectorate Reference: APP/N1350/W/18/3212132

Site Address: Land off Neasham Road, Middleton St George, DL2 1PA

Application Details: 18/00275/OUT

Land off Neasham Road, Middleton St George – Outline application for the erection of up to 280 dwellings, 60 bed care home (Use Class C2) with community park and public open space, landscaping and sustainable drainage system. All matters reserved except for 2 means of access points to be provided from Neasham Road (Revised Transport Assessment 17th September 2018)

(Reference documents previously circulated)

7. To receive reports and updates on the following matters:
 - a. 15/00576/OUT and 17/01151/RM1 – 198 houses at High Stell/Grendon Gardens
 - i) Discharge of Conditions Applications:
 - 18/00959/CON – Condition 10 (Road Condition Survey) and Condition 11 (Road Safety Audit)
 - Highways Officer Response (enclosed)
 - Officer Report (enclosed)
 - Decision (Refusal) (enclosed)
 - 18/00921/CON - Condition 3 (Construction Management Plan)
Environmental Health Officer Response (enclosed)

- Highways Officer Response (enclosed)
- Officer Report (enclosed)
- Decision (Refusal) (enclosed)
- 18/00922/CON – Condition 9 (Construction Management Plan) and Condition 2 (Phasing of Development and the Route of Construction Details)
 - Highways Officer Report (enclosed)
 - Officer Report (enclosed)
 - Decision (Refusal) (enclosed)
 - Legal Consultation (by DBC) (enclosed)
- ii) Consideration of any further action to be taken on the Discharge of Conditions
- iii) PROW Diversion/Extinguishment Orders
- iv) Ownership of access points / “Phasing” of development
- v) Reservoirs - Safety Risk (engineering inspection, contact with the developer and quotations received)
- vi) received)
- vii) Any other matters

Re Issues relating to Applications that have been granted planning permission

(to receive reports or updates regarding the following, if any):

- b. 13/00940/OUT - Sadberge Road
- c. 16/00578/OUT - 350 dwellings and local services at Durham Tees Valley Airport
- d. 16/00396/OUT – 55 houses Lancaster House DTVA
- e. 16/00972/FUL – 27 houses Middleton Lane
- f. 17/00847/FUL – 44 houses, Yarm Road
- g. 18/00591/FUL / 16/00591/FUL - 12 houses Field to the east of Oak Tree Inn, Yarm Road

Re: Pending Applications

(to receive reports or updates regarding the following, if any):

- h. 16/00976/OUT - Up to 226 dwellings and primary school, Station Road
- i. 17/01195/OUT – 430 houses plus school and supermarket
- j. 18/00610/OUT – Middleton Riding Centre, 30 houses
- k. 18/00476/FUL – Installation of 1 interpretive sculpture at MOR (along the public footpath at the Teesdale Way) (River Tees Rediscovered, Groundwork NE & Cumbria)

Re: Other Updates

(to receive reports or updates regarding the following, if any):

- l. Updated Traffic Accident Data
 - m. Obtaining large maps to put on the wall
 - n. Letter to Tees Valley Mayor with regard to request for meeting in respect of bus service
 - o. Letter to other Parish Councils with regard to requesting that DBC introduce Community Infrastructure Levy (CIL)
- 8. 17/01119/FUL – White House Farm
 - a. Notification of Appeal (letter enclosed)
 - 9. CPRE meetings
 - a) CPRE meetings
 - i) Tuesday 20th November – Report from anyone who attended
 - b) Attendance at future meetings –

CPRE Darlington (In Darlington, 6.30pm Dolphin Centre Cafe) Tuesday 18th December, Tuesday 15th January)

CPRE Durham (in Darlington, 7pm Dolphin Centre Café) Monday 3rd December, Monday 1st April 2019

10. DBC Local Plan
 - a. To Receive any update on DBC Local Plan Timetable
11. Section 106 Agreements/Developer Contributions –
 - a. To receive a verbal report from the Special Meeting of the Parish Council on 19th November (Minutes to be available for the Parish Council meeting on 10th December)
12. MSG Neighbourhood Development Plan
 - a. NDP Working Group
 - i) To receive a verbal report from the meeting on 22nd November (Minutes and Written Report to be available for the Parish Council meeting on 10th December)
13. Public Right of Way (PROW)
 - a. To receive any updates or reports, if any
14. Audit and Protection of Hedgerows in MSG, if any
 - a. To receive further information and guidance
 - b. To consider any immediate threats, and take any action
15. To receive other notifications and decisions on current applications.
16. To receive notifications and consider responses re new applications:
 - a. 18/00999/FUL. Erection of an extension to the front of existing integral garage and conversion into habitable accommodation. 7, Farifax Road. Date of letter 30th October. Extension granted to 27th November, 2018.
 - b. 18/00916/FUL. Erection of 3 No. detached dormer bungalows with attached double garages and driveways. Land to the rear of 5B, The Spinney. Date of letter 31st October. Extension granted to 27th November, 2018.
 - c. 18/01032/FUL. Erection of first floor extension over existing sunroom at the rear. 84, St. George's Gate. Date of letter 13th November. Deadline for comments 4th December, 2018.
 - d. 18/01027/FUL. Erection of a detached shed at the side (retrospective). 5, Shannon Lea. Date of letter 13th November. Deadline for comments 4th December, 2018.
 - e. 18/01049/FUL. Conversion of integral garage into habitable accommodation. 50, High Stell. Date of letter 13th November. Deadline for comments 4th December, 2018.

Other Matters

17. Middleton One Row (The Front) – Trees Project
 - a. To consider a Report, and agree the next steps
18. Fishing Club
 - a. To receive and update, and to consider and agree the next step

19. Councillors' reports and items for future agenda

20. Dates of next meetings –

Monday 10th December, 6.30pm (Ordinary Meeting of the Parish Council) (finance and planning)
(NB. There will be no second Parish Council meeting in December)

Monday 14th January, 6.30pm (Ordinary Meeting of the Parish Council (mainly finance)

Monday 28th January, 6.30pm (Ordinary Meeting of the Parish Council (mainly planning)