

## ADDENDUM 3.12.15

### Item No: 5.1

|                        |                     |        |               |
|------------------------|---------------------|--------|---------------|
| <b>Application No:</b> | <b>15/01144/FUL</b> | Author | Maxine Ingram |
| Date valid:            | 8 July 2015         | :      |               |
| Target decision date:  | 7 October 2015      | ☎:     | 0191 643 6322 |
|                        |                     | Ward:  | Benton        |

Application type: full planning application

**Location: Darsley Park Whitley Road Benton NEWCASTLE UPON TYNE**

**Proposal: Proposed residential development of 71no. dwellings with associated estate roads, external works drainage and landscaping (Revised plans received 03.09.15) (Amended Layout Plan received 21.09.15).**

Applicant: Taylor Wimpey (NE) Ltd, FAO Mr Chris Parkin North House  
Wessington Way Sunderland Tyne And Wear SR5 3RL

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

Ward Councillors (Benton) have requested speaking rights.

One further letter of objection has been received. These objections are summarised below:

- Adverse effect on wildlife
- Impact on landscape
- Loss of visual amenity
- None compliance with approved policy
- Not in accordance with development plan
- Poor traffic/pedestrian safety
- Poor/unsuitable vehicular access
- Traffic congestion
- Will result in visual intrusion
- Site has been systematically run down over the year by the owners since the DHSS Social Club vacated/sold the site.
- A first class cricket/hockey field has been allowed to deteriorate and is now described as unkempt grassland only good enough for grazing.
- Site has been fenced off for many years to prevent access to the public.
- As recent as 2013 the site was described as greenfield /leisure use by the Council. Now it is allocated as housing development in the Local Plan 2015 after the applicant apparently offered the site for development in 2014.
- I would question whether the Council has failed to look after the interests of the local residents in this matter.
- The safeguards in place to protect the site from such development when the DHSS Social Club sold it seem to have been conveniently forgotten about.
- As far as other recreation areas are concerned Darsley Park is privately owned by NUFC, The Blue Flames is private with membership and others owned by the University. Not exactly for the general public to use.