

**MINOR UPDATE**

<b>Application No:</b>	<b>DC/17/01010/FUL</b>
<b>Site:</b>	<b>Gateshead Council Lyndhurst Community Education Centre Beacon Lough Road Beacon Lough Gateshead NE9 6TA</b>
<b>Proposal:</b>	<b>Erection of 36 houses (C3 residential) and all associated services and infrastructure (amended and additional information received 04/12/17).</b>
<b>Ward:</b>	<b>High Fell</b>
<b>Recommendation:</b>	<b>Grant Permission</b>
<b>Application Type</b>	<b>Full Application</b>

**Reason for Minor Update****Resolution to representation made previously**

Following discussions between the Council as landlord/owner and Cleveland Hall Community Association (CHCA), CHCA have confirmed in writing that they are agreeable to the solutions proposed by the Council to address the concerns raised previously.

For information, the main points CHCA wanted clarity on were:

- Access for ongoing maintenance of 3G pitch
- Relocation of Containers onto CHCA site
- Increased height of fencing to mitigate impact from footballs on Housing Development

In response, the Council offered the following:

(The numbers below correlate with the numbers in the site plan attached to confirm location)

1. Site Compound - This current compound (which includes fencing and 3 x containers owned by the club) is currently located within the proposed housing development boundary. It is, therefore, proposed to relocate this compound in full (including the fencing and all containers) to area number 2 outlined on the plan.
2. Proposed site for relocation of the above compound.
3. A new ramped access to accommodate vehicles which would be required to access the playing fields and 3G pitch to support the future replacement of the 3G surface.
4. New double gate access to the 3G pitch to allow for vehicular access to replace the 3G surface in the future.
5. Provide a ramped access solution from the lower to mid-level to replace the current 'steps'.

6. The purchase of a new 40ft (double sided entrance) container to provide storage for 3G cleaning machine and goals. Tarmac area would be required at one entrance leading to the existing 3G double gates, and surrounding area.
7. In the future the club would be required to lay temporary tracking/matting for vehicles to access the 3G to replace the 3G.
8. Proposed height increase of the fencing line by 2 metres at this point to reduce the risk of footballs affecting the proposed housing development.

**Amended wording at paragraph 5.6 of main agenda report**

The main agenda report makes reference to the 6 affordable properties being offered as intermediate tenure. The applicant has since said that this will not be the case and instead the 6 properties will be offered as “affordable rented units” and discussions with the Registered Provider Keelman Homes are ongoing.



**SEE MAIN AGENDA FOR OFFICERS REPORT.**