



## ***PLANNING AND DEVELOPMENT COMMITTEE AGENDA***

**Wednesday, 6 December 2023 at 10.00 am in the Bridges Room - Civic Centre**

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From the Chief Executive, Sheena Ramsey

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Item	Business
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4ii	<b>No.2 - 305 Durham Road, Gateshead, NE9 5AH (Pages 3 - 6)</b>
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# UPDATE

**REPORT OF THE  
SERVICE DIRECTOR, PLANNING, CLIMATE CHANGE AND STRATEGIC  
TRANSPORT**

**TO THE PLANNING AND DEVELOPMENT COMMITTEE ON  
6 DECEMBER 2023**

Please note this document should be read in conjunction with the main report of the  
Service Director, Planning, Climate Change and Strategic Transport



**MINOR UPDATE**

<b>Application No:</b>	<b>DC/23/00739/HHA</b>
<b>Site:</b>	<b>305 Durham Road Gateshead NE9 5AH</b>
<b>Proposal:</b>	<b>Retrospective application for detached garage to include loft living space and associated works (amended plans received 16.11.2023)</b>
<b>Ward:</b>	<b>Low Fell</b>
<b>Recommendation:</b>	<b>Grant Permission</b>
<b>Application Type</b>	<b>Householder Application</b>

**Reason for Minor Update**

Following the receipt of amended plans on 16.11.2023, a two week re-consultation was carried out with all neighbours. This re-consultation expired on 01.12.2023. Three objections were received from three properties with existing objections against the proposal. These three objections can be summarised as follows:

- Objection to the application remains.
- Overly dominant
- Concern with siting of the south facing first floor doorway.
- Amendment to solid door does not overcome privacy concern.
- Lowering the landing areas of the staircase does not materially alter the privacy concerns.

Two of the objections submitted had the same grounds of objection as set out in the main agenda.

**SEE MAIN AGENDA FOR OFFICERS REPORT.**

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