

**Minutes of the Tillside Parish Council Special Planning Meeting
On Wednesday 1st June 2011 in Hetton Steads Hall Hetton
Commencing at 1930**

Present: Duncan Ord (Chairman)
Parish Councillors Neil Douglas Jim Railton, Mrs. D Pardoe
County Councillor A Murray
Clerk I Hunter
4 Members of the public

Apologies for Absence: Parish Councillors John Jeffreys Mrs M Waldie Bob Scott,
Mrs S Dodds & Mrs M. Govett

Declaration of Interest: None

Min 531- Planning Applications. *Observations*

11/00699/FUL- New Build Farm Offices and change of Use of redundant agricultural
buildings to residential use- Hetton Steads Lowick Berwick-upon-
Tweed TD15 2UL

The Chairman tabled comments which he had received from Parish Councillor Bob Scott. The meeting considered the planning application and agreed to make the following observations:-

1. The S106 proposal suggests lower rent on 2 units for affordable accommodation purposes. In this case a suitable rent indexation to local income needs to be worked out. The suggestion is this will apply only for 5 years, the Parish Council This feels this is not acceptable. An agreement in perpetuity is normal with S106 agreements.
2. Overall considering the 4 applications together, which will be covered by one S106 agreement most likely, the planning gain offered appears small when considered against the 4 applications. A sensible and appropriate S106 planning gain needs to be pursued.
3. The applicant should be required to construct passing places on the roads within the vicinity of the 4 applications as these are narrow country roads, currently there is limited room for 2 way traffic on these roads and often one vehicle has to mount the verge, and as the 4 applications will add to the traffic flow this will mean more vehicles meeting on these country roads.
4. The Parish Council feel the new farm office should be accommodated within one of the existing farm buildings.
5. The Parish Council would prefer that the affordable housing is to be rental accommodation for local people.
6. The Parish Council also have concerns about the number of already granted permissions for housing within the Parish which could be built within the next few years and wonder if all the houses will be occupied. There is to be about 50 additional houses within Tillside Parish before this application is considered.

7. Tillside Parish Council would like the 4 planning applications which have been submitted on behalf of the owners of Hetton Estates to be considered together.

Min 532- Planning Applications. *No Observations*

11/00694/LBC- Renovation of Front Hall on Ground Floor Area- Fowberry Tower
Chatton Northumberland NE71 6ER

11/00815/LBC- Renovation of Morning Room Ground Floor Area- Fowberry Tower
Chatton Northumberland NE71 6ER

Date of next Meeting: 14th July 2011 at 7.30 p.m.