

DELEGATED

AGENDA NO. 7

PLANNING COMMITTEE
15th November 2006

REPORT OF CORPORATE DIRECTOR
OF DEVELOPMENT AND
NEIGHBOURHOOD SERVICES.

06/3176/VARY

3 Acre Site, Princeton Drive, Teesdale, Thornaby, Stockton On Tees

Application under section 73 to modify condition no. 20 and no.21 of planning approval 06/0853/FUL for the erection of 5 no. three storey business units with associated car parking and landscaping

Expiry date: 11th January 2007

UPDATE REPORT

Summary:

This application updates the report for agenda item 7.

- A response has been received from the Head of Integrated Transport and Environmental Policy, stating that there are no adverse comments in relation to varying the conditions stated in those numbered 20 and 21.
- The applicant has submitted a completed unilateral undertaking in respect of a sum of monies amounting to £24,000 for bus stops on Harvard Avenue.

A response is still awaited from the Highways Agency, and therefore highway safety issues and the final content of conditions relating to improvements to the A66/Teesside Park junction remain outstanding.

RECOMMENDATION

In light of the above, it is recommended that the decision in respect of planning application 06/3176/VARY be delegated to the Head of Planning for approval subject to resolution of the outstanding highway safety issues and subject to the planning conditions as outlined in the main report or varied to accommodate the requirements of the Highways Agency.

In the event of there still being outstanding matters on 11 January 2007 that the application is refused.

Corporate Director of Development & Neighbourhood Services
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Financial Implications

As report.

Environmental Implications

As Report

Community Safety Implications

N/A

Human Rights Implications

The provisions of the European Convention of Human Rights 1950 have been taken into account in the preparation of this report.

Background Papers

Tees Valley Structure Plan (February 2004)
Stockton-on-Tees Local Plan (June 1997)
Planning Policy Guidance Note No. 13 - Transport
Planning Application 06/0853/FUL & 06/3176/VARY

Ward	Mandale And Victoria
Ward Councillors	Councillor Mrs A Trainer Councillor S F Walmsley Councillor Mrs A J Norton