



Planning Committee

6th August 2019

Item 1

- Location: Scaffold Hill Farm, Whitley Road,
- Benton
- Proposal: Outline application for up to 35 dwellings incorporating the undergrounding of overhead power cables and re-provision of allotments (resubmission)
- Applicant: The Northumberland Estate
- Ward: Killingworth



KEY

- SITE BOUNDARY
- OTHER LAND WITHIN APPLICANT'S OWNERSHIP

DO NOT SCALE
All dimensions to be checked on site and Architect to be notified of any discrepancies prior to commencement

DESIGNER'S RISK ASSESSMENT

Continuation (Design and Management) Regulations 2015

RESIDUAL RISKS:

REF	DESCRIPTION	DATE
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REVISION	DATE	DESCRIPTION
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idp PARTNERSHIP
NORTHERN

ARCHITECTURE | MASTERPLANNING | URBAN DESIGN

ID Partnership Northern, St Jude's, Barker Street, Stelfoxfield, Newcastle upon Tyne, NE2
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PROJECT TITLE
SCAFFOLD HILL

DRAWING TITLE
SITE LOCATION PLAN

PROJECT	DR	PROJECT	PH	PROJECT	PH
SCALE	1:2500 @ A2	PROJECT NO.	N81:2091	ISSUED NO.	LP-01
DATE	Nov 2017	DESIGNER		CONTRACTOR	
DESIGNER		CLIENT		CONTRACTOR	

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0 10 20 30 40 50 60 70 80 90 100 110 120 130 140 150 160 170 180 190 200 210 220 230 240 250 260 270 280 290 300 310 320 330 340 350 360 370 380 390 400 410 420 430 440 450 460 470 480 490 500 510 520 530 540 550 560 570 580 590 600 610 620 630 640 650 660 670 680 690 700 710 720 730 740 750 760 770 780 790 800 810 820 830 840 850 860 870 880 890 900 910 920 930 940 950 960 970 980 990 1000 1010 1020 1030 1040 1050 1060 1070 1080 1090 1100 1110 1120 1130 1140 1150 1160 1170 1180 1190 1200 1210 1220 1230 1240 1250 1260 1270 1280 1290 1300 1310 1320 1330 1340 1350 1360 1370 1380 1390 1400 1410 1420 1430 1440 1450 1460 1470 1480 1490 1500 1510 1520 1530 1540 1550 1560 1570 1580 1590 1600 1610 1620 1630 1640 1650 1660 1670 1680 1690 1700 1710 1720 1730 1740 1750 1760 1770 1780 1790 1800 1810 1820 1830 1840 1850 1860 1870 1880 1890 1900 1910 1920 1930 1940 1950 1960 1970 1980 1990 2000 2010 2020 2030 2040 2050 2060 2070 2080 2090 2100 2110 2120 2130 2140 2150 2160 2170 2180 2190 2200 2210 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Taylor Wimpey
Holystone Park

Scaffold Farm

Tim Lamb
Children's Centre

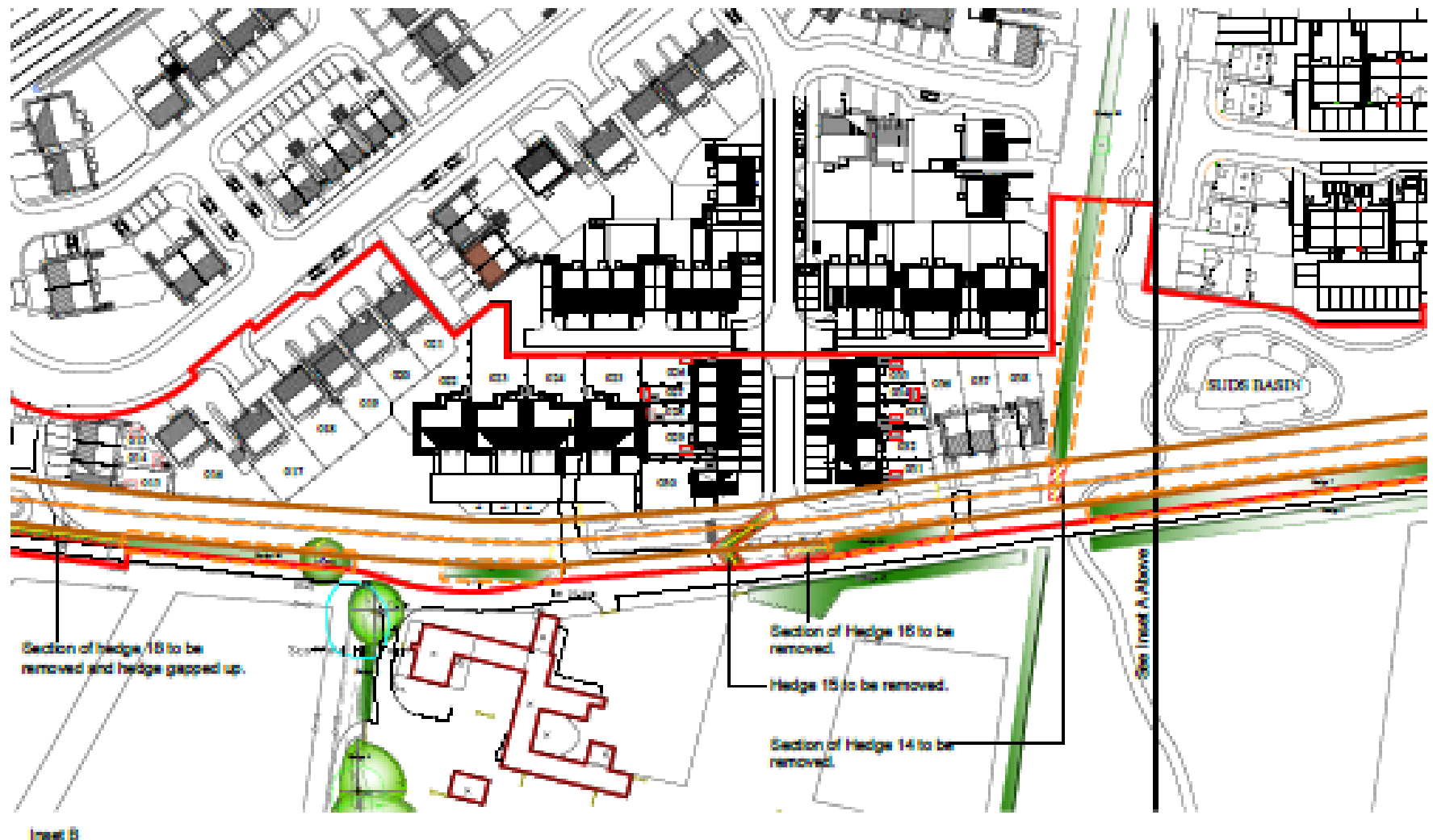
House of Objects
Community Interest

The Rising
Sun
Countryside
Centre

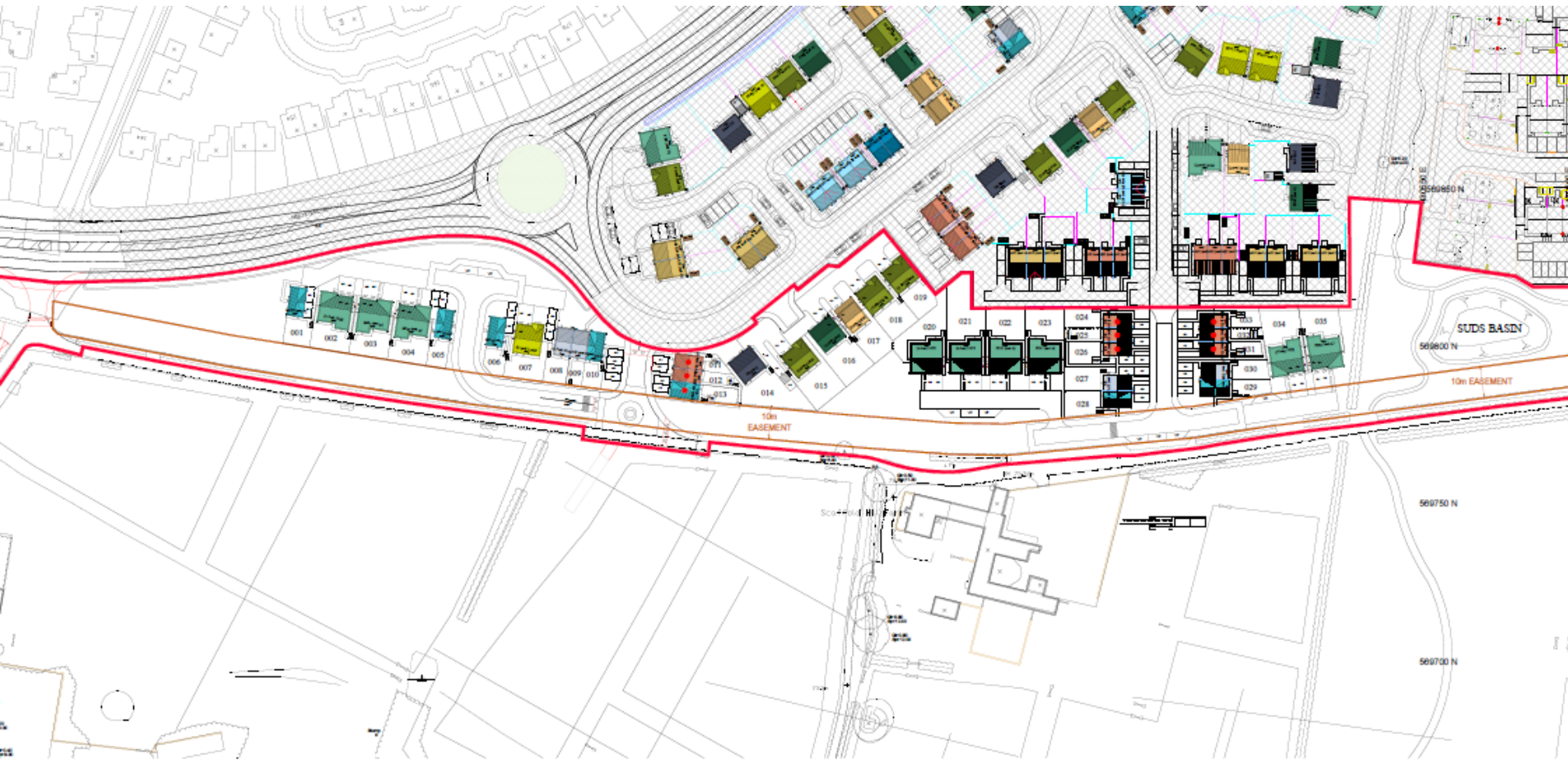
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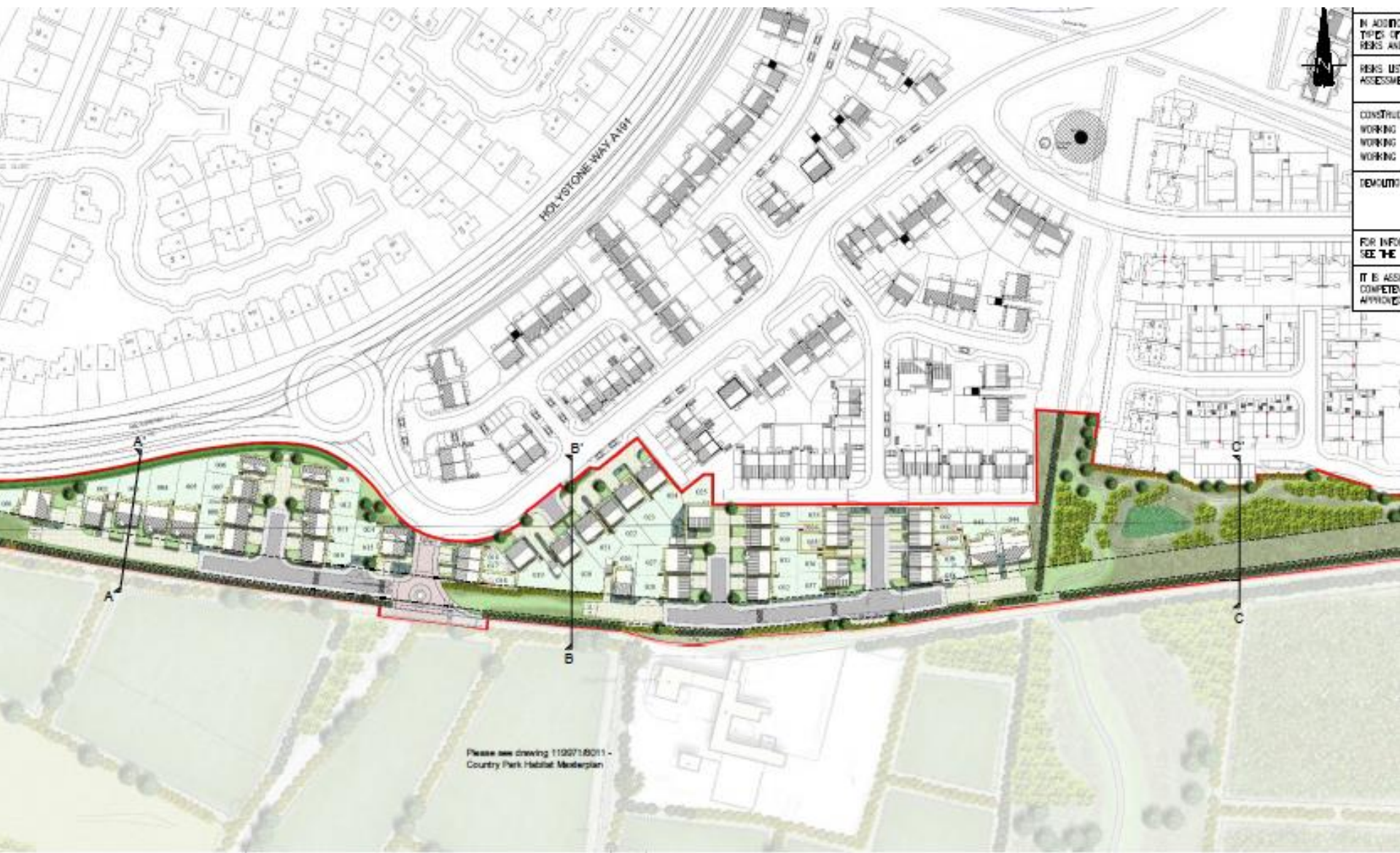
United Sweets of America

Previously Refused Scheme



Proposed Scheme





Please see drawing 1192718011 -
Country Park Habitat Masterplan

IN ADDITION
TO THE
REQUIREMENTS
OF THE
PLANNING
ACT 2008
AND
THE
PLANNING
REGULATIONS
2015
THE
PLANNING
ACT 2008
AND
THE
PLANNING
REGULATIONS
2015
THE
PLANNING
ACT 2008
AND
THE
PLANNING
REGULATIONS
2015

CONSTRUCTION
WORKING
WORKING
WORKING
DEMOLITION

FOR INFORMATION
SEE THE

IT IS ASSUMED
COMPLETED
APPROVED

Item 2 & 3

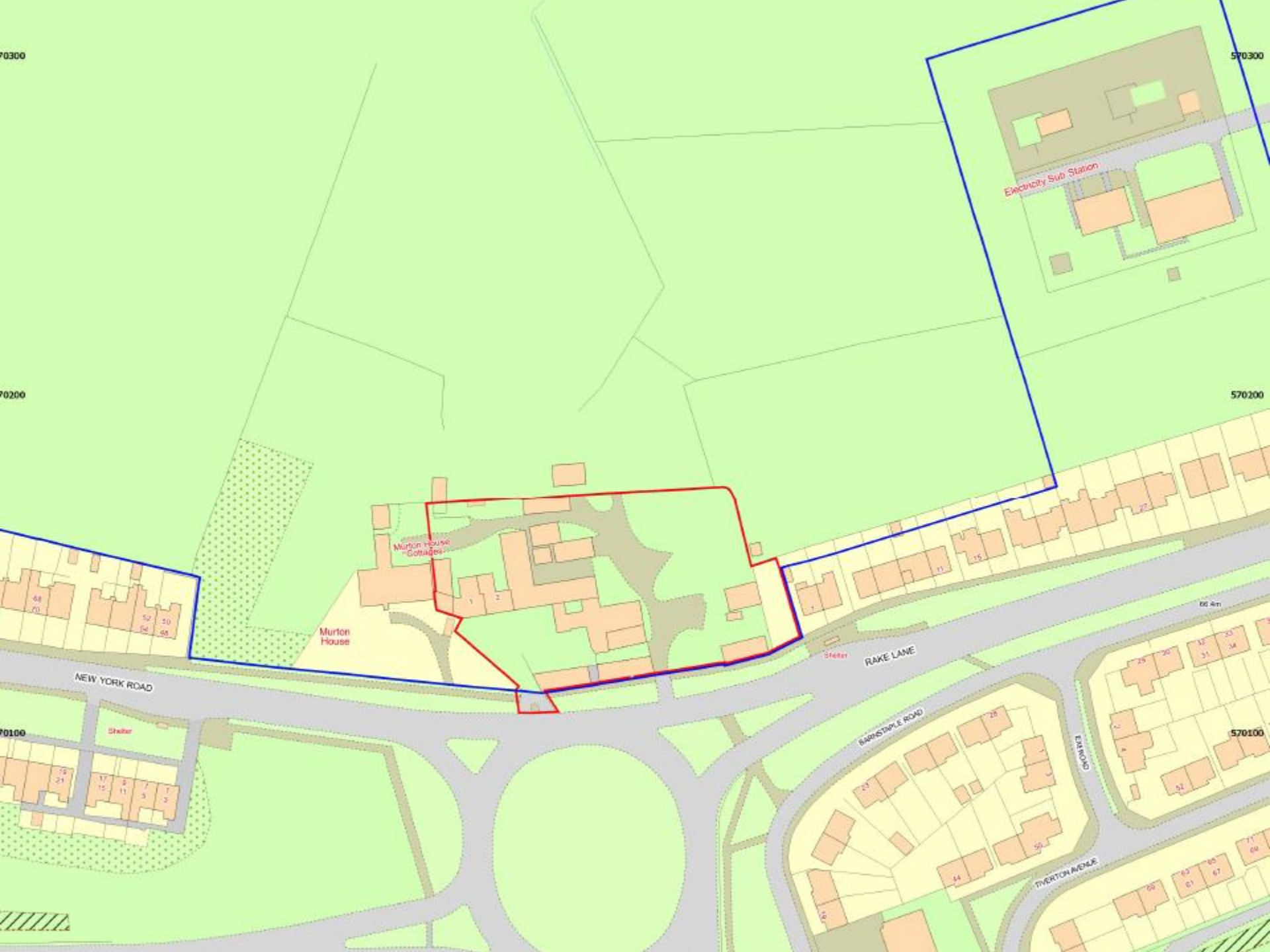
- Location: Murton House Farm, Rake Lane
- Proposal Demolition of the disused and redundant buildings and replacement with 10no residential dwellings including access, amenity space and parking
- Applicant: Murton Farm Steading Ltd
- Ward: Collingwood

70300

570300

70200

570200



70100

570100



Murton Farm Estate Ltd

R. H. Jackson

Google



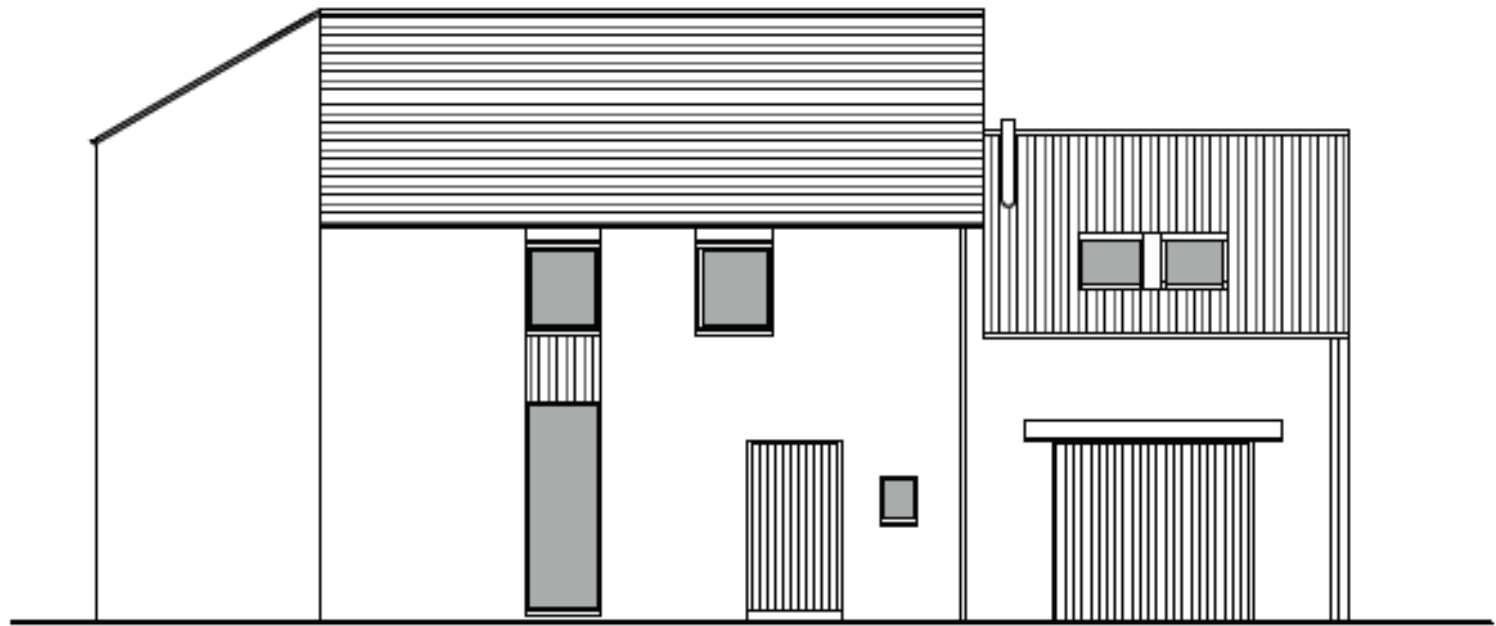
- swallow nesting boxes
between 2.5m and 3m height
(at least 13 no. on east facing walls
at east of site)

SITE BOUNDARY IN RED DASHED LINE

open backed car port
and bin store

MURTON FARM SITE
RAKE LANE
NORTH SHIELDS

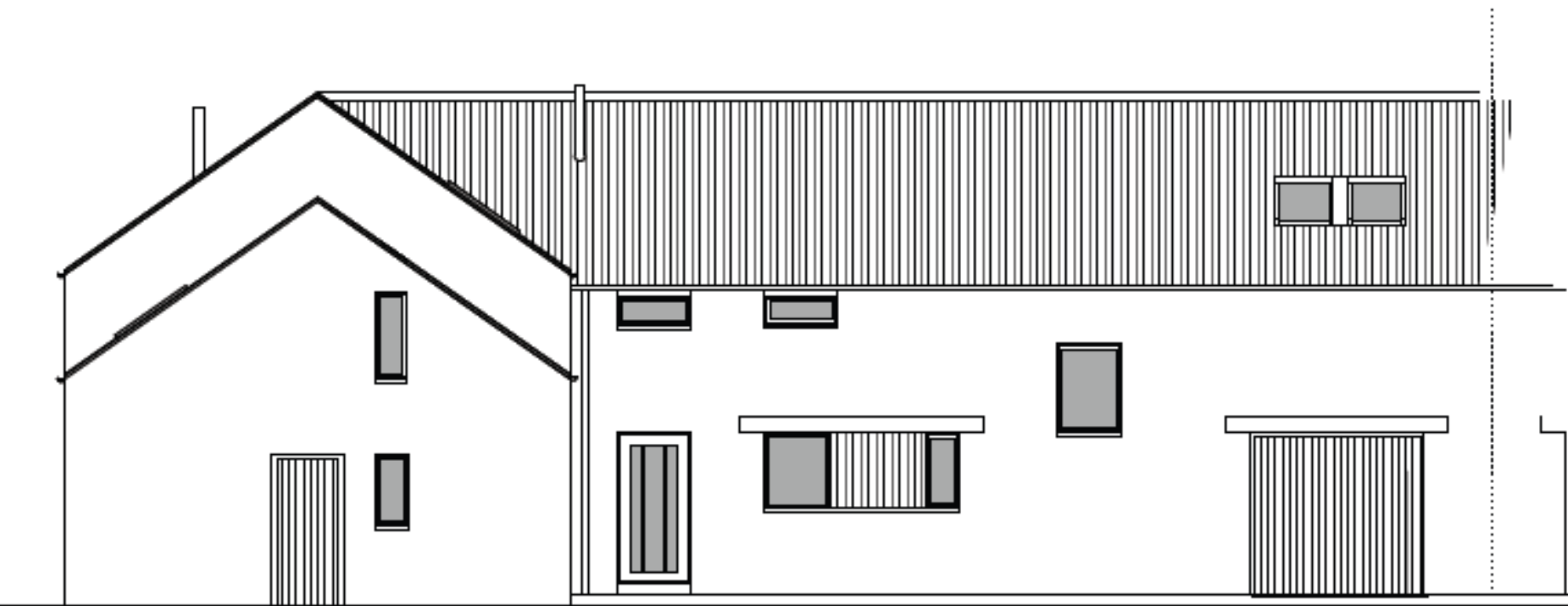
newentrance configuration complies with
up to date Transport Consultant's Report
please read alongside their drawings and written justification



WEST ELEVATION - DWELLING 3

WEST ELEVATION - DWELLING 4

- dwelling 3 has no windows in the east elevation to avoid overlooking of dwelling 4
- the living and bedroom spaces of dwelling 4 have windows facing east to receive morning sun



NORTH ELEVATION - DWELLING 4

NORTH ELEVATION - DWELLING 3

SECTION A A - BEFORE



street frontage has a relationship to new buildings
set back from the road
- on the footprint of original buildings

NEW ROOF WINDOWS ADDED TO DWELLINGS 9 AND 10

a taller dwelling
sits at the end of the entrance road
creating a visual full stop
- the roof is still subservient to the Farmhouse

SECTION A A - AFTER

two detached houses in brick and slate
set immediately behind refurbished existing stone walls
which abut the public footpath
- lower roofs in contrasting profiled fibre cement sheeting
acknowledging the farm yard context
- main roofs distinctly subservient to the Listed Farmhouse

a detached house in brick and slate
set immediately behind the refurbished existing stone wall
which abuts the public footpath

LINTEL TO REAR OF GARAGE OPENING OF DWELLING 2 MADE HIGHER
TO CONTINUE OVER THE MAIN ENTRANCE DOOR TO ITS LEFT
IN CONTRAST TO THE OPENING FOR DWELLING 3 TO ITS RIGHT

slate roof
height and gradient
as existing profile

corrugated fibre cement roof
at lower slope
reflecting existing roof profile

an honest modern
brick and slate building
to turn the corner
where only random sheds
are currently seen

a lean-to car port
with low roof slope and store
- and with views through
to countryside beyond

SECTION B B - AFTER

Listed Farmhouse
now completely refurbished

stone front and detailing
to new dwelling on entering site
acknowledging
the domestic nature of the
existing building

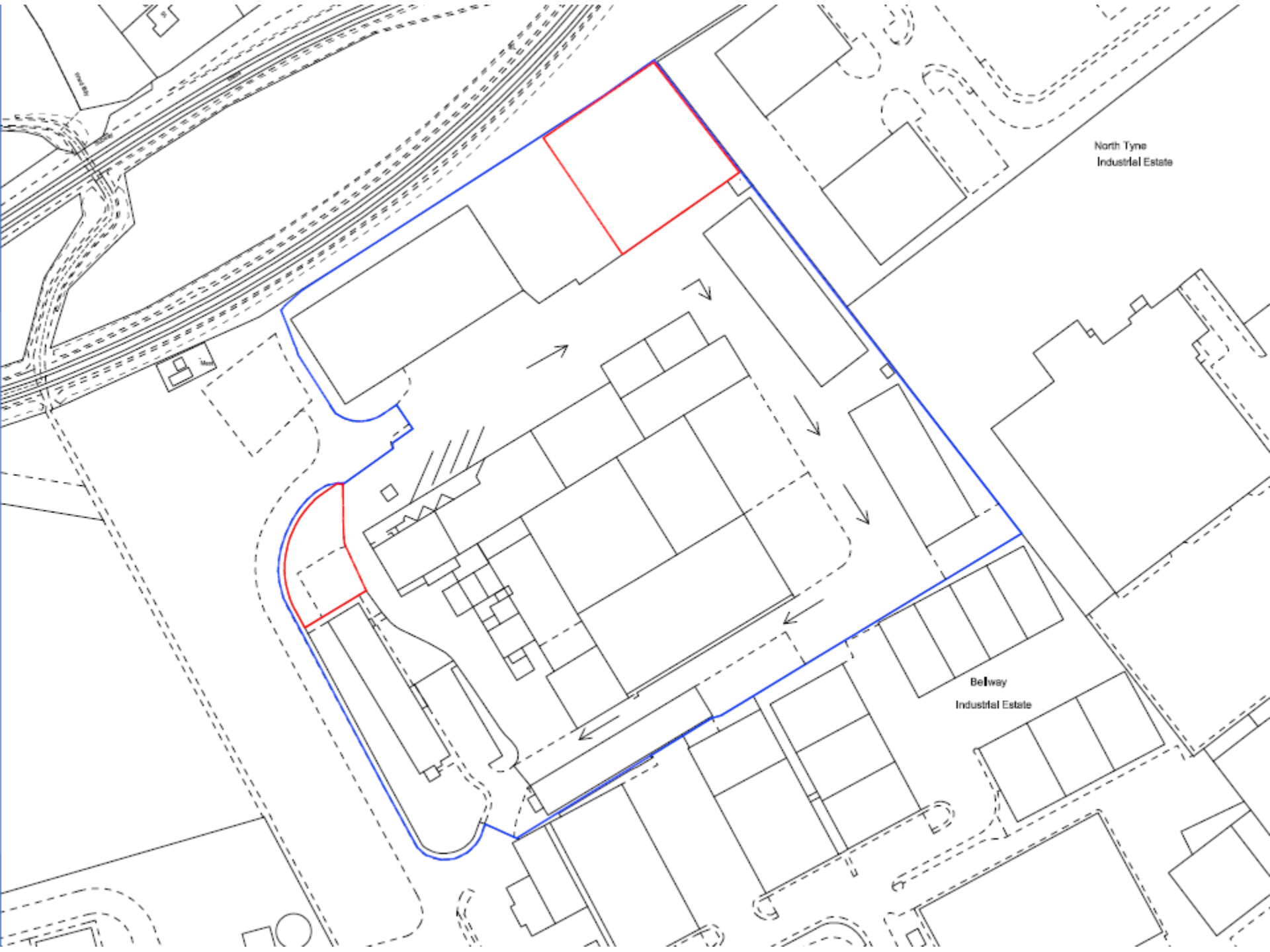
stone trim detailing to this half
as there is still domestication evident
in the existing at this point

brick face to new dwellings
reflecting the more haphazard
and much altered nature of agricultural
buildings beyond the pure domestic

two honest modern homes of brick and slate
but with reference to existing agricultural openings
- where no buildings exist

Item 4

- Location: Benton House, Benton Business Park, Bellway Industrial Estate
- Proposal: Construction of 2no steel-framed industrial units including car parking and hard landscaping
- Applicant: Benton House Limited
- Ward: Killingworth



North Tyneside
Industrial Estate

Belway
Industrial Estate



Shared Escapes

Wharfedale

Jump 360 Newcastle
Trampoline Park

Dalesman (Newcastle)

NORTH EAST
WAREHOUSE NG LT

Wharfedale

Benton Recycling

Aquasol Rubber

Electric Center

Benton House

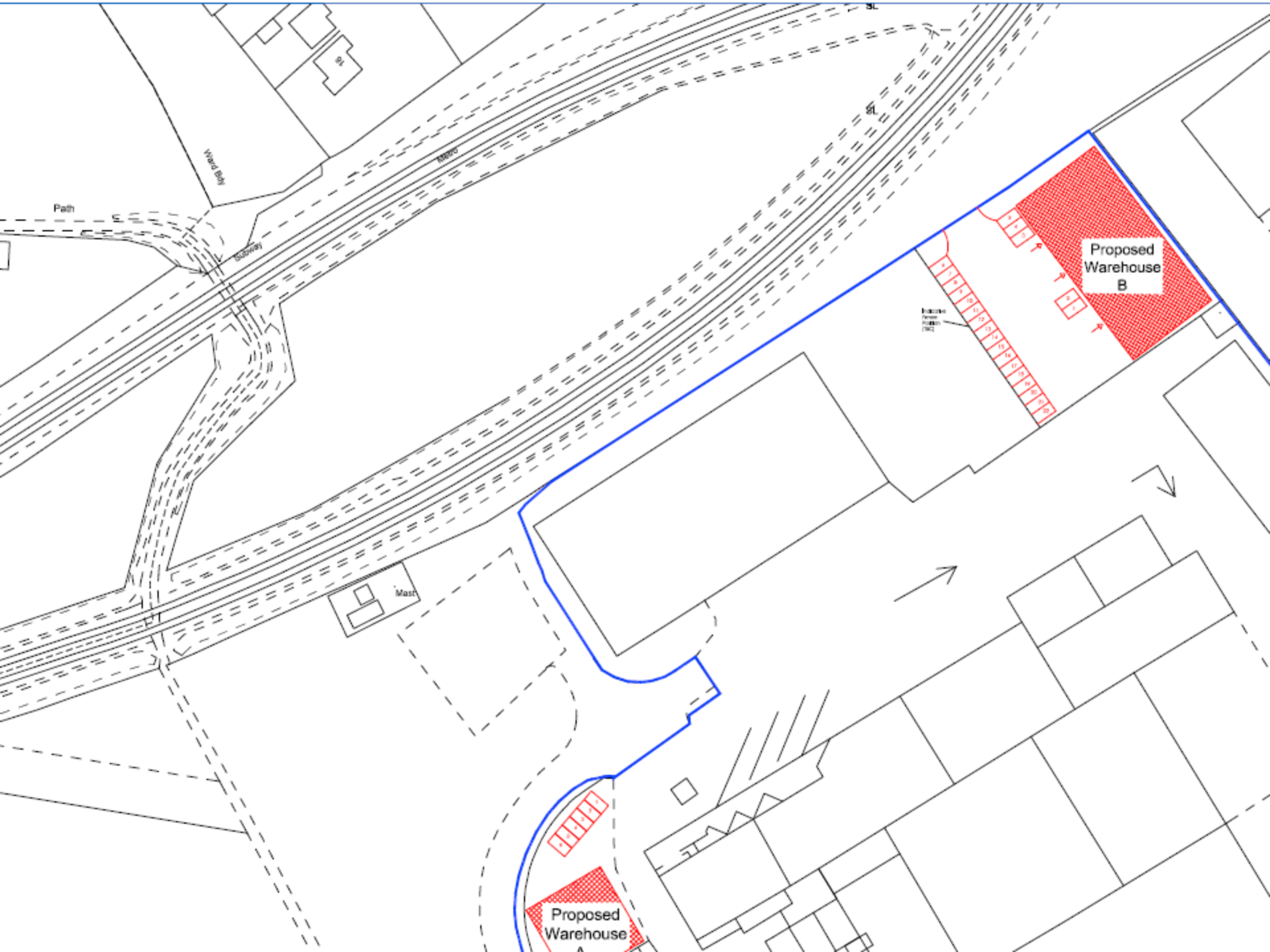
Blapunk Tools

Elington Park No 8240

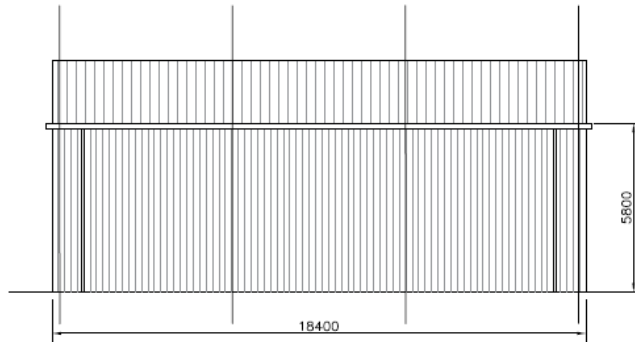
Euro Car Parts
Longbenton

Google

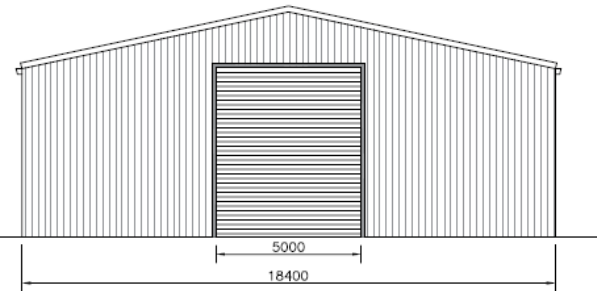
The Range, Benton



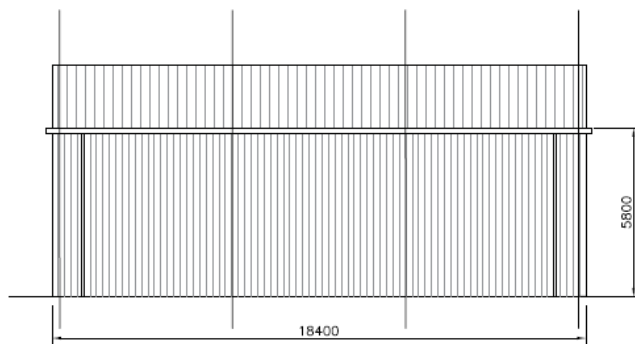
Unit A - Proposed Elevations



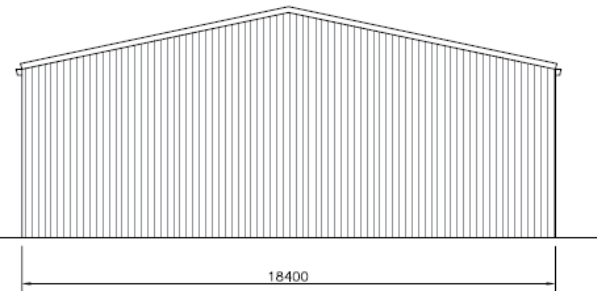
Proposed Front (North East Elevation)



Proposed Side (North West Elevation)

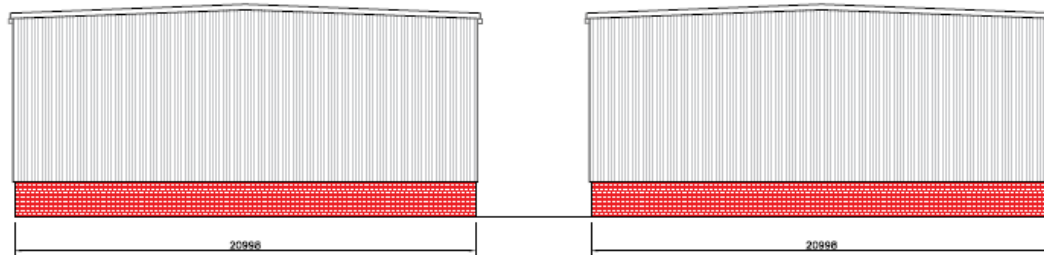
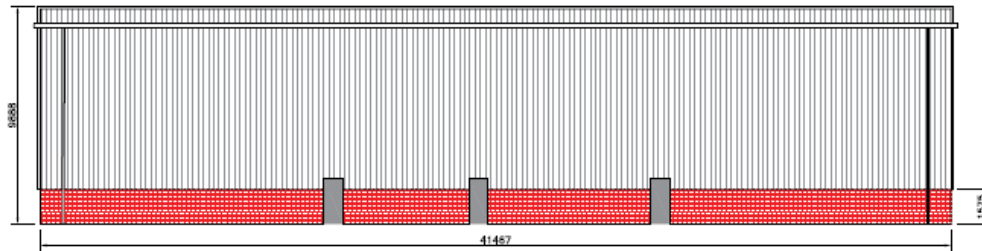
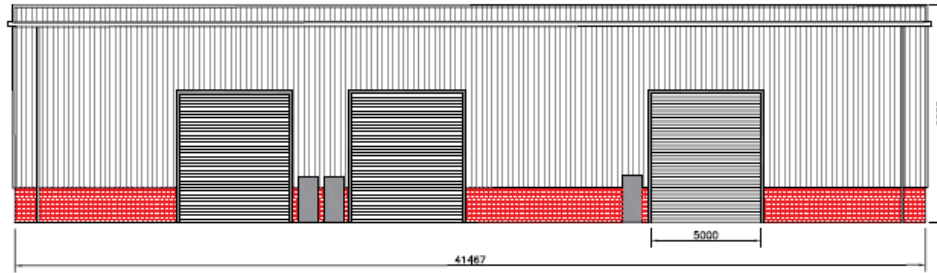


Proposed Rear (South West Elevation)



Proposed Side (South East Elevation)

Unit B - Proposed Elevations



Item 5

- Location: Unit 41, Bellingham Drive, North Tyne Industrial Estate
- Proposal: Change of use from D1 (Training facility) to Gymnastics facility and activity centre with gym (D2) and ancillary cafe (A3). Extension to internal mezzanine floor
- Applicant: Mr Craig Heap
- Ward: Killingworth

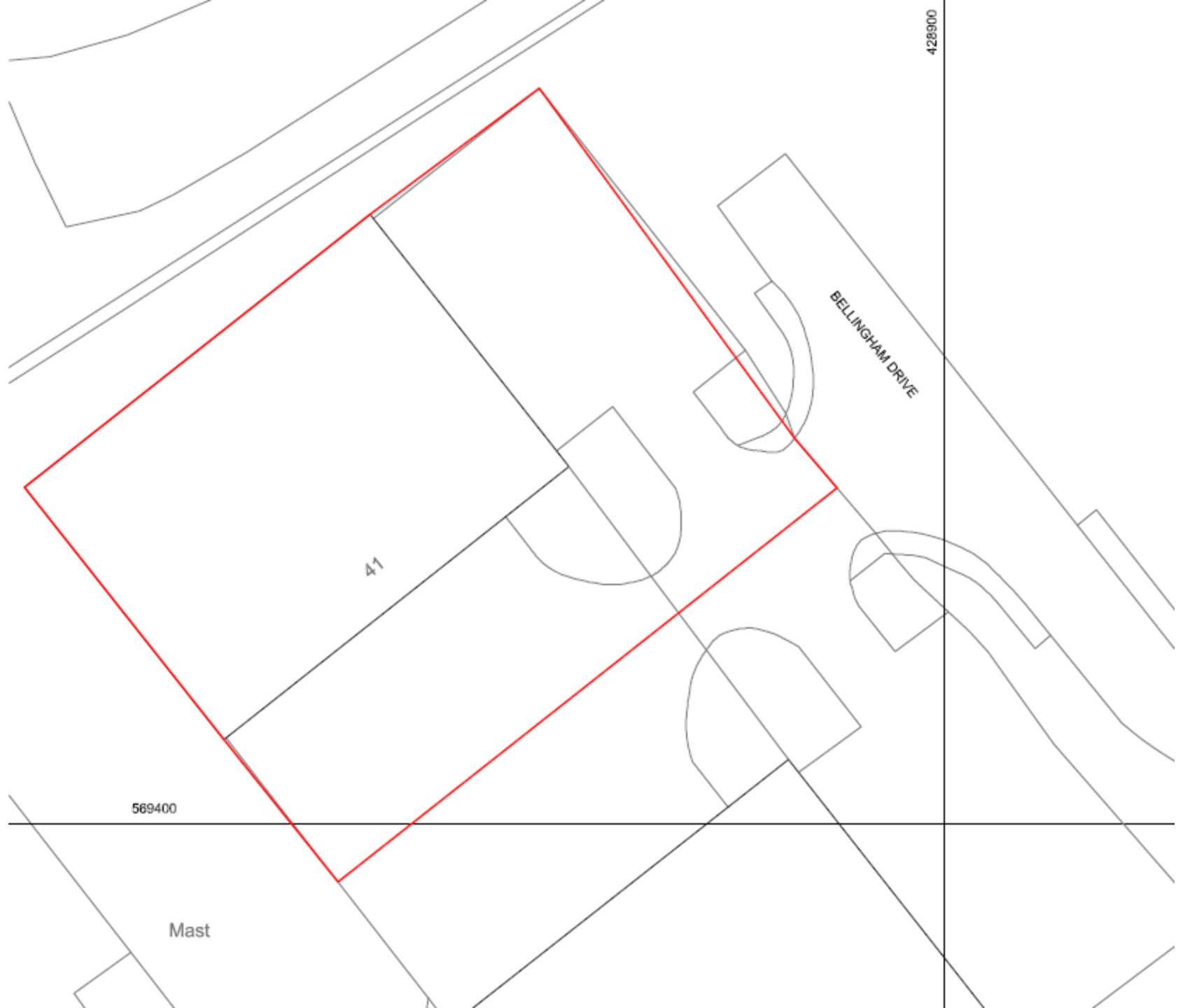
428900

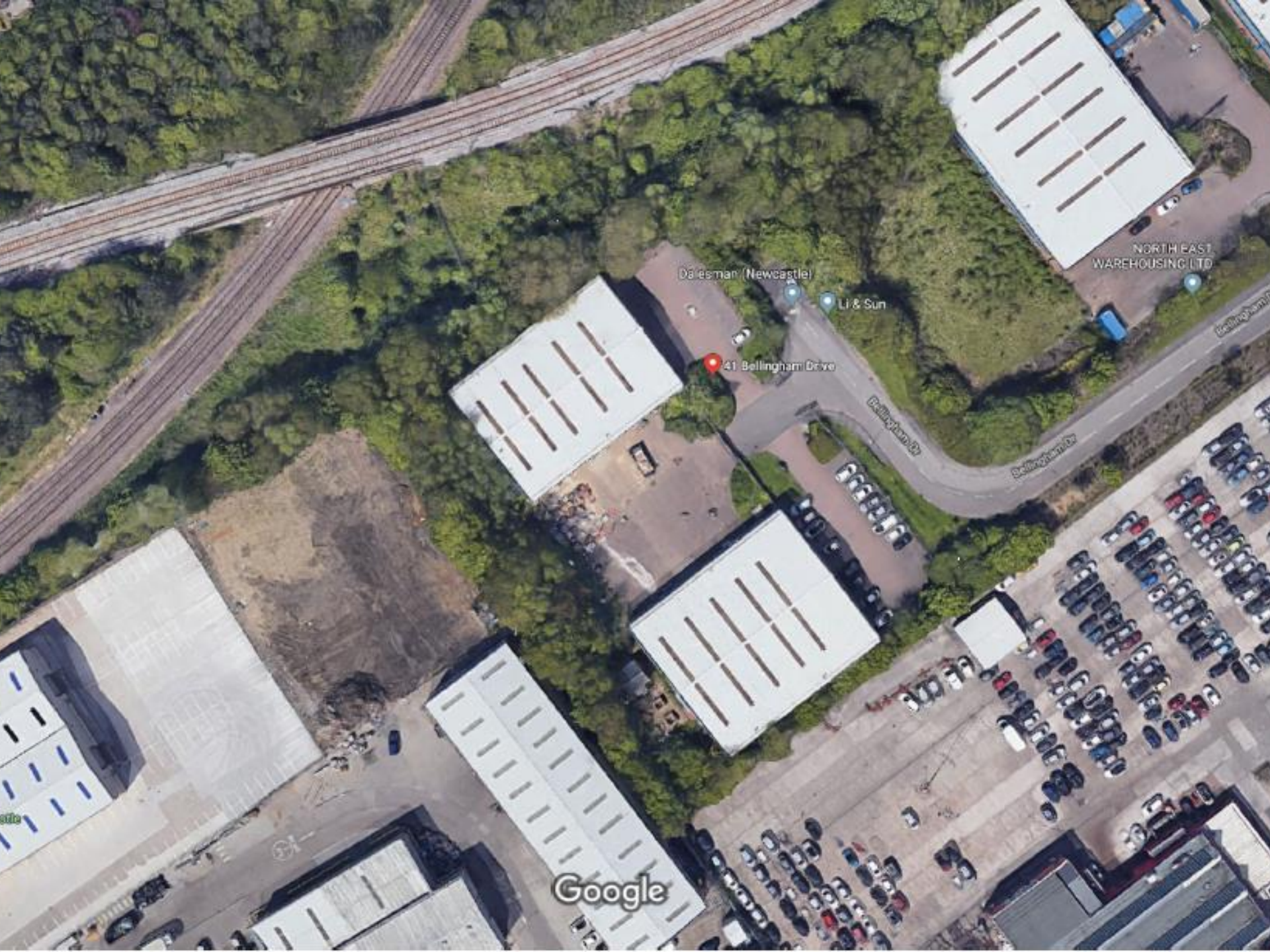
BELLINGHAM DRIVE

41

569400

Mast





Dalesman (Newcastle)

Li & Sun

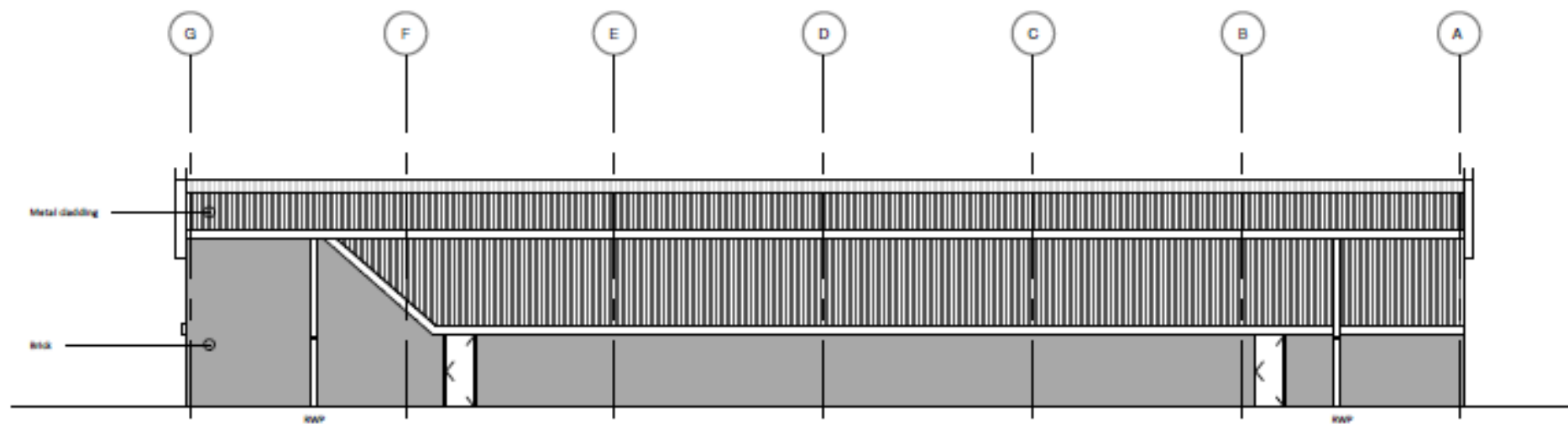
41 Bellingham Drive

NORTH EAST
WAREHOUSING LTD

Bellingham Dr

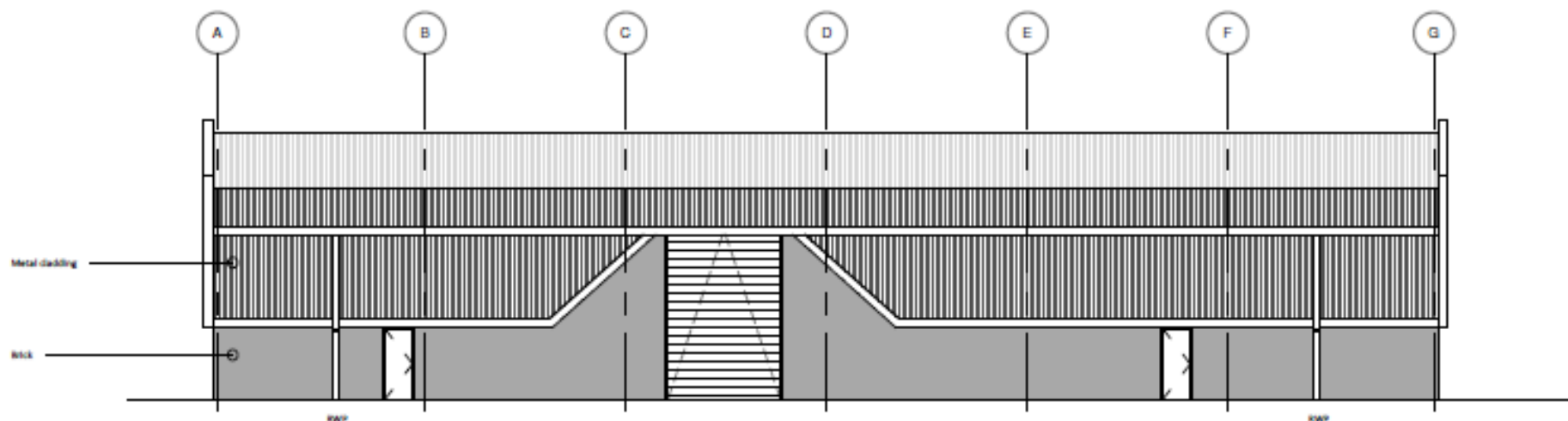
Bellingham Dr

Google



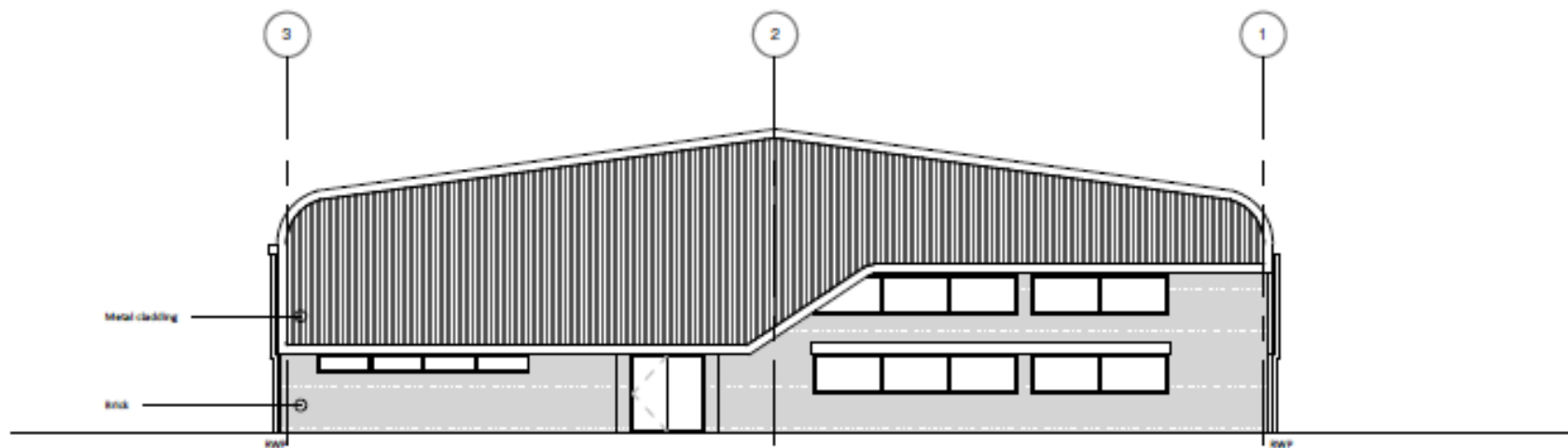
Existing North Elevation

1 : 200



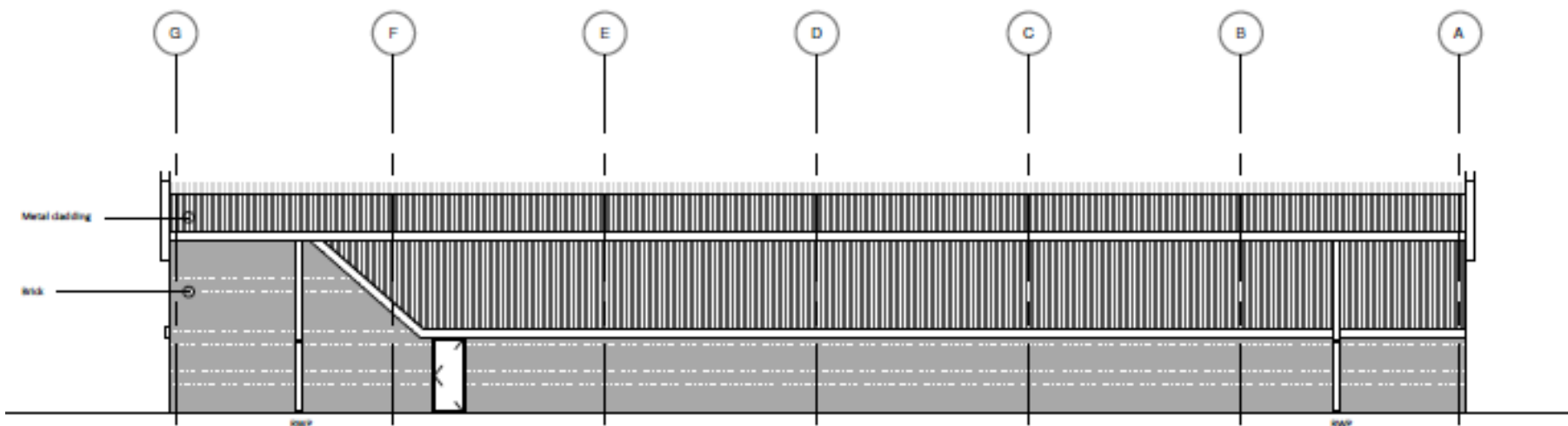
Existing South Elevation

1 : 200



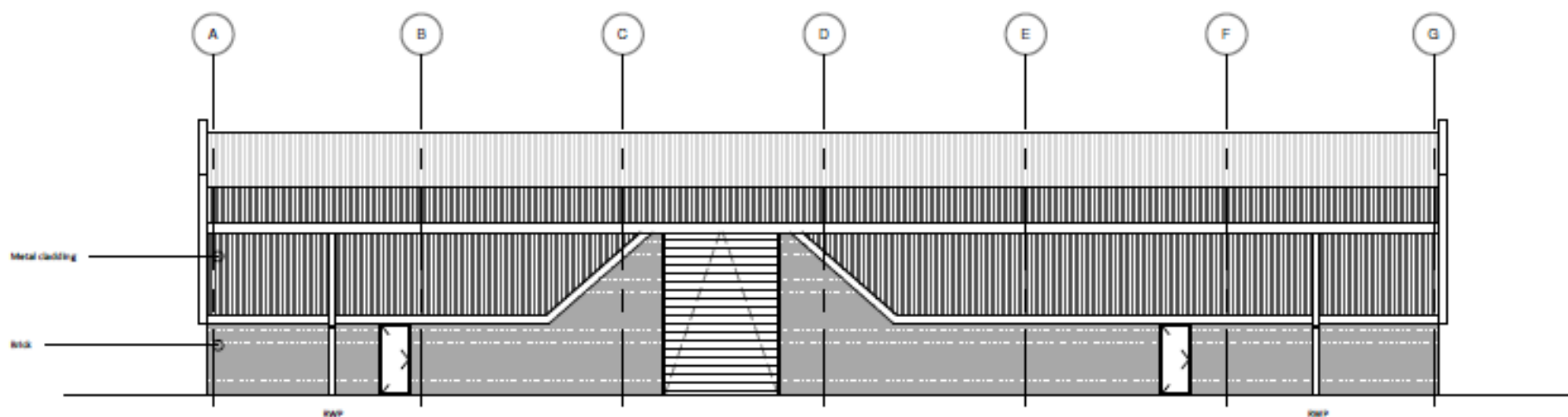
Existing East Elevation

1 : 200



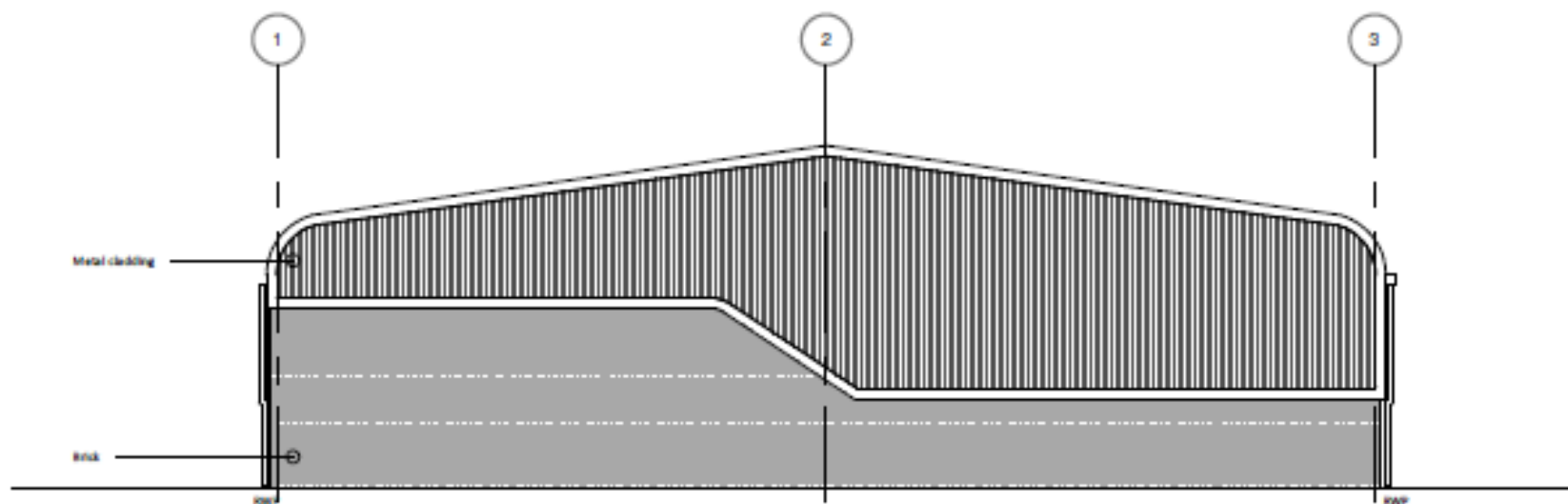
Proposed North Elevation

1 : 200



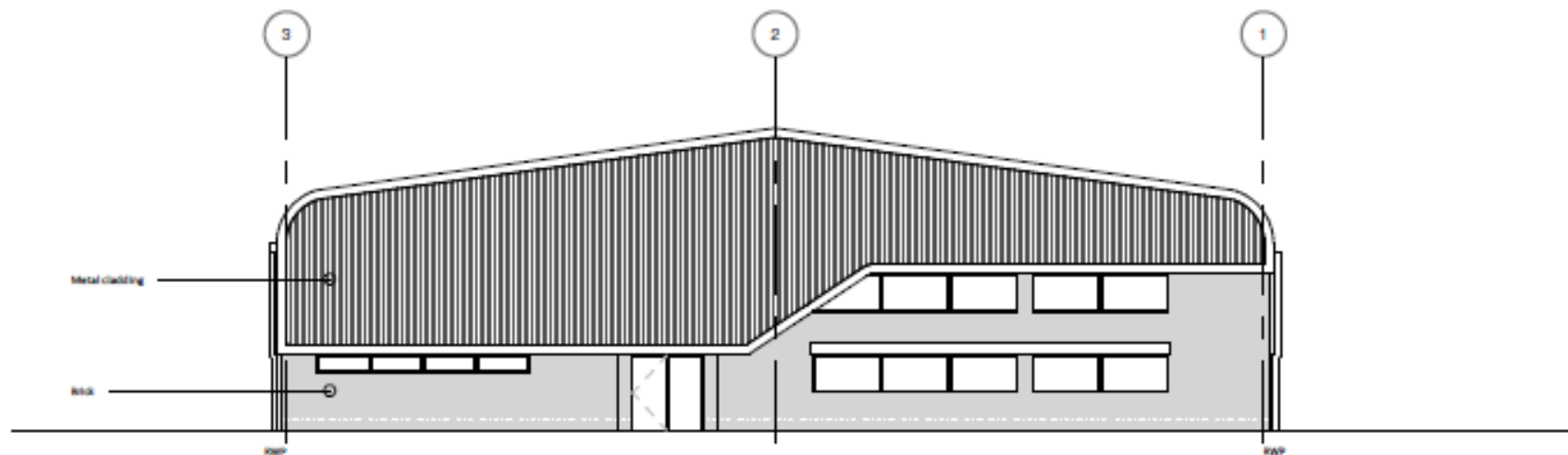
Proposed South Elevation

1 : 200



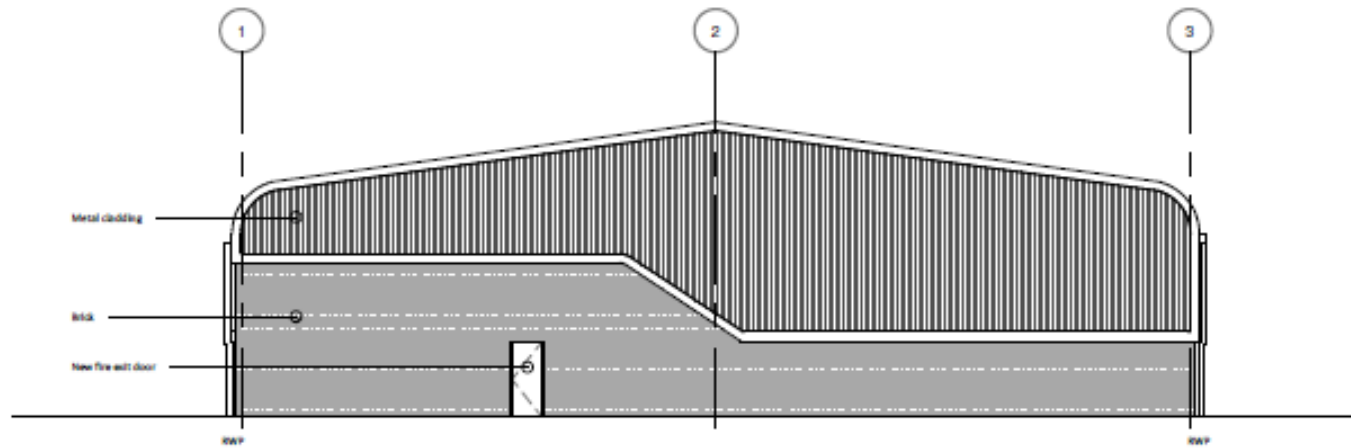
Existing West Elevation

1 : 200



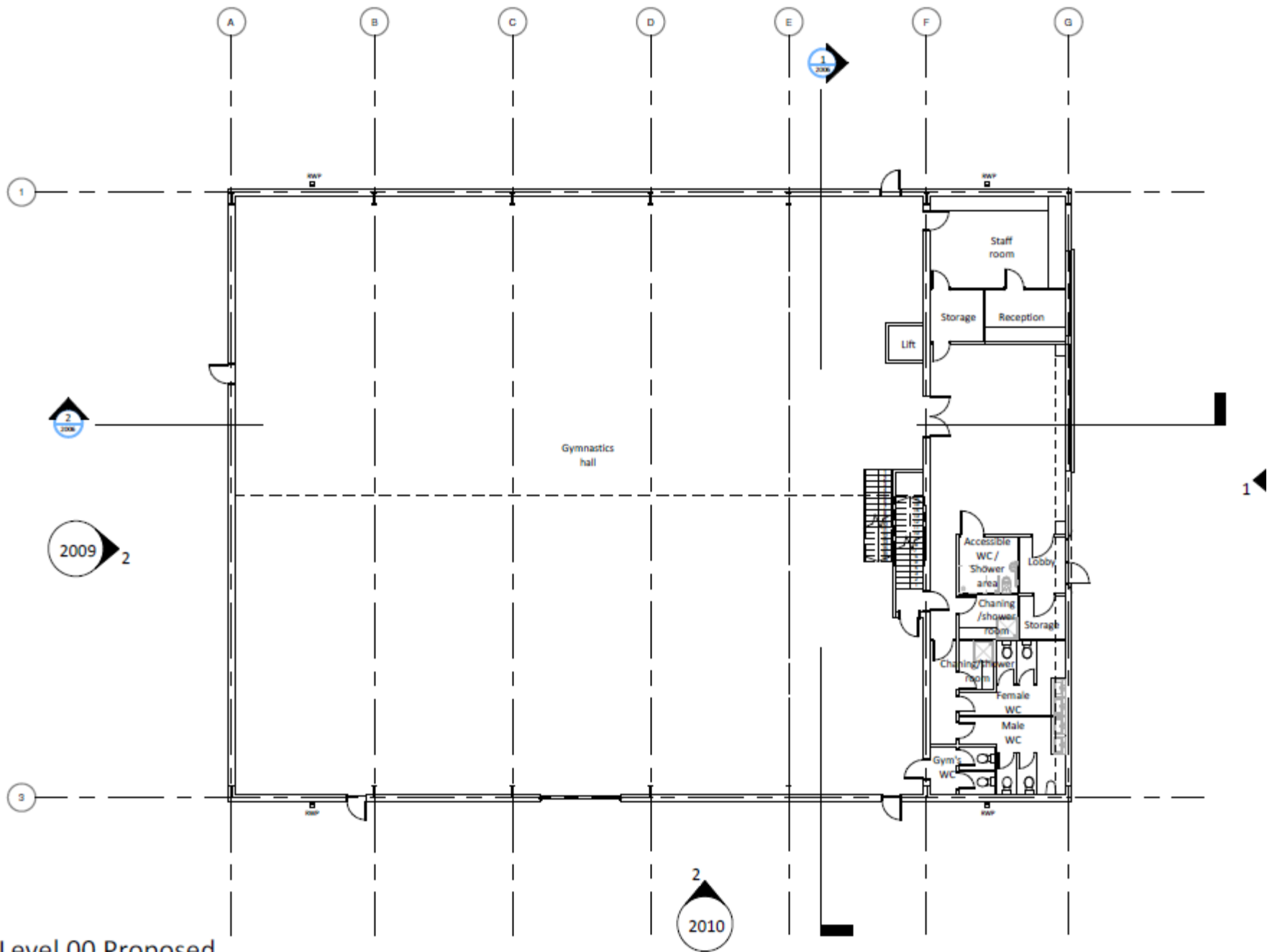
Proposed East Elevation

1 : 200



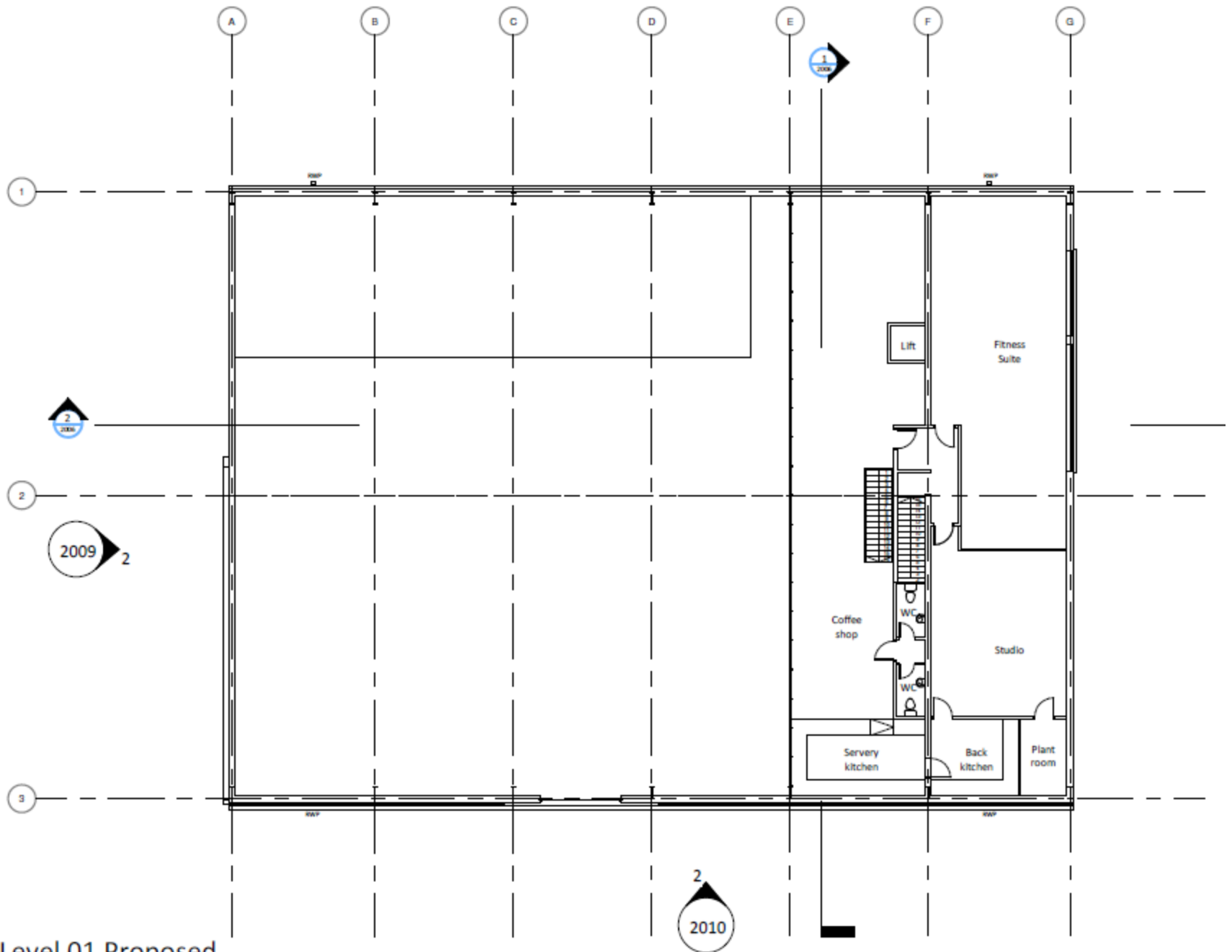
Proposed West Elevation

1 : 200

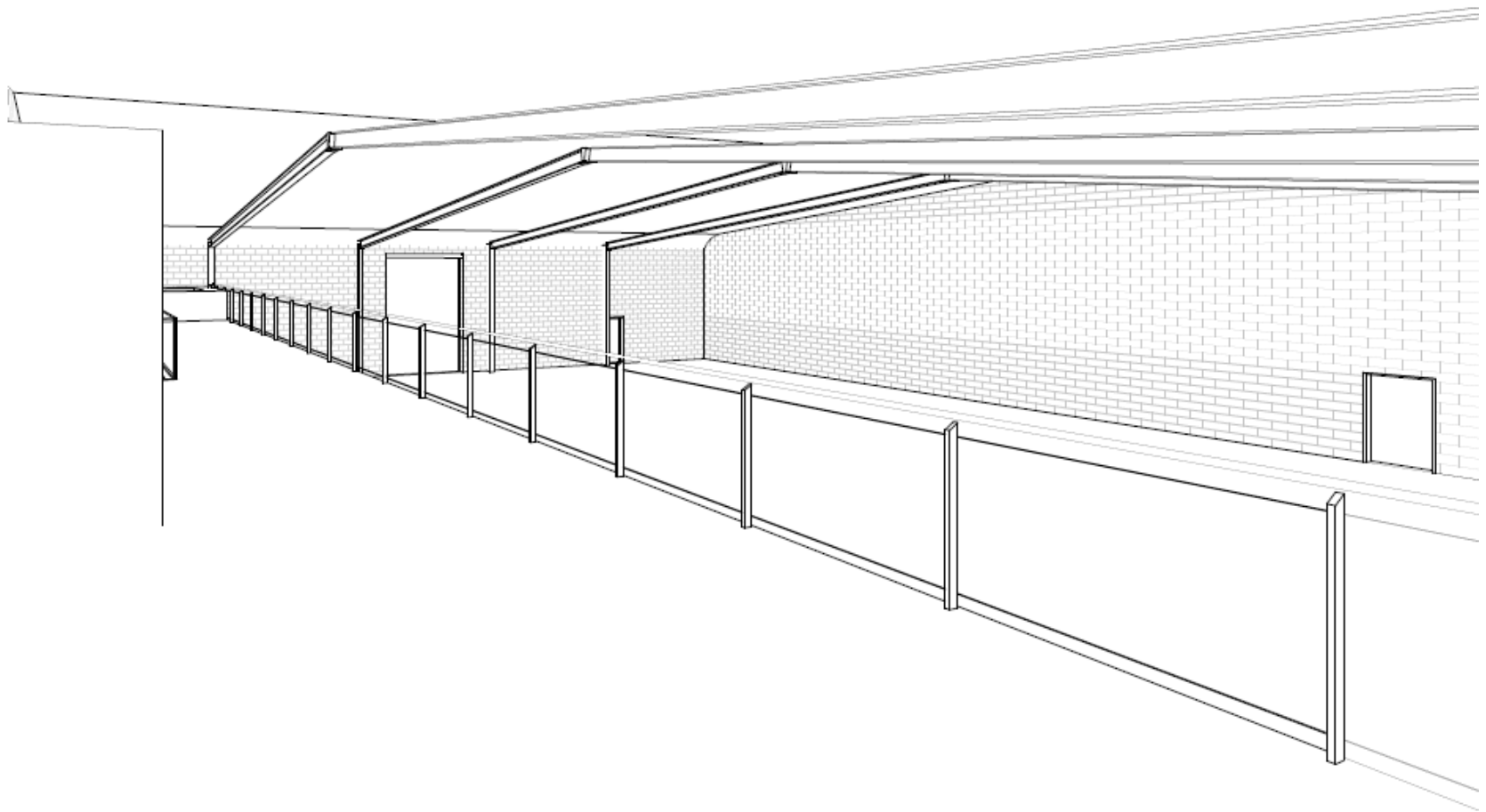


Level 00 Proposed

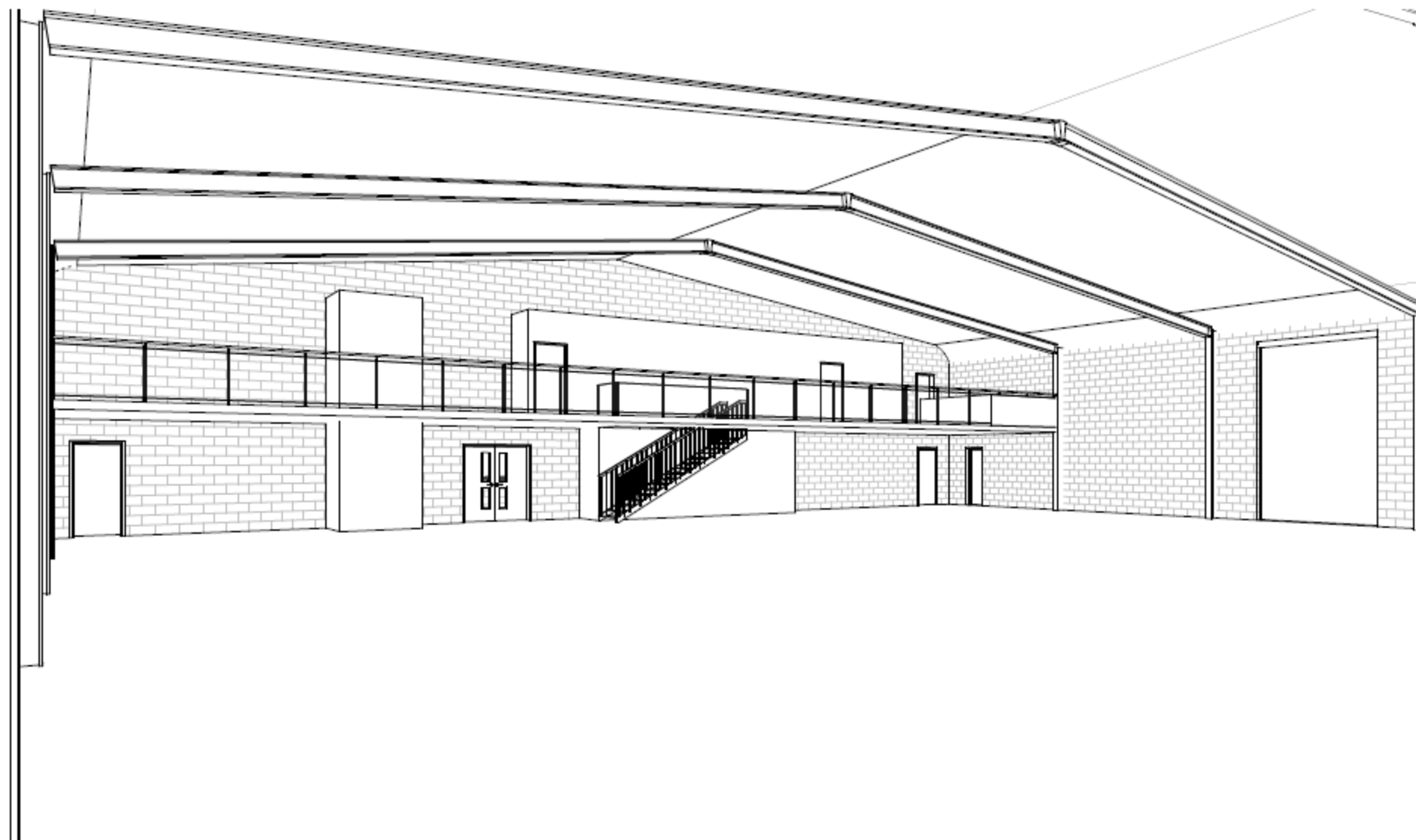
1 : 200



Level 01 Proposed

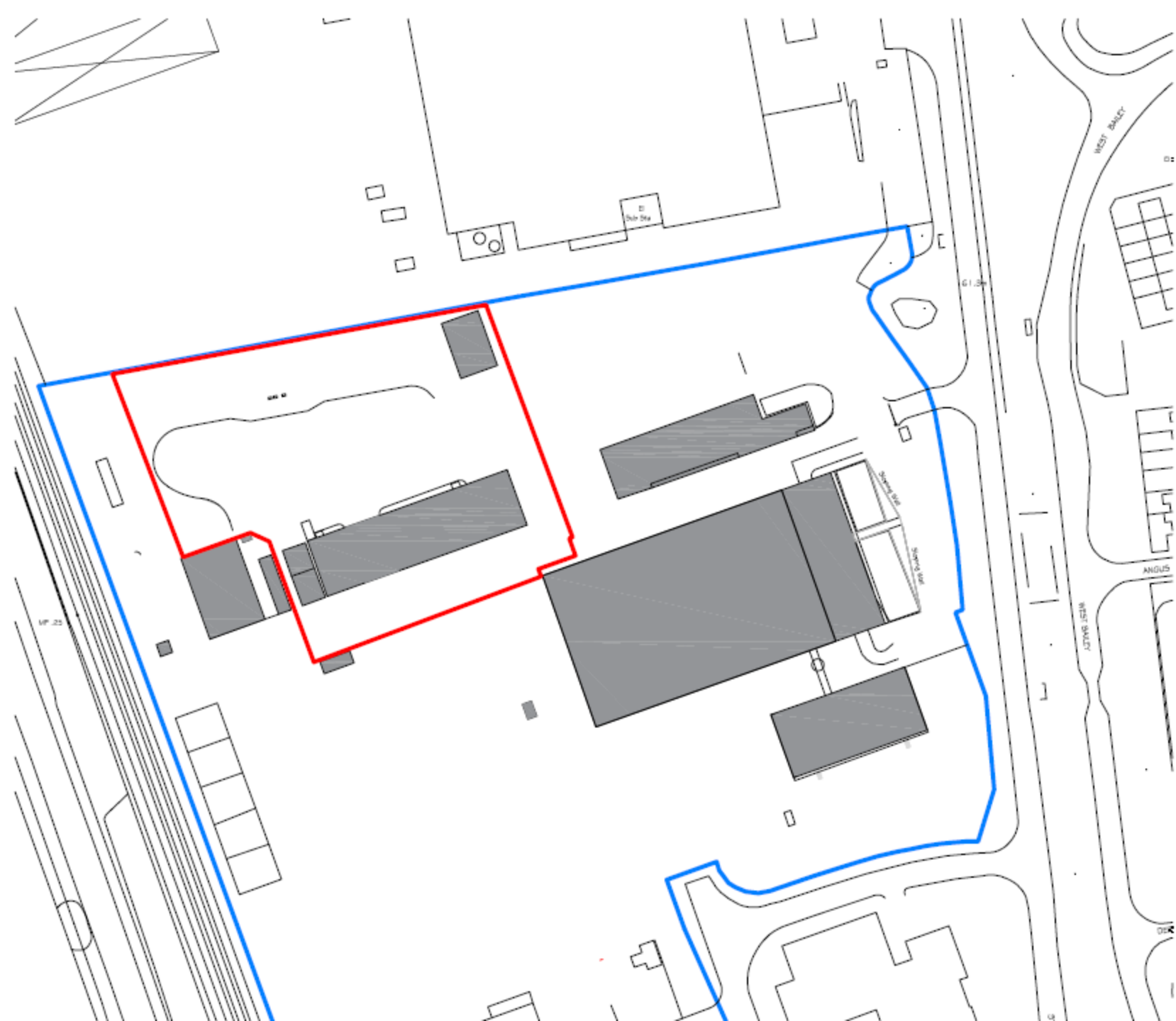


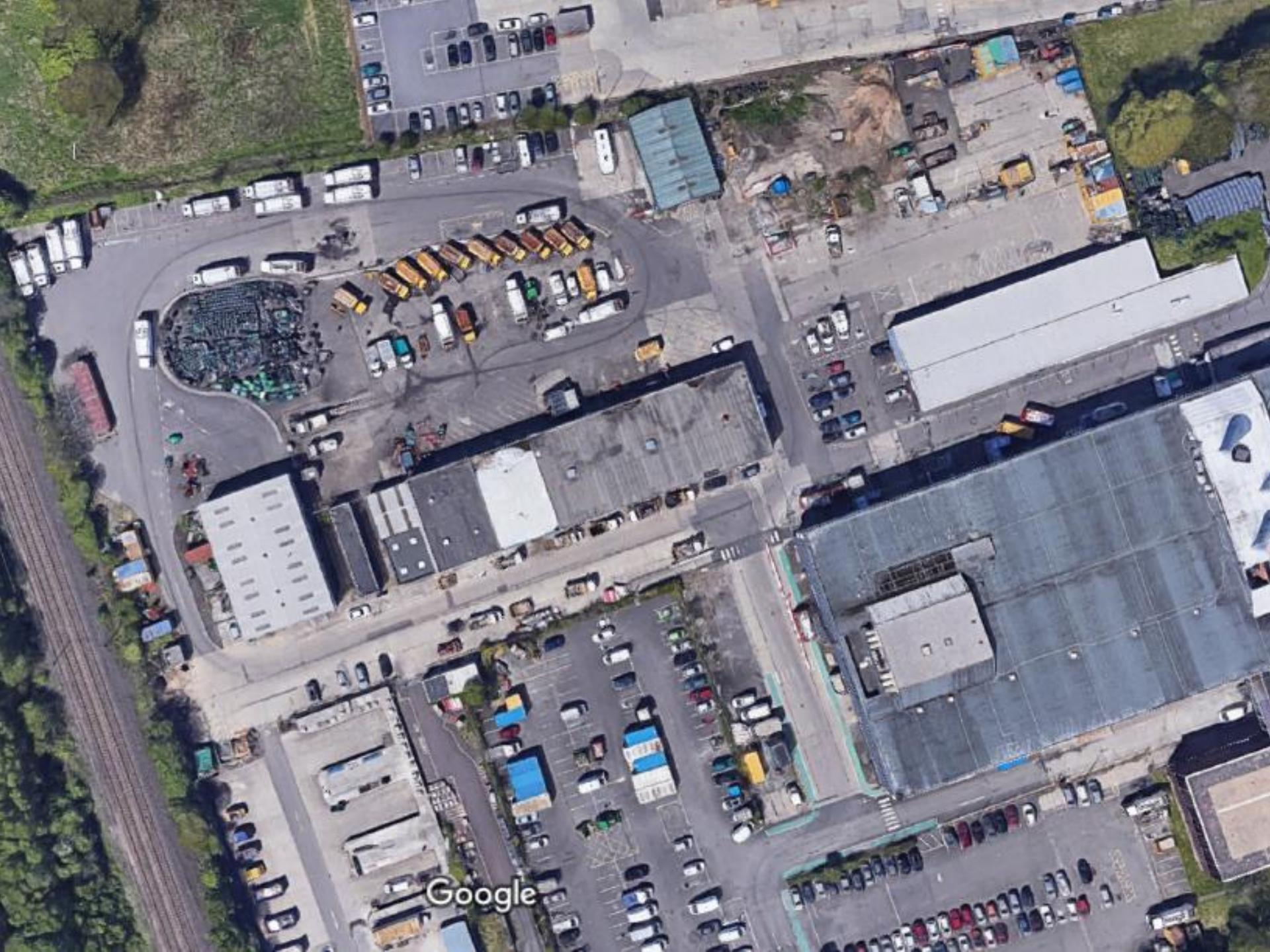
Proposed Mezzanine 3D Interior



Item 6

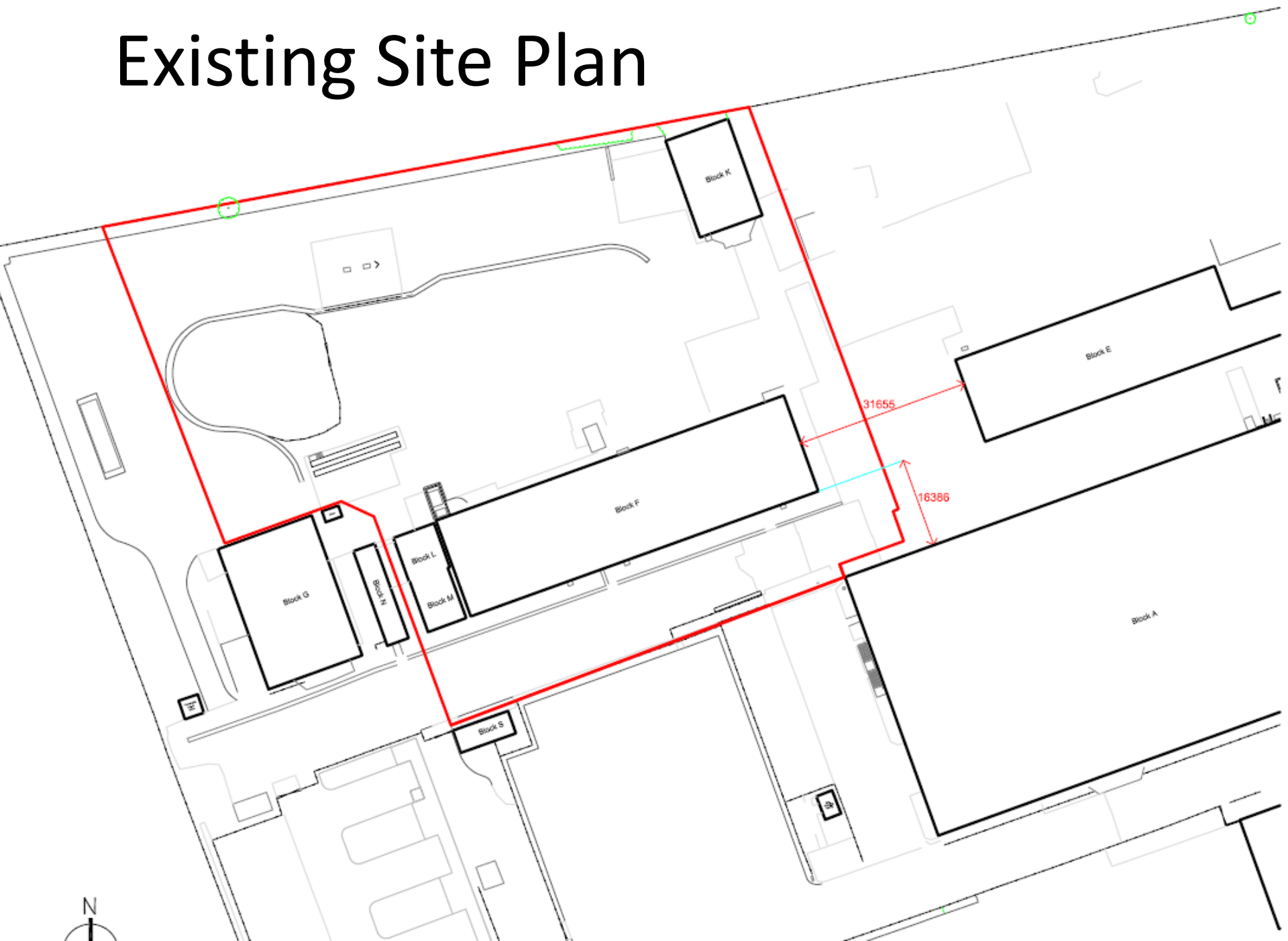
- Location: Block F, K, H, J, M & L, The Killingworth Site, Harvey Combe
- Proposal Demolition of blocks F, K, L and M and erection of new replacement vehicle maintenance unit. Reconfiguration of vehicle access routes and parking
- Applicant: North Tyneside Council
- Ward: Camperdown



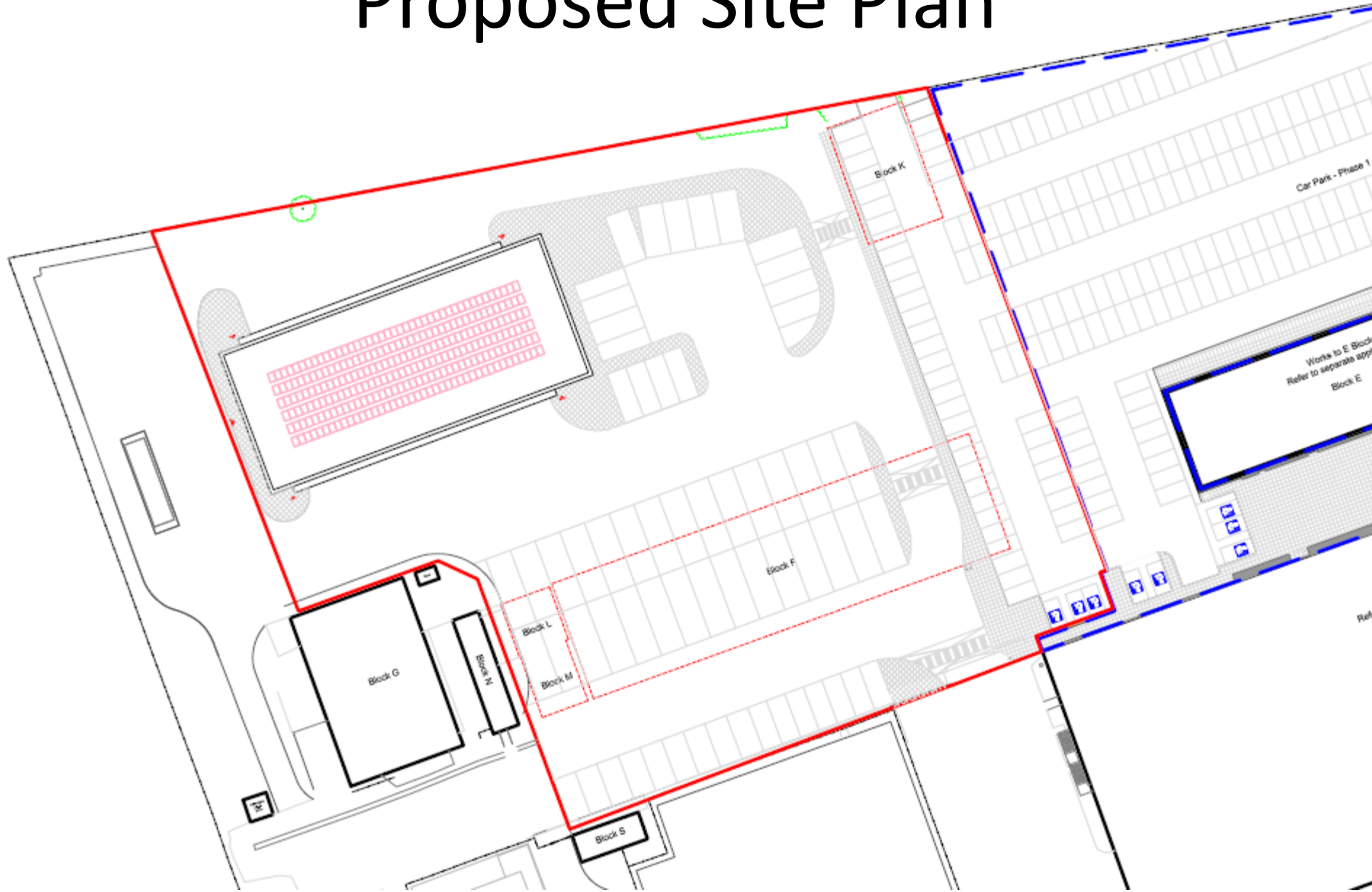


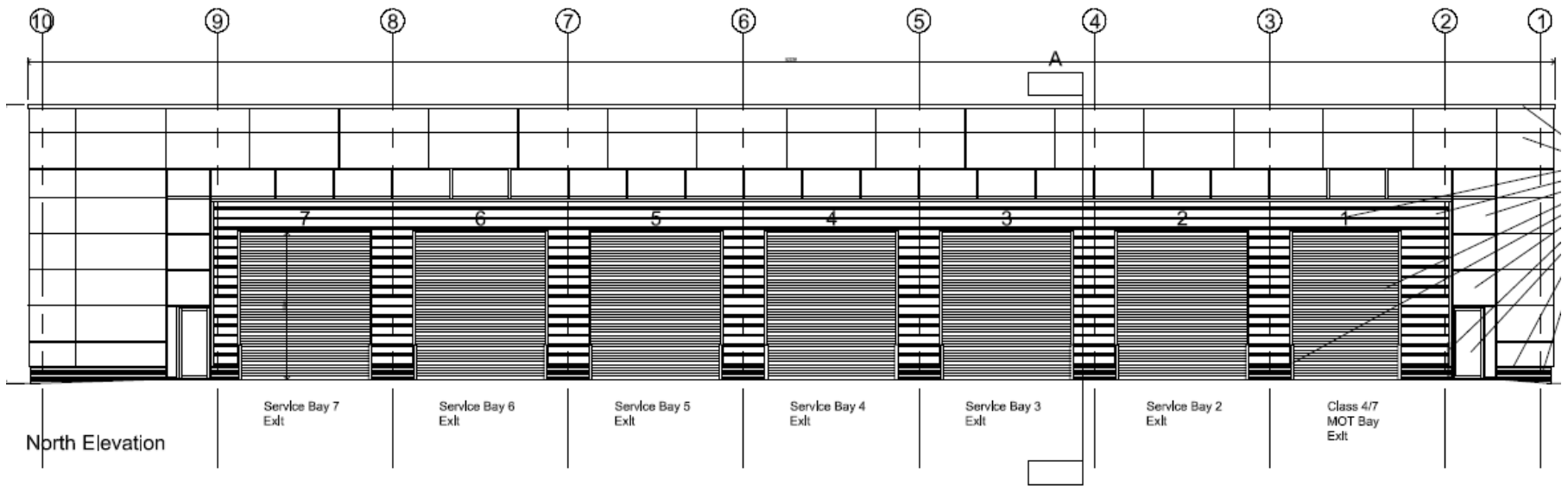
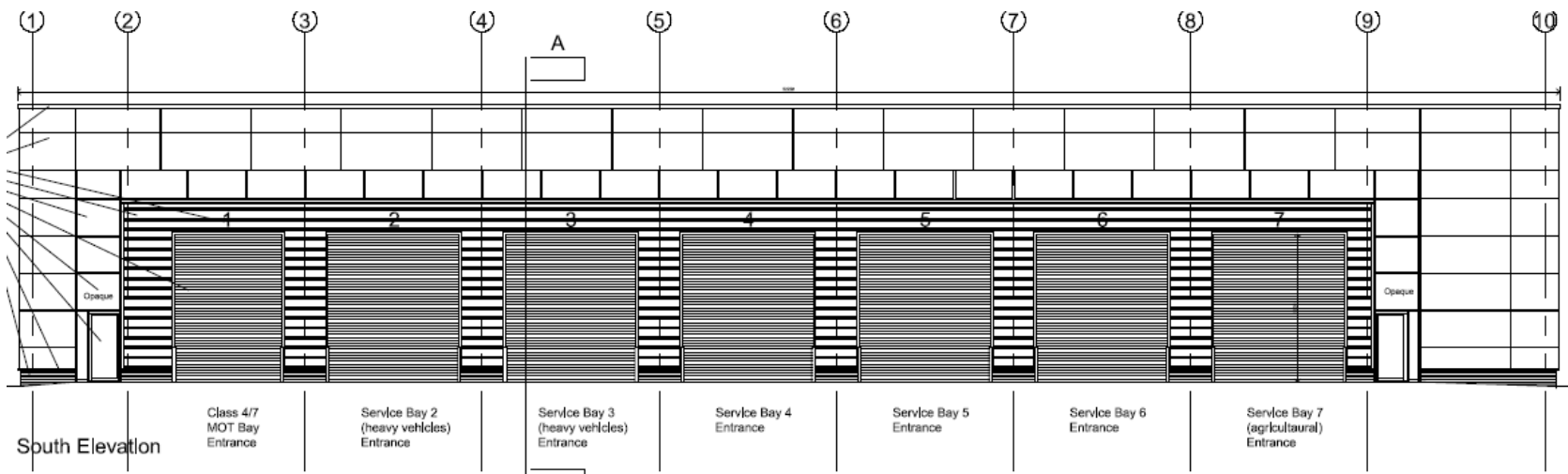
Google

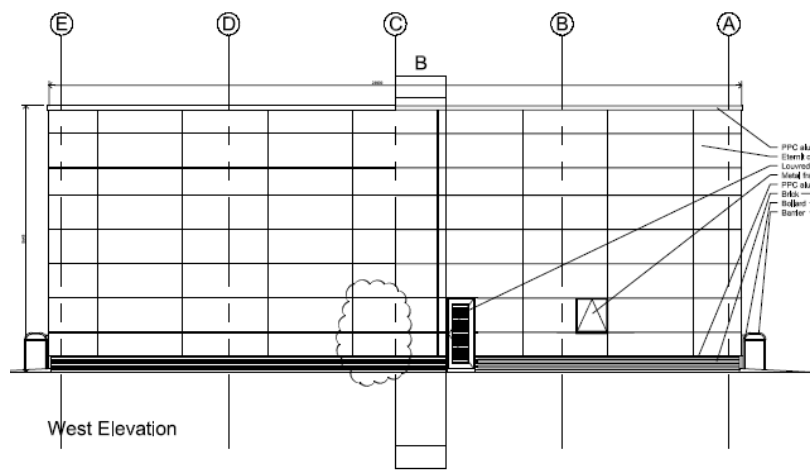
Existing Site Plan



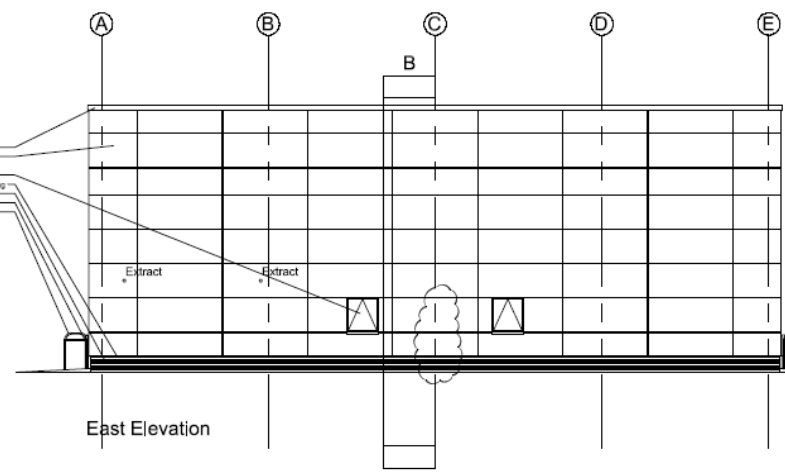
Proposed Site Plan

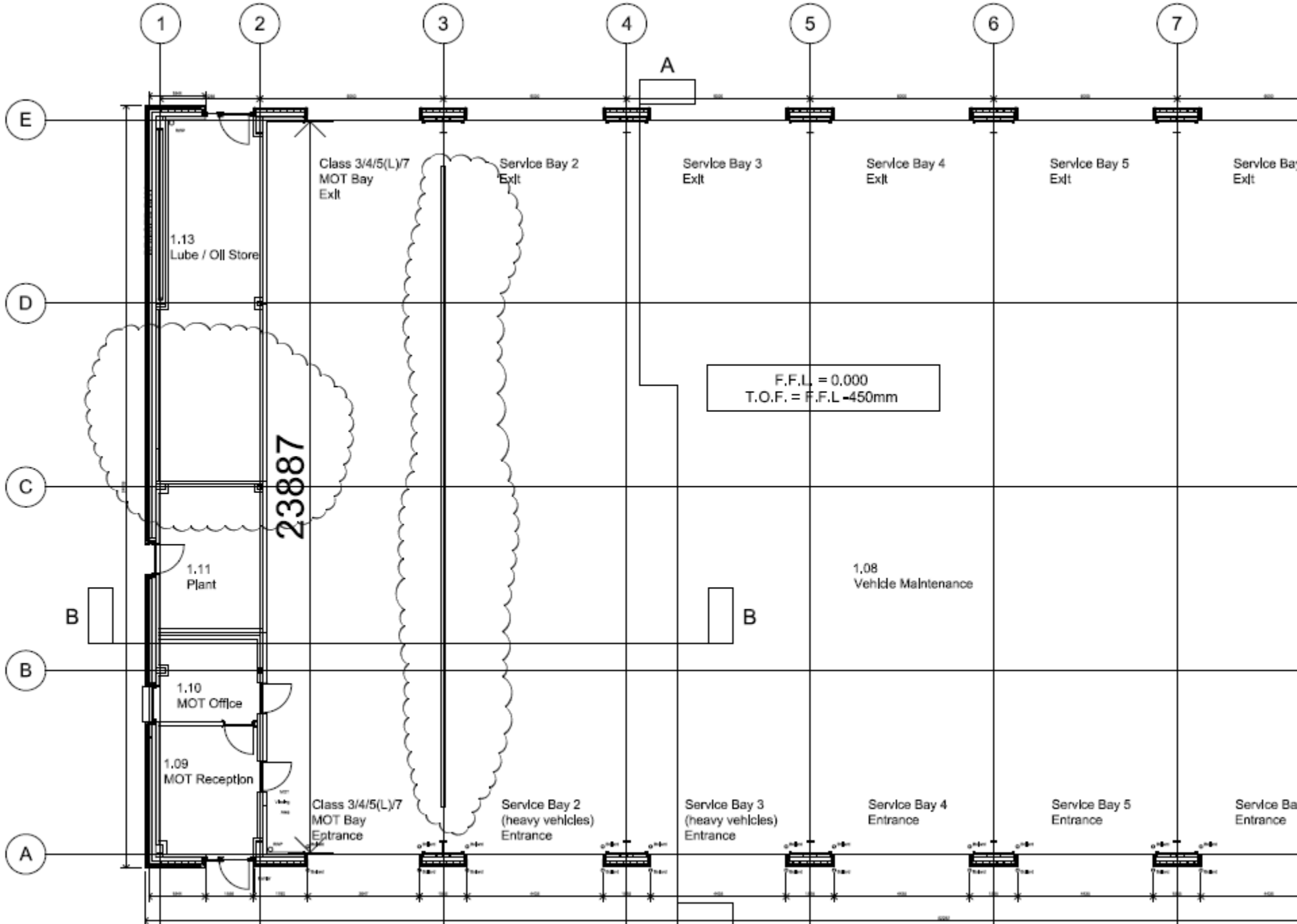






- PPC aluminum coping
- Fixed sliding panel
- Louvered metal door
- Fixed panel window
- PPC aluminum strip lighting
- BBs
- Butler
- Barber



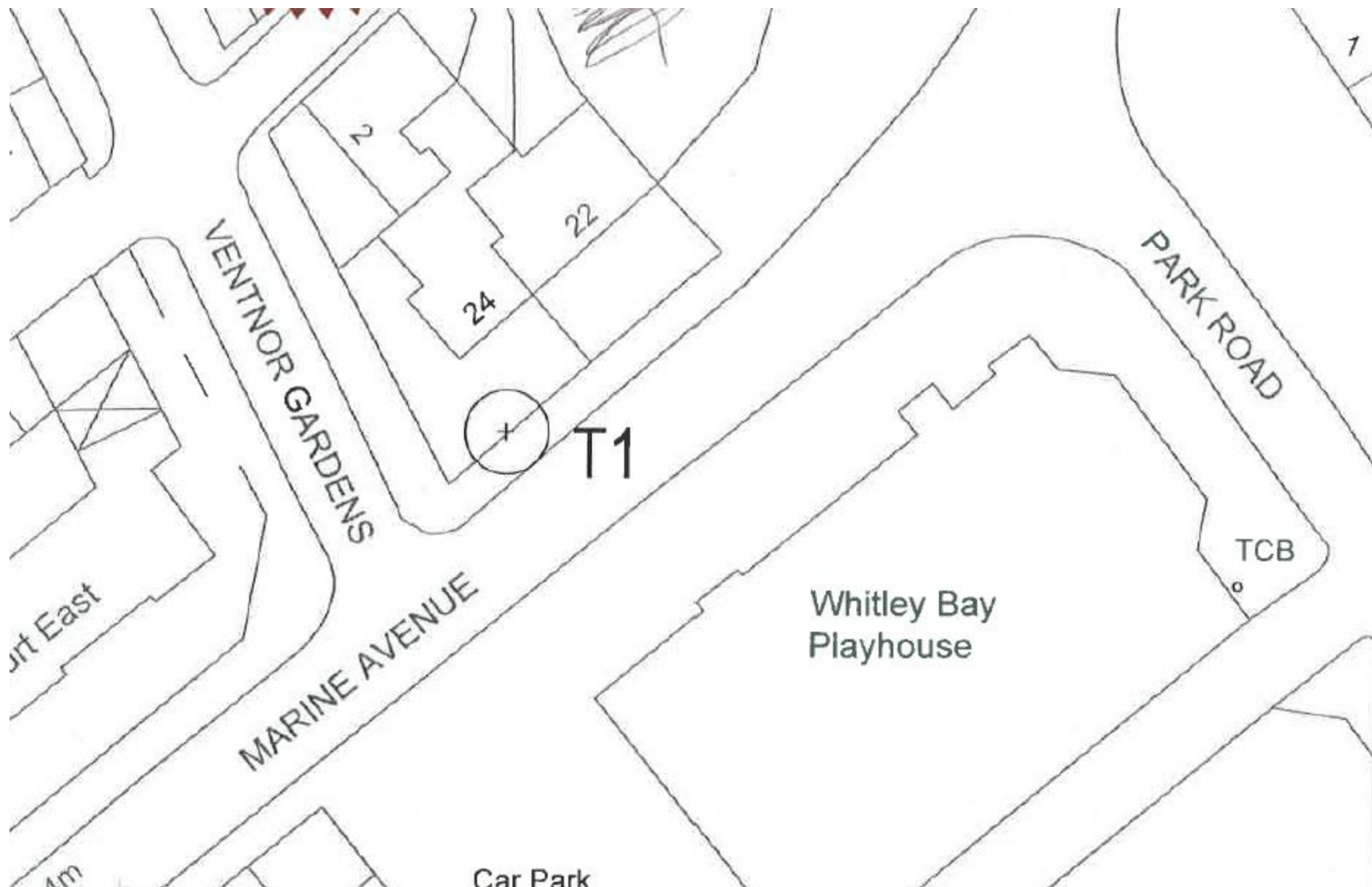


Ground Floor Plan

REV. DATE DWN CHK NOTE

Item 7

- To consider whether to confirm 24 Marine Avenue, Whitley Bay, Tree Preservation Order, 2019





Kwik-Fit Whitley Bay

Marine Ave

A66

Kwik-Fit Whitley Bay

Marine Ave

Google

Marine Avenue Surgery



Google



Google