

**BARNARD CASTLE TOWN COUNCIL
PLANNING COMMITTEE**

16 JUNE 2014

PRESENT:- Councillor Yarker (in the Chair); Councillors Blissett (Town Mayor), Kinch and Marshall.

Also in attendance:- One member of the press.

Officer:- Mrs Plant (Deputy Clerk).

6.APOLOGIES

Apologies were received from Councillor Harrison.

Resolved – That Councillor Harrison's apologies be accepted.

7.DECLARATIONS OF INTEREST

In accordance with this Council's adopted Code of Conduct (Minute 72(a)/Sep/12 refers), Members were asked whether they had any personal or prejudicial interests in any matter on the agenda and, if so, to declare those interests at this point of the meeting. Members were reminded that a declaration could be given later in the meeting if a need arose during discussion. There were no declarations of interest at this juncture.

8.PLANNING COMMITTEE MEETING – 19 MAY 2014 – MINUTES

Resolved – That the Minutes be approved as a correct record.

9.APPLICATIONS FOR CONSIDERATION

The following applications were submitted for consideration:-

(i) **Darlington Building Society, 26 Market Place** – Installation of A.T.M to front elevation including advertisement consent and listed building consent. Design and Access and Heritage Statements had been circulated for Members' information.

Resolved – That conditional approval, advertisement consent and listed building consent be recommended.

(ii) **Teesdale House, Galgate** - Change of use from Business Offices, to form 3 No. dwelling houses and 6 No. 2 bedroom apartments, with a Licensed Restaurant and listed building consent. Design and Access and Heritage Statements had been circulated for Members' information.

Resolved – (a) That change of use and listed building consent be recommended, albeit that the follow comments should be taken into consideration:-

1. Concerns are expressed in respect of the lack of parking provision for the proposed dwellings and traffic relating to deliveries for the proposed licensed restaurant and any development permission should accord with Teesdale Local Plan Policies GD1, BENV4 and T3;
2. Concerns are expressed in respect of a perceived lack of trade refuse storage, access and removal of refuse and any development permission should accord with Teesdale Local Plan Policies GD and BENV4; and

3. Whilst it is acknowledged that the building known as Teesdale House (43 and 45 Galgate and infill area on King Street) is a Grade II listed building which stands within a Conservation Area thereby affording the building a degree of protection from certain types of development, it is apparent that the building's internal fixtures and fittings do not fall within this category. The town council therefore requests that any development permission be subject to the following condition and reason:-

'Prior to the commencement of any development works, artefacts from the interior of the Grade II listed building known as Teesdale House (43 and 45 Galgate and infill area on King Street) relating to the town, such as the Nameboards in the old 'Council Chamber' etc., be given to the town council for the safekeeping of the townspeople.'

(b) That a letter be sent to Durham County Council's Asset Management team to request that any artefacts from the interior of the Grade II listed building known as Teesdale House (43 and 45 Galgate and infill area on King Street) relating to the town, such as the Nameboards in the old 'Council Chamber' etc., be given to the town council for the safekeeping of the townspeople prior to the completion of the sale by that council.

(iii) **1 Mill Court, Thorngate** - Installation of a balcony and listed building consent. A Heritage Statement had been circulated for Members' information.

Resolved – That conditional approval and listed building consent be recommended.

(iv) **54 Galgate** - Change of use of ground floor only from shop to non-residential institution (for the purposes of Church and Community activities).

Resolved – That change of use be recommended.