



TOWN AND COUNTRY PLANNING ACT 1990

NOTICE OF APPROVAL

Agent Name and Address

LICHFIELDS
MR PHILIP MCCARTHY
SAINT NICHOLAS BUILDING, LICHFIELDS
SAINT NICHOLAS STREET
NEWCASTLE UPON TYNE
NE1 1RF

Applicant Name and Address

SOUTH TEES DEVELOPMENT
CORPORATION
C/O AGENT

Reference No: R/2021/0296/NM

Details: **NON-MATERIAL AMENDMENT TO PLANNING PERMISSION
R/2020/0270/FFM TO AMEND THE NORTH LINK ROAD FURTHER
SOUTH; ALTERATIONS TO EAST LINK ROAD AND ACCESS
2/EMERGENCY ACCESS AND DETAILS OF WORKS TO HOLME BECK**

Location: **LAND AT AND ADJOINING ESTON ROAD INCLUDING GATEWAY
JUNCTION OF A66 TO MIDDLESBROUGH ROAD EAST
GRANGETOWN**

The Council as the Local Planning Authority hereby **APPROVE** the above application for a non-material amendment, subject to the following conditions:

- 2 The development hereby permitted shall be carried out in accordance with the following approved plans:**

**Site Location Plan received by the Local Planning Authority on 01/06/2020
Detailed Design of Eston Road Highways Scheme General Arrangement Key
& Notes (STDC_HWY-ATK-HGN-PR-DR-CH-000001 Rev. C02) received by the
Local Planning Authority on 07/04/2021**

**Detailed Design of Eston Road Highways Scheme General Arrangement
(STDC_HWY-ATK-HGN-PR-DR-CH-000002 Rev. C02) received by the Local
Planning Authority on 07/04/2021**

**Detailed Design of Eston Road Highways Scheme General Arrangement
(STDC_HWY-ATK-HGN-PR-DR-CH-000003 Rev. C02) received by the Local
Planning Authority on 07/04/2021**

**Detailed Design of Eston Road Highways Scheme General Arrangement
(STDC_HWY-ATK-HGN-PR-DR-CH-000004 Rev. C02) received by the Local
Planning Authority on 07/04/2021**

**Detailed Design of Eston Road Highways Scheme General Arrangement
(STDC_HWY-ATK-HGN-PR-DR-CH-000005 Rev. C02) received by the Local
Planning Authority on 07/04/2021**

Detailed Design of Eston Road Highways Scheme General Arrangement (STDC_HWY-ATK-HGN-PR-DR-CH-000006 Rev. C02) received by the Local Planning Authority on 07/04/2021

Detailed Design of Eston Road Highways Scheme General Arrangement (STDC_HWY-ATK-HGN-PR-DR-CH-000007 Rev. C02) received by the Local Planning Authority on 07/04/2021

Detailed Design of Eston Road Highways Scheme General Arrangement (STDC_HWY-ATK-HGN-PR-DR-CH-000008 Rev. C02) received by the Local Planning Authority on 07/04/2021

Detailed Design of Eston Road Highways Scheme General Arrangement (STDC_HWY-ATK-HGN-PR-DR-CH-000009 Rev. C02) received by the Local Planning Authority on 07/04/2021

Detailed Design of Eston Road Highways Scheme General Arrangement (STDC-HWY-ATK-HGN-PR-DR-CH-000010 Rev. C01) received by the Local Planning Authority on 07/04/2021

Detailed Design of Eston Road Highways Scheme General Arrangement Overview Plan (STDC_HWY-ATK-HGN-PR-DR-CH-000011 Rev. C01) received by the Local Planning Authority on 07/04/2021

Detailed Design of Eston Road Highways Scheme SUDS and River Restoration Plan & Section 1 of 3 (STDC_HWY-ATK-HDG-PR_XS-DR-CD-000001 Rev. C01) received by the Local Planning Authority on 07/04/2021

Detailed Design of Eston Road Highways Scheme SUDS and River Restoration Plan & Section 2 of 3 (STDC_HWY-ATK-HDG-PR_XS-DR-CD-000002 Rev. C01) received by the Local Planning Authority on 07/04/2021

Detailed Design of Eston Road Highways Scheme SUDS and River Restoration Plan & Section 3 of 3 (STDC_HWY-ATK-HDG-PR_XS-DR-CD-000002 Rev. C01) received by the Local Planning Authority on 07/04/2021

REASON: To accord with the terms of the planning application.

- 10 The approved works to Holme Beck, including any works to remove the existing culvert or to create new culvert, shall be carried out in accordance with the details contained on the approved plans refs Detailed Design of Eston Road Highways Scheme SUDS and River Restoration Plan & Section 1 of 3 (STDC_HWY-ATK-HDG-PR_XS-DR-CD-000001 Rev. C01), Detailed Design of Eston Road Highways Scheme SUDS and River Restoration Plan & Section 2 of 3 (STDC_HWY-ATK-HDG-PR_XS-DR-CD-000002 Rev. C01) and Detailed Design of Eston Road Highways Scheme SUDS and River Restoration Plan & Section 3 of 3 received by the Local Planning Authority on 07/04/21, unless details of any alternative design and arrangements for Holme Beck, including culverting are first submitted to and approved by the local planning authority prior to them being carried out.

REASON: To ensure the development is carried out in accordance with the approved details relating to works involving the culvert.



Signed:

Andrew Carter
Assistant Director Economic Growth

Date: 13 May 2021

DECNMG

YOUR ATTENTION IS DRAWN TO INFORMATIVE NOTES BELOW:

INFORMATIVE NOTE:

The conditions above should be read carefully and it is your (or any subsequent developers) responsibility to ensure that the terms of all conditions are met in full at the appropriate time (as outlined in the specific condition).

Please note that in order to discharge any conditions, a fee is payable in respect to this.

Failure on the part of the developer to fully meet the terms of any conditions which require the submission of details prior to the commencement of development may result in the development being considered unlawful and may render you liable to formal enforcement action.

Failure on the part of the developer to observe the requirements of any other conditions could result in the Council pursuing formal action in the form of a Breach of Condition notice.

APPROVAL INFORMATIVE:

This permission refers only to that required under the Town and Country Planning Acts and does not include any consent or approval under any other enactment, byelaw, order or regulation.

Consent under the current Building Regulations may also be required for the development before work can commence.