

Northumberland County Council
Planning Applications
North Division

**NOTE: All applications (including plans and comments) can be viewed at <https://publicaccess.northumberland.gov.uk/online-applications/>
Individual applications can be viewed by clicking the link on the Application Ref Number.**

Examples of issues the local planning authority can normally consider as a material planning consideration:

- Overshadowing;
- Overlooking and loss of privacy;
- Adequate parking and servicing;
- Impact on 'outlook'/sense of enclosure
- Loss of trees;
- Loss of ecological habitats;
- Design and appearance;
- Layout and density of buildings;
- Effect on listed building(s) and conservation areas;
- Access and highways safety;
- Traffic generation;
- Noise and disturbance from the scheme (though not from construction);
- Disturbance from smells;
- Public visual amenity (not loss of private individual's view);
- Flood risk.

Examples of issues the local planning authority cannot normally consider as a material planning consideration:

- Loss of value to private individual property;
- Loss of view;
- Boundary disputes including encroachment of foundations or gutters;
- Private covenants or agreements;
- The applicant's personal conduct or history;
- The applicant's motives;
- Potential profit for the applicant or from the application;
- Private rights to light;
- Private rights of way;
- Damage to property;
- Disruption during any construction phase;
- Loss of trade and competitors;
- Age, health, status, background and work patterns of objector;
- Time taken to do the work;
- Capacity of private drains;
- Building and structural techniques;
- Alcohol or gaming licences.

Application Ref [21/02399/ADE](#) **Date Valid** 31/08/21
Location Dental Practice, 90 - 92 Marygate, Berwick-upon-Tweed,
Northumberland. TD15 1BA

Description Advertisement Consent for installation of 1no. set of flat
cut letters to existing stonework background. O/A size
being 4841mm x 326mm, to be flat cut from 12mm &
15mm Medite Tricoya extreme timber, bonded together
to make an overall thickness of 27mm & painted white.
To be fitted flush to existing stonework with dowels for
extra support.

Case Officer North Area Team
Email planningcomments@northumberland.gov.uk

Application Ref [21/03356/LBC](#) **Date Valid** 02/09/21
Location Newcastle Building Society, 12 Hide Hill, Berwick-upon-
Tweed, Northumberland. TD15 1AB

Description Listed building consent for installation of kitchen unit for
staff area.

Case Officer Mr Charlie Parry
Email planningcomments@northumberland.gov.uk

Application Ref [21/02554/FUL](#) **Date Valid** 06/09/21
Location Springhill Farm Cottage, Springhill, Tweedmouth. TD15
2QW

Description Proposed demolition of existing dwellinghouse and
erection of replacement.

Case Officer Mr Jon Sharp
Email planningcomments@northumberland.gov.uk

Application Ref [21/03416/LBC](#) **Date Valid** 07/09/21
Location Ground Floor Retail Unit, 53-55 Marygate, Berwick-
upon-Tweed, Northumberland. TD15 1AX

Description Listed Building Consent: Proposed replacement of
ground floor with suspended concrete beam and block
floor together with replacement of lining to walls in rear
rooms.

Case Officer North Area Team
Email planningcomments@northumberland.gov.uk
