

Notes of a Public Meeting of Healeyfield Parish Council
Held on 8th February 1pm at Castleside

Development Control

DM/15/02158/CLU – Application for Lawful Development Certificate for former Derwent Quarry Allensford Bank.

The Chair welcomed to the meeting Durham County Council Planning Officers Fiona Clarke and Steve France who were in attendance to advise on the procedure of the type of application and the procedure of the County Council in assessing it.

Mr France advised the application for the Lawful Development Certificate had been received following the previous planning application for the site being withdrawn. The applicant is required to prove to a degree the site has been used for motorcycle use for ten years, the level of proof will be based on a balance of probabilities. If the use is proven the applicant will have permission by default and the level of which it has been proved it was operated on will determine the operating levels for the future, the Council are unable to impose conditions on the Certificate. Mr France advised that continuous use would be a 10 year period without significant interruption further legal advice is being sought to determine what the level of time a significant interruption would be classified as.

Mrs Clarke explained the procedure of determining the application, a balance of probabilities of any evidence submitted to prove or disprove the use of the land will be considered. Mrs Clarke advised further legal advice was being sought with regards to the applicant charging users of the site.

It was anticipated the committee meeting to determine the application would be held by the end of October. Residents would have the opportunity to attend and address the committee.

Throughout the meeting the following issues were raised by members of the public;

The application form was unclear and completed incorrectly.

It is uncertain who owns the site.

Highways and access problems to the site.

The Consultation period, Members of the public wont be aware that information can be submitted to the County Council 48 hours prior to the committee meeting taking place.

Lack of information received from the Parish Council regarding the public meeting.

The Chair thanked everyone for attending and advised any comments or evidence to prove or disprove the application to be made in writing to the County Council Planning Department.

Signed.....Chairman of the Council

17th September 2015