



RELEASING LAND FOR HOUSING

Throckley Brickworks, Newcastle and Newcastle Gateshead

Clients: Greenwich Hospital, Taylor Wimpey & Barratt Homes

The £60m proposals for charity Greenwich Hospital are now set to move forward after we secured planning permission to build 580 homes on land near Throckley Brickworks. They are supplemented by recreation ground improvements, a green infrastructure network, works to the adjacent school and traffic calming in the main street.

With 6,000 residential units at stake, the Newcastle-Gateshead Green Belt has been a major focus of ours. We have submitted comprehensive promotional documents and representations at all stages and are now beginning to secure decision notices, the first at Wideopen.

Image courtesy of IDP



TRANSFORMING TOWN CENTRES

Former Joplings Department Store, Sunderland

Client: Sanguine Hospitality Limited

This property on John Street is a prominent building in Sunderland city centre which was once the home of the Joplings department store, but has remained vacant since Joplings closed in 2010.

The proposals will see the first to third floors transformed into a hotel, providing 122 rooms, while the ground floor is retained for retail. This permission will deliver the revitalisation of an urban icon for the city, transforming an under-utilised, prime location into a great asset for the city's tourism industry.



CREATING NEW COMMUNITIES

Kenton Bank Foot, Newcastle upon Tyne

Client: Taylor Wimpey North East

Considered to be one of the most sustainable new housing sites in the city due to its great public transport links. We have recently successfully negotiated the removal of this site from the city's Green Belt.

The overall masterplan was approved by Newcastle Council in May 2016, covering c.34 hectares and proposes approximately 800 new family homes. Taylor Wimpey are planning to develop six distinct phases and we submitted the first planning application in April 2016, which included detailed proposals for a first phase of 90 family and affordable homes, with open space and SUDS.

Image courtesy of IDP



COMMUNICATING IDEAS

Kibblesworth

Client: Taylor Wimpey North East

With two sites on either side of Kibblesworth Bank in Gateshead Borough, Taylor Wimpey required planning support to secure selection as strategic releases from the Green Belt through the new Core Strategy. We promoted the sites through numerous iterations and the EiP. Importantly, design parameters, a concept masterplan and promotional document were produced which demonstrated a contextual approach to design and provided a robust process for considering development capacity. Our Planners and Designers engaged in Officer workshops and Councillor engagement to good effect. An outline planning application has now been submitted for 225 units following general agreement on the way forward.



DELIVERING LARGE-SCALE HOUSING RENEWAL

Gateshead Big

Client: Joint Venture Partnership

The Gateshead BIG project is an ambitious plan to deliver 2,400 new homes across 19 sites within the Gateshead district over the next 15-20 years. On behalf of the Joint Venture Partnership by Galliford Try Partnerships North, Home Group and Gateshead Metropolitan Borough Council, we acted as Lead Planning Consultant, coordinating an extensive team of consultants and a range of architects. We have now secured a range of consents and variations following extensive negotiations at Saltwell and Birtley.



PROVIDING EXTRA CARE FACILITIES

Redcar and Cleveland, Nunthorpe

Clients: Galliford Try with Coast and Country Housing Group

We secured planning permission for six sites of specialist housing developments that will allow elderly and disabled people to carry on living independently.

The proposals came about after Redcar and Cleveland Borough Council identified a need for more than 200 units of specialist accommodation for older and disabled people. The homes are designed to suit people with long term conditions or disabilities that make living in their own home difficult but do not necessarily require accommodation in a residential care home. The two larger developments will incorporate communal areas such as lounges, a bistro, hairdressers and treatment rooms.

Image courtesy of Logic



PROVIDING OPPORTUNITIES FOR EMPLOYMENT

Lynfield Park, Northumberland

Client: Harworth Group

We continue to assist Harworth Group to progress development proposals at Lynfield Park in Northumberland. The site was formerly occupied by the Alcan Aluminium Smelter, which closed in 2012, and proposals are now being progressed for redevelopment comprising over 1 million sq.ft of flexible employment floorspace. Our role has extended from local plan promotion to the submission of planning applications, and has included input from Barton Willmore's Planning, Environmental, Design and Landscape teams.



PROMOTING GREEN BELT SITES

Durham Green Belt

Client: Persimmon/Church Commissioners

We act for Persimmon and the Church Commissioners in promoting their site interests through the much needed Green Belt review around the City of Durham. This includes the preparation of evidence into matters such as OAN, land supply and the critical relationship between homes and jobs. In the wake of the collapse of the first plan, we are engaging with Durham County Council over the scope of the next version. In advance of the Plan the team have lodged a range of applications on non-Green Belt sites in locations such as Sherburn Village, Wingate and Lanchester.



GENERATING RENEWABLE ENERGY

Client: Anesco

We were instructed by Anesco in late 2015 to prepare and submit planning applications for two 5MW (approx.) solar farms on adjoining sites to the north of Wolviston, Hartlepool. Led by our Planning team, with input from Landscape colleagues, the applications demonstrated the key environmental benefits the schemes would deliver. Both applications were successfully guided through the planning process and approved following positive engagement with officers and elected members.



CREATING NEW TOWNS

Cramlington, Northumberland

Client: The Arcot Consortium

We have secured planning consent following extensive negotiations for up to 1,600 homes on behalf of Persimmon Homes and Bellway Homes (the Arcot Consortium) at Cramlington, near Arcot Hall Golf Club.

The development, called Arcot Woods, will also include a new local centre comprising of a primary school, a pub, care home, sheltered housing for older people, a community centre and a health centre. The Master Plan proposals will see the culmination of a thirty-year process, finally realising the development of Cramlington New Town's South West sector.

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