

Stannington Parish Council

David Hall, MA, B.Eng (Hons), MCIPR - Clerk to The Council

2 Monmouth Court – Widdrington – Morpeth – Northumberland – NE61 5QS E:

stanningtonpc@aol.com – T: 01670791622 – www.stanningtonpc.co.uk

Minutes of Meeting held

4 September 2025

St Mary's Village Hall

7.00pm

Attendance:

S Dickinson – in the chair

M Scott

R Nixon

H Brown

R Philipson

M Buckley

D Hall – Clerk

Three Trustees of the St Mary's Village Hall attended the meeting to discuss with the council the great work they do in running St Mary's Village Hall. There are five Trustees, they hold lots of community events and can host weddings and celebrations. They have a bar which is run by volunteers, and this generates income to support the running of the hall. Maintenance is carried out by Kingston FM on behalf of Bellway. The hall is sorely in need of a dishwasher and updates to the kitchen.

27. To receive apologies for absence

R Tolson, S Thompson, L Dawin – Northumberland County Council

28. Declaration of any interests

None

29. Minutes of the previous meeting

Agreed as a true record

30. Matters arising

Councillors noted that the formal complaint had been investigated and reported upon, there was no further action as the complaint was not upheld.

31. Councillor updates

A meeting had taken place with Northumberland County Council planners regarding developments at the A1 Diner and councillors were able to express the council view that a roundabout at the west end of Station Road was extremely necessary and that no development would be supported that did not provide this.

A surgery had been held for residents in Stannington Village Hall. This event was well received. Cllr Darwin is to follow up on a range of matters relating to speeding on Station Road and vehicles jumping the rail crossing lights.

Other matters reported were:

- Netherton Park temporary road – expected to be resolved when the development is complete
- Parish Council website – concerns re https status – to be reviewed
- Commemorative plaque – to be addressed
- Review of Neighbourhood Plan – raised with Northumberland County Council and valid to 2031 but will do desktop review in 2026
- Content of parish magazine reports – noted
- Whitehouse Centre planning – with Northumberland County Council

Councillors had also met Mr Snowdon of Northumberland County Council at both Shotton Edge and Stannington Village to discuss road safety concerns – a report is expected in the autumn following some survey work.

32. Development Control

Councillors considered planning applications - unless otherwise stated no objection was raised

Discharge of Condition 7 (Construction Timeline) pursuant to planning permission

23/04728/FUL

Pavilion St Marys Hospital Drive Stannington Northumberland NE61 6AP

Ref. No: 25/03127/DISCON

Certificate of Lawful Development - Proposed use for rear single-storey extension, rear roof dormer, conversion of the existing garage, construction of an outbuilding to house a swimming pool, installation of two flag poles displaying the Union Jack, installation of ground-mounted solar panels, installation of two wind turbines and installation of an air source heat pump

Show more description

Clifton Ridge 17 Great North Road Clifton Northumberland NE61 6DQ

Ref. No: 25/03085/CLPROP

Variation of condition 2 (plans) on approved application 22/04480/FUL to allow amendment to design of proposed dwelling, including updated layout and external appearance

Show more description

Land On Tranwell Airfield South West Of Wellhill Tranwell Woods Northumberland

Ref. No: 25/02916/VARYCO

Replacement of existing steel scaffold structure (Planning Approval Ref: 22/00525/FUL), with timber framed covered walkway. Construction of 3no. timber structures, including single storey pitched roof support hut; and 2no. cabins; with associated landscaping.
Whitehouse Farm Whitehouse Farm Centre Stannington Northumberland NE61 6AW Ref. No: 25/02816/FUL

The Parish Council expresses concern that this application has been submitted based on a proposed development whilst the work has already been undertaken and should therefore have been a retrospective application. The Council continues to support the notion of supporting local businesses, however this business has a strong track record of completing work without planning permission, being subject to enforcement and not carrying out appropriate consultation. We would draw NCC attention to the Stannington Neighbourhood Plan, and particularly Policy 5. New and expanding businesses. It is our opinion that this application does not meet Green Belt policy and is detrimental to residential amenity and road safety due to increased traffic in winter months on seriously overstretched unclassified roads. This is also encapsulated in Policy 9. Provision of highway safety infrastructure and it is not evident that this has been considered, or proposals put forward by the applicant. Based on the above we object to the application and request that this is dealt with at committee level including a site visit to understand the impact on road safety, impact on the Green Belt and the visual and residential amenity for residents and settlement.

Discharge of condition 3 (materials) on approved application 22/04480/FUL
Land On Tranwell Airfield South West Of Wellhill Tranwell Woods Northumberland
Ref. No: 25/02568/DISCON

Certificate of Lawful Development - Proposed development for internal remodelling to reconfigure the third bedroom, utility room and bathroom, with new sliding doors to the kitchen and updated hallway layouts throughout
35 The Glebe Stannington Northumberland NE61 6HW
Ref. No: 25/02306/CLPROP

Two-Storey side extension, extension and conversion of outbuilding for ancillary residential use
53 Station Road Stannington Northumberland NE61 6NH
Ref. No: 25/02279/FUL | Received: Fri 27 Jun 2025 | Validated: Thu 03 Jul 2025 | Status: Registered

Removal of existing caravan used as site office and construction of new farm office
Low Horton Grange Farm Green Lane Seaton Burn Newcastle Upon Tyne Northumberland NE13 6BZ
Ref. No: 25/02222/AGRGDO

Note:
Notices of appeal – none
Notices of enquiry – none
Other notices – none

33. Finance

Following the discussions earlier in the meeting, councillors discussed support for the St Mary's Village Hall. It was proposed and seconded and agreed unanimously that a grant of £2500 be made to support the kitchen works.

The following income and payment of accounts were noted and approved:

Income: fees £235.00

Chq	Payee	Details	Amount £
1445	Carter Smith Planning	Consultancy	500.00
1446	Northern Services	Maintenance Works	980.00
1447	St Marys Village Hall	Grant	2500.00

Resolved that: The payments listed be approved

34. Correspondence

All correspondence noted and actioned unless indicated otherwise:

- Graffiti reported in bus stop at Netherton Park - for action by maintenance
- A1 Dine, concerns – addressed in above minute
- Stannington Village Hall, charges
- St Marys PCC – Christmas lunch – support for hall hire – agreed

35. Other urgent business

- Permission requested to move a waste bin adjacent to Stannington School – agreed
- 6 wreaths to ordered for Remembrance Day – Cllr Dickinson to organise laying of wreaths, Clerk to organise road closures, annual tea, coffee and cake to be organised
- Seats around the parish to be refurbished

Signed: _____ Chairman

Dated: _____