

The City of Durham Trust
(Registered charity number 502132)

SUMMARY DATA: 20 May to 16 June 2026

PLANNING APPLICATIONS considered	OBJECTIONS submitted	SUPPORT submitted	COMMENTS submitted
31	6	1	1

PLANNING APPLICATIONS RESPONDED TO: 20 May to 16 June 2026

Ref.	Location	Work	Date	Officer	Response
<i>From DCC weekly list 24/04</i>					
26/00592/CEU	Rowanwood Clay Lane	Use of existing residential property for short-term holiday letting purposes.	29/05	Richards	Object
<i>From DCC weekly list 01/05:</i>					
26/00773/OUT	Land To The East And South Of Apperley Avenue, High Shincliffe	Outline application for up to 77 residential units with all matters reserved except for access LARGE SITE	28/05	Windle	Object
26/01032/FPA	27 St Bedes Close Crossgate Moor	Change of use of 3 bed dwellinghouse (C3) to 3 bed HMO (C4) including cycle parking and bin storage	18/05	Walton	Object
<i>From DCC weekly list 08/05:</i>					
26/00611/FPA	5 High Wood View	Demolition of existing rear extension and replace with single storey bedroom extension and loft conversion to existing HMO	26/05	Scott	Object
26/01072/CEU	21 Young Street Gilesgate	Certificate of lawfulness for use of the property as a House in Multiple Occupation (Use class C4).	29/05	Richards	Object
<i>From DCC weekly list 15/05:</i>					
26/01201/TPO	Zen Bar, Court Lane	T1 - Sycamore - Fell to ground level		Beveridge	Comment
26/01203/TPO	Southlands, Gilesgate	T1 Sycamore- reduce and reshape by 2-3m T2 Ash- reduce and reshape by 2-3m		Price	Object
<i>From DCC weekly list 22/05:</i>					
26/01224/FPA	46 Hallgarth Street	Replacement windows, exterior decoration, new entrance gates and the laying of hard surface finishes		Price	Support

PLANNING APPLICATIONS NOTED: 20 May to 16 June 2026

Ref.	Location	Work	Date	Officer	Response
<i>From DCC weekly list 22/05:</i>					
26/01173/FPA	35A Wakenshaw Road Gilesgate	Retrospective application for a single storey utility room extension and boundary wall to south and east		Robinson	Noted
26/01186/FPA	16 Oakham Drive Carrville	Garage conversion with pitched roof and single storey rear extension		White	Noted
26/00947/FPA	46 Lumley Road, Newton Hall	Conversion of existing garage including the installation of a roof lantern within the existing flat roof		Beveridge	Noted
26/01206/FPA	17 Carlisle Road, Newton Hall	Rear conservatory		Fenwick	Noted
26/01171/FPA	The Uplands, Hillcrest High Shincliffe	Proposed alterations and extensions.		Robinson	Noted
<i>From DCC weekly list 29/05:</i>					
26/01262/FPA 26/01263/LB	University College, Durham Castle, Palace Green	Installation of metal gates and railings within existing openings in the Castle Terrace Wall and associated works.		Price	Noted
26/01257/AD	Land North West Of Overflow Car Park, Framwelgate Peth	Display of double sided V entry sign for The Light.		Morina	Noted
26/01271/FPA	45 Raby Road, Newton Hall	Single storey front and side extensions, new vehicular and pedestrian accesses and drop kerb onto highway		Beveridge	Noted
26/01296/FPA 26/01297/LB	The Old House, High Street North, Shincliffe	Proposed single-storey rear extension		Scott	Noted
<i>From DCC weekly list 04/06:</i>					
26/01235/FPA	Her Majesty's Passport Office, Freemans Reach	Installation of guardrails, 3No. step over roof access systems & a roof mounted safety line, 1 new gutter outlet to the west and south elevations, additional coating of single ply roof sheet & new low level steel cable protection to existing guardrails to improve roof safety.		Fenwick	Noted
26/01323/VOC	7 Diamond Terrace	Variation of condition 2 (approved plans) pursuant to DM/26/00504/FPA for the reduction in length		White	Noted

		of the kitchen amending the roof covering from slate to Sarnafil membrane, additional rooflights and removal of steps to replace with ramp			
26/01389/FPA 26/01390/LB	Telecommunications Mast (64140), Royal County Hotel, Old Elvet	The removal of 1no. wall mounted tri-sector flagpole antenna and 1no. existing equipment cabinet to be replaced with new 1no. new 9-metre-high alpha tri-sector flagpole antenna, 2no. new equipment cabinets, 1no. new GPS node and associated ancillary works thereto.		Price	Noted
26/01256/TPO	St Cuthberts Hospice, Park House Road	Various tree works as outlined within the submitted 'Tree Report' dated 5th October 2025		Beveridge	Noted
26/01362/CEU	55 Orchard Drive	The property has been continuously occupied as a House in Multiple Occupation (HMO) by 3 to 6 unrelated individuals who share basic communal amenities, falling within Planning Use Class C4. This C4 use was fully established prior to the implementation of the Durham City Article 4 Direction on 16 September 2016 and has been continuously maintained without interruption down to the present day. A Certificate of Lawfulness is therefore sought to confirm that the existing Class C4 use is lawful		Price	Noted
26/01004/FPA	3 Southend, South Road	Single storey extension to rear		White	Noted
<i>From DCC weekly list 12/06:</i>					
26/01305/FPA	40 Frank Street, Gilesgate Moor	Retention of erection of an outbuilding to rear		White	Noted
26/01388/FPA	St Leonards School Field, Framwelgate Peth	Removal of existing temporary accommodation and provision of a reinstated playing pitch.		Richards	Noted
26/01432/FPA	133 Harvey Avenue Framwellgate Moor	Single storey side extension and loft conversion including replacement roof and		White	Noted

		dormer windows to east and west elevations, replacement of existing fences to brick walling and installation of gates to driveway			
26/01213/CEU	19 Frederick Street South, Meadowfield	Certificate of lawfulness for use of the property as an operational seven bedroom House in Multiple Occupation (with a license for 10 tenants (large HMO (Sui Generis))).		Sperring	Noted
26/01363/CEU	57 Orchard Drive	he property has been continuously occupied as a House in Multiple Occupation (HMO) by 3 to 6 unrelated individuals who share basic communal amenities, falling within Planning Use Class C4. This C4 use was fully established prior to the implementation of the Durham City Article 4 Direction on 16 September 2016 and has been continuously maintained without interruption down to the present day. A Certificate of Lawfulness is therefore sought to confirm that the existing Class C4 use is lawful		Price	Noted
Amendments:					
26/00765/FPA 26/00766/LB	6-7 Market Place	Change of use of the upper floors, including internal alterations and roof extension, to create three apartments (Use Class C4). Listed building consent for the change of use of the upper floors, including internal alterations and roof extension, to create three apartments (House in Multiple Occupation - Use Class C4).	12/06	Morina	Previous object Noted
26/00611/FPA	5 High Wood View	Demolition of existing rear extension and replace with single storey bedroom extension and loft conversion to existing HMO	16/06	Scott	Previous object Noted

25/00991/FPA	MME3 Plot DC1 Integra 61 Bowburn	Installation and operation of a single wind turbine generator (of up to 140m blade tip height and with an installed generating capacity of up to 2.3 megawatts) and associated infrastructure	17/06	France	Previous object Noted
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OUTCOMES TO PREVIOUS RESPONSES NOTED: 20 May to 16 June 2026

Ref.	Location	Work	Trust's response	Decision/Date
26/00770/AD	Whitechurch, 29 Church Street Head	Hand painted signage to front and side elevation gable and walls (retrospective)	Object	Approved 26/05
24/03252/FPA	Land To The Rear Of 164A Gilesgate	Erection of 1 no. self-build dwelling		Refused 04/06
25/03389/OUT	Fernhill, Newcastle Road Crossgate Moor	Outline planning permission for access and all other matters reserved for the construction of 2no. dwellings with attached garages, demolition of the stable block, conservatory extension on Fernhill and erection of a garage.	Object	Approved 10/06
26/00566/FPA	Prince Bishops Shopping Centre, High Street	Revised scheme, incorporating amendments, for the redevelopment of the existing shopping centre, comprising partial demolition of the shopping centre above the existing mall level (Levels 5 and above) and erection of replacement commercial units (Class E), and purpose-built student accommodation (Sui Generis) at Level 5 and above, along with a new outdoor public square and public realm improvements. External alterations to the boat repair and maintenance workshop including use of external area to create outside terrace (Class E), external alterations to the elevations of the retained areas of the shopping centre and car park, hard and soft landscaping and other associated works	Comment	Approved 02/06 subject to the compilation of legal agreements