MOTT MACDONALD

Memorandum

Subject	**Holborn Southern Boundary Wall Planning Application**

To	Local Planning Authority - South Tyneside Council
From	Simon Longshaw – Mott MacDonald
Our reference	100368634
Office	Newcastle upon Tyne
Date	18 July 23
Your reference	TBC

Dear South Tyneside Council,

Please find attached the following plans in relation to the southern boundary of the Holborn site.

- 368634-MMD-XX-00-DR-C-4300 – Location Plan
- 368634-MMD-XX-00-DR-C-4301 – GA and Sections
- 368634-MMD-XX-00-DR-C-4302 – Elevation
- 368634-MMD-XX-00-DR-C-4303 – Details

The application site has a size of 21m^2 and comprises the re-build of the southern boundary wall to the Holborn site that provides a boundary wall between the South Tyneside Council owned Holborn site and Port of Tyne owned "former McNultys" site. Please note the following aspects in relation to the Application:

- The former masonry boundary wall is to be replaced with a new concrete panel / steel post wall along the same alignment.
- The majority of the new concrete panel / steel post wall will have a height less than the previous masonry wall and is considered as permitted development. However, the section of the wall part of this planning application will be approximately 300 to 500mm higher than the existing boundary wall. Accordingly this planning application is submitted for the section of the wall that is higher than existing.
- Initial consultations with the Port of Tyne have indicated that the new wall should be a minimum of 3m high from the Holborn side to suit potential future Port security requirements and aspirations to encourage inward investment in the former McNultys site.
- The application site is located adjacent to Flood Zones 2 and 3, and the new boundary wall is considered water compatible development, comprising durable construction of concrete panels and steel columns.

- The wall foundations will comprise conventional in-situ concrete around the steel posts. Piling is not required.
- Paint colour to be RAL 7000 Squirrel Grey to match the rest of the southern boundary wall

Yours sincerely

Simon Longshaw