South Tyneside Council

ELG Planning
FAO: Miss Philippa Hirst
Gateway House
55 Coniscliffe Road
Darlington
DL3 7EH

Date: 06/06/2024
Our ref: ST/0838/23/VC

This matter is being dealt with by:
Garry Simmonette on 0191 4247426
Email: planningapplications@southtyneside.gov.uk

Dear Miss Hirst

Screening Opinion of the Local Planning Authority

Town and Country Planning (Environmental Impact Assessment) Regulations 2017 [as amended]

Proposal: Installation of floating pontoon and wave break, with access ladder. (Application under section 73 of the Town and Country Planning Act 1990, requesting a variation to the wording of condition 6 of previously approved planning application ST/0353/20/FUL - to allow for the mooring of safety vessel(s) or those engaged in educational use, in addition to the mooring of recreational leisure boats already permitted).

Location: Former Brigham and Cowan Dock 4 Entrance, Long Row, South Shields, NE33 1JA

I hereby notify you of this Local Planning Authorities screening opinion as to whether the submission of this planning application, ref. ST/0838/23/VC, requires an Environmental Impact Assessment [EIA] to be carried out under the above regulations.

By way of background, the development granted by planning permission ref. ST/0353/20/FUL (installation of floating pontoon and wave break, with access ladder) was subject to EIA screening as it could have been considered to fall within Category “12 tourism and leisure marinas” of Schedule 2 , Column 1, of the regulations and to exceed the related 1,000 square metres threshold for the area of the enclosed surface water set out in the associated Column 2. That screening opinion was that the proposal was not EIA development.

This planning application, ref. ST/0838/23/VC, has been submitted under section 73 of the Planning Act 1990. It is seeking a further planning permission for the installation of floating pontoon and wave break, with access ladder, but, where it is seeking a differently worded use restriction planning condition relative that of planning condition 6 of ST/0353/20/FUL.

Having regard to the details submitted in relation to it, the EIA screening criteria set out in Schedule 3 of the regulations and the EIA screening opinion for ST/0353/20/FUL, the Local Planning Authority considers that it is not EIA development (meaning that EIA is not required to be undertaken in respect of this current application proposal, ref. ST/0838/23/VC).

Please note that this letter solely relates to EIA screening under the above regulations and a copy of it will be placed on the planning register. A formal determination upon this planning application will therefore be issued separately.

If you have any questions regarding this letter please contact the case officer, as shown on the first page.

Yours sincerely

Geoff Horsman
Team Leader – Development Management