From: Jake Challinor-Smith <[redacted]
Sent: 19 November 2024 16:42
To: Planning Applications <Planningapplications@southtyneside.gov.uk>
Subject: RE: ST/0140/24/FUL - 8-10 Moor Lane

Hi Laura,

Marketing Statement:

The property was marketed for a period of time around 2019/2020 and was subsequently bought by the applicant. We are unclear when exactly the property was marketed, however there was a listing from January 2019, and another from January 2020. Therefore, the property was marketed for at least a year with no purchase.

The property has no allocation within the Development Plan. Given the current dilapidated condition of the cottage and previous commercial use, residential use is clearly no longer viable for the property.

The property was not purchased by another commercial operator after at least a year of marketing, and the property has been vacant for at least 3 years. As such, it is clear that there is little interest in the property and maintaining the existing use is not viable.

Taking into account the reasons set out above, we consider the requirement for marketing information not necessary in this instance.

If this email isn't sufficient for uploading/redacting, just let me know and I will send you a separate document.

Kind regards,

Jake Challinor-Smith

BSc (Hons) MSc
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