

Development Management  
Town Hall and Civic Offices  
Westoe Road  
South Shields  
NE33 2RL

**Date:** 10 February 2026

**Our ref:** 71915/01/NW/DBA/40704958v1

To Whom It May Concern

## **Application for Reserved Matters Approval pursuant to Application ST/0412/20/FUL: Land South of Argyle Street, Hebburn**

We are pleased to submit on behalf of our Client, Oakley North East [the Applicant], an application for the approval of Reserved Matters relating to land south of Argyle Street, Hebburn. The description of development is as follows:

*“Approval of reserved matters application (appearance, landscaping, layout and scale) for up to 18 dwellings (Use Class C3) pursuant to outline planning permission ST/0412/20/FUL”.*

### **Background**

This application relates to an area of the wider land comprising the former Ashworth Frazer Industrial Estate which has planning permission for residential development under application ref. ST/0412/20/FUL. The approved application comprises detailed planning permission for 82 dwellings, associated access, parking landscaping and infrastructure, and outline planning permission for up to 18 dwellings. This application seeks approval of Reserved Matters for the outline area of this site.

### **The Application Submission**

The following documentation has been submitted with the planning application:

#### **Plans**

- Location Plan – Drg.no. P15
- Existing Site Plan – Drg.no. P16
- Planning Layouts – Drg.no. P17
- Materials and Enclosures – Drg.no. P18
- Apartments and Garages Plan – Drg.no. P12

- Planting Plan – Drg.no. 2336.01

### **Reports and Other Documents**

- Application Forms;
- Planning Compliance Statement, prepared by Lichfields
- Design and Access Statement, prepared by MWE
- Noise Assessment Addendum Note, prepared by NJD Environmental Associates
- (This) Covering Letter, prepared by Lichfields

The application fee has been paid via the planning portal.

We trust that sufficient information has been provided to ensure this application can be validated and advanced to determination at the earliest opportunity, and we will contact you in due course to discuss progress.

If you have any queries about any of the above, please do not hesitate to contact me.

Yours faithfully

A large black rectangular box redacting the signature of Chris Smith.

**Chris Smith**  
Planning Director  
BA (Hons) MA MRTPI