

SUPPLEMENTARY REPORT
TO THE PLANNING COMMITTEE

3rd June 2015

Agenda item 5

Application number 15/00166/FUL

Former Jubilee Baths, Nelson Place, Newcastle

Two further letters of objection have been received, from the **Civic Society** and the **Thistleberry Residents Association**, in response to amended plans received. Concern continues to be expressed about the appearance of the building and the argument is made that the distance from the University could mean an increase in the number of buses needed and thereby fuel consumed which defeats the object of policies on sustainable transport.

The **Conservation Advisory Working Party** are concerned about the scale and massing of the building claiming it is too bulky with not enough projection and recessing and is still at least one storey too tall. The Working Party prefers an earlier scheme known as version 3 due to its greater use of brick and the current scheme (known as version 4) for its proposed additional windows. Concern was also raised over visibility through windows at ground floor and the choice of colour of any render or cladding needs careful consideration. The Working Party consider that the building will have a strong impact on the character of the Newcastle Town Centre Conservation Area.

No further comments have been received from the Urban Vision Design Review Panel, with respect to the scheme that is before the Council for determination.

Your officer's recommendation remains as indicated in the report