

NUNTHORPE VISION



The Mayor, MP, senior Council Officers, and most importantly a full range of Nunthorpe Community representatives, held their sixth Nunthorpe Vision meeting on 8th February. The Mayor introduced the **Nunthorpe Nineteen** (set out below) in more detail than the outline mentioned in the 'stop press' of the Winter edition of GNN. More work is being done in developing these commitments, turning them into a document that will be an enduring agreement for 10 years, pending them acquiring a formal status as part of the Nunthorpe Neighbourhood Plan.

Particularly welcome are reassertion of the maximum limit of 250 houses in Nunthorpe Grange (rather than the 350 - 450 proposed in various documents), the prevention of access to housing from Stokesley and Guisborough Roads, and the commitment to early-stage participation of local representatives in discussions on contributions by developers as compensation to the community ("Section 106").

The **Baseline Study** had run into some challenges in acquiring data but these have now been resolved and we expect to soon have a report presenting the facts and figures about Nunthorpe.

NUNTHORPE 19

Nunthorpe Commitments (The "Nunthorpe Nineteen")

The Mayor of Middlesbrough Andy Preston is making the following commitments to the people of Nunthorpe. These will be discussed with local people, and local groups, and taken to Executive for formal endorsement in the next few months.

Housing development

- 1 Housebuilding on Nunthorpe Grange will be limited to a maximum of 250 houses, as stated in the Local Plan (rather than 350 houses or any of the other higher figures previously considered.)
- 2 A proportion of the housing at Nunthorpe Grange will be bungalows.
- 3 Prohibit the commencement of house-building on the Council-owned land at Nunthorpe Grange until a Nunthorpe Infrastructure Plan is in place.

- 4** Prohibit access to new housing at Nunthorpe Grange from either Guisborough Road or Stokesley Road.
- 5** Prohibit all future sales of Council-owned land for housing development in Nunthorpe Parish, beyond those already in the Local Plan.
- 6** Ensure that all planning applications to develop privately-owned land in Nunthorpe Parish are robustly challenged.

Community amenities

- 7** **Identify and transfer land to the Nunthorpe community for a community building; and fund a revised road access for a Community Centre / Medical Centre (if granted planning permission).**
- 8** **Provide funding for construction of a Community Centre, with an application for planning permission submitted no later than December 2021.**
- 9** Implement appropriate designation of land to ensure long-term protection of green spaces and wildlife, including: transfer of land for use as community gardens / open parkland / woodland, and establishment of a no-housebuilding zone south of the A1043 bypass.
- 10** Jointly explore potential land exchanges within Nunthorpe Grange to facilitate improved community access / enjoyment.
- 11** Confirm that the provision of space for sport will be retained at the current level, or, if possible, enhanced.

Community support

- 12** Ensure the active prior participation by Nunthorpe Parish Council in the identification / confirmation of projects potentially relevant to all Section 106 negotiations, decisions, and renegotiations.
- 13** Maintain an open and transparent "Section 106 Account", showing past, current, and future payments and/or their intended expenditure.
- 14** Contribute to the Nunthorpe community at least 3% of funding obtained by Middlesbrough Council from the sale of Council-owned land in the area for housing development, where such sales have already been authorised in the Local Plan and the asset sale achieves near, or above, the target sale value.

Infrastructure and joint working

- 15** Establish and fund a "Baseline Study" of Nunthorpe.
- 16** Consult the Nunthorpe Vision Group about the redevelopment of the Nunthorpe Grange Master Plan.

- 17** Establish a Nunthorpe Infrastructure Planning Board -
- a.** to formulate a Nunthorpe Infrastructure Plan, incorporating all major infrastructure components, including enhancement of the framework for public transport, roads, footpaths, cycleways, bridleways, parks and playing fields
 - b.** to oversee implementation of the Nunthorpe Infrastructure Plan.
- 18** Facilitate establishment of a Nunthorpe Neighbourhood Plan, which will incorporate these commitments and embed them in the Neighbourhood Plan consultative process.
- 19** Establish a mechanism for Nunthorpe Parish Council to monitor implementation of the undertakings outlined above, and to ensure delivery.

Nunthorpe – A new iconic sculpture and bench for Nunthorpe!



The whole community will be pleased to hear that this marvellous sculpture, inspired by the nuns who gave Nunthorpe its name, will soon be in place on a concrete plinth just before Nunthorpe Village, set back from the road on the right. The sculpture was commissioned by an anonymous stalwart of the community, in memory of her late husband. Following consultation with residents of Nunthorpe Village, there was only one expression of concern about the proposed location, and careful consideration of five alternative sites indicated this to be the preferred place for the sculpture. The site has good views of St Mary's Church and Roseberry Topping.

The sculpture is likely to become regarded as a significant feature of Nunthorpe, and the Parish Council has agreed to contribute to this by paying the costs of annual maintenance.