JESMOND RESIDENTS ASSOCIATION

JRA Committee Meeting Summary Wednesday 14th May 2025

Update from James Coles (North Jesmond Councillor)
James gave us an update on various matters that had been raised during previous sessions with the Councillors. (Some of what he told us is in the Spring 2025 Focus on Jesmond Liberal Democrat News Sheet)

James felt that there has been a small degree of success on some matters.

Street Rubbish
The Councillors have arranged for a team from Community Payback to work in Jesmond. Two days so far. North Jesmond is the only ward in Newcastle that has engaged with Community Payback in this way. It is good for some additional litter picking etc but does not address the underlying issue of the litter in the first place.

HMOs
The councillors are aiming for all HMO related planning applications to go to Committee for the additional scrutiny that results.
Peter Allen and James Coles have been doing some work on the financial implications of HMOs on council finances.
Council Income from HMO licence fees about £300,000/year.
Loss in Council Tax due to exemption for students about £20million/year city wide and £2.5million in North Jesmond Ward alone.
HMO Licences last for 5 years under national legislation.
The charges are set locally, and Newcastle City Council currently charges £1100/property/year.
James has done research around the country. Most other similar cities charge more, and some areas charge based on the number of bedrooms – eg Camden - £540/room/year.
At present Newcastle City Council is not enforcing the licence conditions that include a requirement for bins to be stored within the curtilage of the property.
James has presented this to Newcastle City Council CEO Pam Smith and it is hoped that this will lead to reappraisal of HMO Licencing.

James Coles has been in touch with the Universities but there has been little progress.

James Coles also noted that he is getting an increasing caseload from students with some students complaining about the same issues as permanent residents.

Car Parking
Issues around car parking now that the Lindisfarne Road/Adderstone Crescent Residents Parking Scheme has been introduced. This has led to increased parking elsewhere in Jesmond. Parking Control say that they have to wait for a while for the scheme to settle down before they can make an assessment of the impact.

Parking officers have issued over 100 fines for dangerous and illegal parking outside Waitrose in February and March.

The JRA also have concerns about poor driving behaviour at the junction between Manor House Road and Grosvenor Road and the impact of cars parking on the pavement at the west end of Grosvenor Road that is damaging the pavement.

Artisan Market
Post Meeting Note. It was agreed to cancel the next market due to lack of traders – currently only have 5 traders wishing to attend.

Treasurers Report
Current Balance 9/4 £6689.60.
It was agreed to donate £100 to the Jesmond Community Festival.

Management of JRA Social Media Accounts (Facebook, X (ex Twitter) and Bluesky)
Everything fine to date on social media accounts. A JRA Instagram Account has been set up.

Planning
No comments made on pre application consultation for the former Jesmond Bus Garage. (Will not be in the new Jesmond Ward). Most public comments were about the lack of car parking. There were a couple of comments about the height - one by someone that may be directly affected.

Noted that change of use from C4 to Sui Generis refused at 16 Fern Avenue. As far as is known this is the first time that an application has been refused on the grounds of the impact on the wider community. An appeal has been submitted immediately. The JRA will comment on the appeal when this can be done.

Licensing
Current application: Cairn Hotel, 97 - 103 Osborne Road - seeking removal of requirement for alcohol only to be served with a meal in part of the premises. Recommend no action taken.

AOB

JCF
Jesmond Community Forum think it would be beneficial if a JRA Representative attend their meetings.
JS to meet with JCF – meeting still to take place.

JRA Noticeboard
The brickwork around the base of the JRA noticeboard outside Tesco has now been repaired.
The Perspex could do with being replaced as it is scratched and has things stuck to the outside.