



Hartlepool
Borough Council

OFFICER DECISION RECORD

Department: Neighbourhoods and Regulatory Services

Division:

Date of Decision / Issue
of Licence: 07/01/2026

Officer Making Decision: MR KA BOSTOCK

Subject / Description &
Reason for Decision:
(for publication) Easement at Lanark Road, Hartlepool

The Council has been approached by Residential Developer with a request to grant them a foul water easement to serve a proposed development within the area of the Southwest extension of the Town.

The proposed easement is shown coloured green and red on the attached plan. They will also require rights of access over the land shown hatched blue for use as a working area during installation of the drain.

Consultations have been carried out with relevant officers and there are no objections to the proposal.

Negotiations have been undertaken with the developer and agreement has been reached to grant the an easement subject to a one-off payment and the payment of the Councils legal and surveyor's fees.

Type of Decision: Non Key

Nature of Delegation Being Exercised:	In accordance with paragraph 13.2 of the Delegation Scheme set out in the Constitution the Director Of Neighbourhoods and Regeneration Services is authorised to exercise the following specific functions as set out below. DNRS217 Power to approve land and property disposal, leases, lettings, licences, wayleaves, easements, undertaking and concluding rent reviews, lease renewals and the release and amendments of restrictions, covenants and other land and property matters within prescribed thresholds as set out in the Finance and Corporate Affairs Committee arrangements.
Alternative Options Considered & Rejected:	The Council could have refused the request, and the developer would have to consider alternative options of providing foul water drainage or request that Northumbria Water requisition the land. This was rejected however as the Council would have forsaken a capital receipt.
Any Declared Register of Interest:	No
Other Considerations:	

OFFICER WITH THE DELEGATION

NAME: MR KA BOSTOCK

POSITION: Director of Neighbourhoods & Reg Servs

IN CONSULTATION WITH...

NAME: KIERAN BOSTOCK

POSITION: Director of Neighbourhoods & Reg Servs



LOCATION	Land at Lanark Road, Hartlepool Area: Red = 61.08 sq/m + Green = 247.74 sq/m	DRAWN BY	CT	DATE	19/12/25
		SCALE	1:1250 @ A4		
DEED PACKET	-	OS MAP	-	DRWG NO	E/L/723



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Resources and Development

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