



# Development Control Committee

Agenda and Reports

For consideration on

## Tuesday, 24th April 2012

In the Lancastrian Room, Town Hall, Chorley

At 6.30 pm

## **PROCEDURE FOR PUBLIC SPEAKING AT MEETINGS OF THE DEVELOPMENT CONTROL COMMITTEE**

- Persons must give notice of their wish to address the Committee, to the Democratic Services Section by no later than midday, one working days before the day of the meeting (12 Noon on the Monday prior to the meeting).
- One person to be allowed to address the Committee in favour of the officers recommendations on respective planning applications and one person to be allowed to speak against the officer's recommendations.
- In the event of several people wishing to speak either in favour or against the recommendation, the respective group/s will be requested by the Chair of the Committee to select one spokesperson to address the Committee.
- If a person wishes to speak either in favour or against an application without anyone wishing to present an opposing argument that person will be allowed to address the Committee.
- Each person/group addressing the Committee will be allowed a maximum of three minutes to speak.
- The Committees debate and consideration of the planning applications awaiting decision will only commence after all of the public addresses.

**The following procedure is the usual order of speaking but may be varied on the instruction of the Chair**

### **ORDER OF SPEAKING AT THE MEETINGS**

1. The Director Partnership, Planning and Policy or her representative will describe the proposed development and recommend a decision to the Committee. A presentation on the proposal may also be made.
2. An objector/supporter will be asked to speak, normally for a maximum of three minutes. There will be no second chance to address Committee.
3. A local Councillor who is not a member of the Committee may speak on the proposed development for a maximum of five minutes.
4. The applicant or his/her representative will be invited to respond, for a maximum of three minutes. As with the objector/supporter there will be no second chance to address the Committee.
5. The Development Control Committee, sometimes with further advice from Officers, will then discuss and come to a decision on the application.

There will be no questioning of speakers by Councillors or Officers, and no questioning of Councillors or Offices by speakers.

16 April 2012

Dear Councillor

## **DEVELOPMENT CONTROL COMMITTEE - TUESDAY, 24TH APRIL 2012**

You are invited to attend a meeting of the Development Control Committee to be held in the Council Chamber, Town Hall, Chorley on Tuesday, 24th April 2012 at 6.30 pm.

**Members of the Committee are recommended to arrive at the Town Hall by 6.15pm to appraise themselves of any updates received since the agenda was published, detailed in the addendum, which will be available in the Members Room from 5.30pm.**

### **A G E N D A**

1. **Apologies for absence**

2. **Minutes (Pages 1 - 4)**

To confirm the minutes of the meeting of the Development Control Committee held on 27 March 2012 as a correct record and be signed by the Chair (enclosed).

3. **Declarations of Any Interests**

Members are reminded of their responsibility to declare any personal interest in respect of matters contained in this agenda. If the interest arises **only** as result of your membership of another public body or one to which you have been appointed by the Council then you only need to declare it if you intend to speak.

If the personal interest is a prejudicial interest, you must withdraw from the meeting. Normally you should leave the room before the business starts to be discussed. You do, however, have the same right to speak as a member of the public and may remain in the room to enable you to exercise that right and then leave immediately. In either case you must not seek to improperly influence a decision on the matter.

4. **Planning applications to be determined**

The Director of Partnerships, Planning and Policy has submitted 12 reports for planning applications to be determined (enclosed).

Please note that copies of the location and layout plans are in a separate pack (where applicable) that has come with your agenda. Plans to be considered will be displayed at the meeting or may be viewed in advance by following the links to the current planning applications on our website.

[http://planning.chorley.gov.uk/PublicAccess/TDC/tdc\\_home.aspx](http://planning.chorley.gov.uk/PublicAccess/TDC/tdc_home.aspx)

- (a) 11/00938/FUL - Go Ape Rivington Lane Rivington Bolton Lancashire (Pages 5 - 26)

**Proposal**

Extension of car park to Go Ape (enlargement of car park as built)

**Recommendation**

Permit Full Planning Permission

- (b) 12/00197/FUL- Abbeystead Farm Buildings Bolton Road Abbey Village Lancashire (Pages 27 - 58)

**Proposal**

Proposed redevelopment of Abbeystead Farm including the demolition of the existing buildings and the erection of 5 no. detached dwellings

**Recommendation**

Permit (Subject to Legal Agreement)

- (c) 11/00837/FULMAJ - Site 7 And 9 Buckshaw Avenue Buckshaw Village Lancashire (Pages 59 - 102)

**Proposal**

Erection of 2 no. distribution centre/industrial buildings (Use Class B1c, B2, B8) with ancillary office accommodation, service yard areas, car parking, access, internal circulation areas and landscaping.

**Recommendation**

Permit Full Planning Permission

- (d) 12/00042/DIS - Sagar House, Langton Brow, Ecclestone, Chorley (Pages 103 - 114)

**Proposal**

Application to discharge condition 6 (boundary treatments) attached to planning approval 11/00290/REMAJ/1

**Recommendation**

Condition(s) discharged

- (e) 12/00191/OUT - 107/113 Chorley Road, Adlington, Chorley (Pages 115 - 124)

**Proposal**

Outline application for the demolition of the existing buildings and erection of four houses (two pairs of semi-detached houses).

**Recommendation**

Permit subject to legal agreement

- (f) 12/00305/FUL - Festive Lights, Disklok House, Preston Road, Charnock Richard, Chorley (Pages 125 - 150)

**Proposal**

Proposed partial demolition of the existing building and the erection of a replacement building for Festive Lights (resubmission of 12/00091/FUL)

**Recommendation**

Permit Full Planning Permission

- (g) 12/00031/FUL - High Heys Farm Langton Brow, Eccleston, Chorley (Pages 151 - 158)

**Proposal**

Retention of car park and access track

**Recommendation**

Permit Full Planning Permission

- (h) 12/00092/FUL - High Heys Farm, Langton Brow, Eccleston, Chorley (Pages 159 - 164)

**Proposal**

Retention of an electrical meter building

**Recommendation**

Permit Full Planning Permission

- (i) 12/00102/FULMAJ - Land between Froom Street and Crosse Hall Lane, Chorley (Pages 165 - 184)

**Proposal**

Erection of 28 dwellings (amendments to the number of dwellings (additional 4 no. dwellings over layout approved by 02/00680/FULMAJ & additional 13 no. dwellings over layout approved by 10/00820/FULMAJ), layout, design, landscaping and external appearance)

**Recommendation**

Permit (Subject to Legal Agreement)

- (j) 12/00188/FULMAJ - International Fire Training Centre, Washington Hall, West Way, Euxton, Chorley (Pages 185 - 202)

**Proposal**

Section 73 application to vary conditions 1, 2, 3, 4, 6, 8, 9, 10, 11, 12, 13, 15, 16, 17, 18, 21, 22, 24, 25, 29, 30, 31 and 32 of planning permission 11/00238/FULMAJ to allow changes to the phasing of the development, an increase in the finished floor level of the Fleet Garage and Stores building, a reduction in the landscaping scheme relating to the Fleet Garage and Stores building and changes to the sustainable resources condition

**Recommendation**

Permit Full Planning Permission

- (k) 12/00235/FUL - Land to the north of Northenden Road with access off Moss Bank Coppull (Pages 203 - 210)

**Proposal**

Amendments to previously approved application 11/00865/FULMAJ to include an additional dwelling (plot 26), the substitution of house types on plots 23 and 25 and the repositioning of plots 22 and 24 to allow for this.

**Recommendation**

Permit Full Planning Permission

- (l) 12/00234/FULMAJ - Mawdsleys Eating House and Hotel Hall Lane, Mawdesley, Ormskirk (Pages 211 - 220)

**Proposal**

Extensions and alterations to leisure facility building at former Mawdesleys Eating House and Hotel (changes to plans approved as part of redevelopment of the whole site by ref: 11/00636/FULMAJ)

**Recommendation**

Permit Full Planning Permission

5. **Enforcement Report - Orcherton House Farm**

To consider a report of the Director of Partnerships, Planning and Policy (report to follow).

6. **Tree Preservation Order No. 18 (Anderton) (Pages 221 - 222)**

To consider a report of the Director of Partnerships, Planning and Policy (enclosed).

7. **Tree Preservation Order No.19 (Whittle-le-Woods) 2011 (Pages 223 - 226)**

To consider formal confirmation of the Tree Preservation Order No.19 (Whittle-le-Woods) 2011 without modification.

8. **Proposed confirmation without modification of Tree Preservation Order No. 17 (Clayton-le-Woods) 2011 (Pages 227 - 230)**

Report of the Head of Governance (enclosed)

9. **Planning Appeals and Decisions** (Pages 231 - 232)

Report of the Director of Partnerships, Planning and Policy (enclosed).

10. **Any other item(s) that the Chair decides is/are urgent**

Yours sincerely



Gary Hall  
Chief Executive

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Democratic and Member Services Officer  
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**Distribution**

1. Agenda and reports to all members of the Development Control Committee, (Councillor Harold Heaton (Chair), Councillor Geoffrey Russell (Vice-Chair) and Councillors Henry Counce, David Dickinson, Dennis Edgerley, Christopher France, Marie Gray, Alison Hansford, Hasina Khan, Paul Leadbetter, Roy Lees, June Molyneaux, Mick Muncaster, Dave Rogerson and Vacancy) for attendance.
2. Agenda and reports to Lesley-Ann Fenton (Director of Partnerships, Planning and Policy), Jennifer Moore (Head of Planning), Paul Whittingham (Development Control Team Leader), Cathryn Filbin (Democratic and Member Services Officer) and Alex Jackson (Senior Lawyer) for attendance.
3. Agenda and reports to Development Control Committee reserves, (Councillor ) for information.

**This information can be made available to you in larger print or on audio tape, or translated into your own language.**

**Please telephone 01257 515118 to access this service.**

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ان معلومات کا ترجمہ آپکی اپنی زبان میں بھی کیا جاسکتا ہے۔ یہ خدمت استعمال کرنے کیلئے براہ مہربانی اس نمبر پر ٹیلیفون  
کیجئے: 01257 515823