



Development Control Committee

Agenda and Reports

For consideration on

**Tuesday, 4th September
2012**

In the Council Chamber, 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.

24 August 2012

Dear Councillor

DEVELOPMENT CONTROL COMMITTEE - TUESDAY, 4TH SEPTEMBER 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, 4th September 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 - 2)**

To confirm the minutes of the Development Control Committee held on 7 August 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 pecuniary interest in respect of matters contained in this agenda.

If you have a pecuniary 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 eight 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

- (a) 12/00296/FUL - Hall O'The Hill Farm, Chorley Road, Heath Charnock, Chorley
(Pages 3 - 24)

Proposal

Installation of two 11kW wind turbines (18.3m to hub height and 25m to blade tip)

Recommendation

Permit full planning permission

- (b) 12/00619/FUL - Sunnyside 4 Common Bank Lane, Chorley (report to follow)
(Pages 25 - 28)

Proposal

Erection of 1no. residential dwelling.

Recommendation

Refuse full planning permission

- (c) 12/00712/REM - 4 Rectory Close, Chorley (Pages 29 - 36)

Proposal

Reserved Matters application for the erection of three new dwellings giving details of appearance and landscaping of the proposed properties (relating to outline planning permission: 07/01041/OUT).

Recommendation

Permit full planning permission

- (d) 12/00742/FUL - Land 75m south east of Highfield, Southport Road, Euxton
(Pages 37 - 46)

Proposal

Minor material amendment to planning permission 10/00136/FUL comprising a re-configuration skate park equipment.

Recommendation

Permit minor material amendments

- (e) 12/00585/FULMAJ - Pole Green Nurseries, Church Lane, Charnock Richard, Chorley (Pages 47 - 62)

Proposal

Variation of condition 3 on planning permission 11/00783/MAJ, substitution of house types.

Recommendation

Permit (Subject to Legal Agreement)

- (f) 12/00605/FULMAJ - Plot 4700 land to the west of Ordnance Road, Buckshaw Avenue, Buckshaw Village (Pages 63 - 78)

Proposal

Proposed industrial, warehousing and office development (use classes B1, B2 and B8) including access roads, external works and landscaping.

Recommendation

Permit full planning permission

- (g) 12/00510/OUTMAJ - Duxbury Park Myles, Standish Way, Chorley (Pages 79 - 106)

Proposal

Application to extend the time limit for implementation of extant outline planning permission 08/01044/OUTMAJ for the erection of a mixed use development incorporating residential and B1 employment use following the demolition of the existing buildings (7.2 hectares).

Recommendation

Permit outline planning permission

- (h) 12/00750/LBC - Astley Hall, Astley Park, Park Road, Chorley (Pages 107 - 116)

Proposal

Repairs to stone archway, gates, side pillars and adjacent landscaping including: re pointing ashlar stonework; stone repairs with lime repair mortar; stone piecing-in repairs; renovation of gates; replacing corroding iron cramps; lifting and re bedding coping stonework; fitting of new metal capping to head of archway; making good adjacent landscaping.

Recommendation

Grant Listed Building Consent Subject to referral to the Secretary Of State

5. **Proposed changes to the Constitution & Scheme of Delegation - Planning Matters**

The report of the Director of Partnerships, Planning and Policy (report to follow).

6. **Planning Appeals and Decisions (Pages 117 - 118)**

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

7. **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 Paul Walmsley (Chair), Councillor Dave Rogerson (Vice-Chair) and Councillors Ken Ball, Henry Counce, Jean Cronshaw, John Dalton, David Dickinson, Dennis Edgerley, Christopher France, Danny Gee, Harold Heaton, Steve Holgate, Roy Lees, Greg Morgan and Geoffrey Russell) 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 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.**

આ માહિતીનો અનુવાદ આપની પોતાની ભાષામાં કરી શકાય છે. આ સેવા સરળતાથી મેળવવા માટે કૃપા કરી, આ નંબર પર ફોન કરો: 01257 515822

ان معلومات کا ترجمہ آپ کی اپنی زبان میں بھی کیا جاسکتا ہے۔ یہ خدمت استعمال کرنے کیلئے براہ مہربانی اس نمبر پر ٹیلیفون

01257 515823

کیجئے: