



Development Control Committee

Agenda and Reports

For consideration on

Tuesday, 2nd October 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 September 2012

Dear Councillor

DEVELOPMENT CONTROL COMMITTEE - TUESDAY, 2ND OCTOBER 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, 2nd October 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 Development Control Committee held on 4 September 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 eleven 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) 12/00619/FUL - Sunnyside, 4 Common Bank Lane, Chorley (Pages 5 - 12)

Proposal

Erection of 1no. residential dwelling

Recommendation

Permit full planning permission

- (b) 12/00797/FUL - Higher Wheelton Methodist Church, Blackburn Road, Higher Wheelton (Pages 13 - 18)

Proposal

Retrospective application for the erection of a detached dwelling with amendments to the previously approved scheme 11/00970/FUL. The amendments comprise an increase in the ridge height of 0.7m; insertion of three roof lights to the rear roof slope and insertion of one second floor window to each side elevation

Recommendation

Permit full planning permission

- (c) 12/00655/FUL - 10 Blacksmith Walks, Buckshaw Village, Chorley (Pages 19 - 24)

Proposal

Retrospective application for conversion of garage to habitable room (including permanent closure and incorporation of former pedestrian access pathway adjacent to garage from Blacksmith Walks to rear parking area into the habitable accommodation of the dwelling)

Recommendation

Permit retrospective planning permission

- (d) 12/00697/DIS - Land 150 Metres South Of Filter Beds Cottage, Bolton Road, Anderton (Pages 25 - 28)

Proposal

Application to discharge condition no. 4 (access junction details) of planning permission no. 11/00028/FULMAJ which permitted the change of use of pasture land to football pitches, the formation of a car park and the creation of a new access from Bolton Road

Recommendation

Condition(s) discharged

- (e) 12/00698/FULMAJ - Crow Nest Cottage, Tarnbeck Drive, Mawdesley (Pages 29 - 38)

Proposal

Application for a new planning permission to replace the extant planning permission no. 08/00728/FULMAJ (which permitted the demolition of the existing bungalow, workshop and garage and the erection of 10 No. two bed apartments) in order to extend time limit for implementation

Recommendation

Refuse full planning permission

- (f) 12/00707/FULMAJ - Site N1 Lower Burgh Way, Chorley (Pages 39 - 42)

Proposal

Amendments to layout of plots 79 - 149 inclusive of application 07/00993/REMMAJ

Recommendation

Permit (subject to Legal Agreement)

- (g) 12/00719/FUL - Park Mills, Deighton Road, Chorley (Pages 43 - 48)

Proposal

Substitution of 2 no. houses (plots 52 and 53 adjacent to Oakwood Road) approved under planning permission 11/00420/REMMAJ with 3 no. houses

Recommendation

Permit full planning permission

- (h) 12/00658/FULMAJ - Parcel L Buckshaw Avenue Buckshaw Village Lancashire
(Pages 49 - 56)

Proposal

Replan of part of previously approved scheme (ref: 10/00792/FULMAJ) replacing 19 of the dwellings on the parcel with 41 dwellings and associated roads and footways.

Recommendation

Permit full planning permission

- (i) 12/00783/FUL - Parcel F3 Central Avenue, Buckshaw Village, Chorley (Pages 57 - 60)

Proposal

Proposed re plan of 4 dwellings and the addition of 2 dwellings to the residential development approved under 11/00934/FULMAJ.

Recommendation

Permit full planning permission

- (j) 12/00725/FUL - Cotswold House, Cotswold Road, Chorley (Pages 61 - 62)

Proposal

Demolition of existing corridor between reception and wardens flat and construction of new reception area and ramp

Recommendation

Permit full planning permission

- (k) 12/00045/FULMAJ - W M Lawrence and Sons, Lyons Lane Chorley (Pages 63 - 78)

Proposal

Proposed mixed development consisting of 10 new starter industrial units, 3 refurbished existing units within an enclosed employment site together with 10 residential dwellings

Recommendation

Permit full planning permission

5. **Planning Appeals and Decisions** (Pages 79 - 80)

Report of the Director of Partnerships, Planning and Policy enclosed for information.

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

Yours sincerely



Gary Hall
Chief Executive

Cathryn Filbin
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 Caunce, 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: