



**MINUTES OF DEVELOPMENT CONTROL COMMITTEE**

**MEETING DATE** Tuesday, 22 May 2018

**MEMBERS PRESENT:** Councillor June Molyneaux (Chair), Councillor Christopher France (Vice-Chair) and Councillors Martin Boardman, Jean Cronshaw, John Dalton, Gordon France, Danny Gee, Tom Gray, Yvonne Hargreaves, Keith Iddon, Sheila Long, Alistair Morwood, Steve Murfitt, Paul Walmsley and Neville Whitham

**OFFICERS:** Adele Hayes (Planning Services Manager), Iain Crossland (Acting Principal Planning Officer), Alex Jackson (Legal Services Team Leader) and Nina Neisser (Democratic and Member Services Officer)

**APOLOGIES:** Councillors Henry Counce and Alan Whittaker

**OTHER MEMBERS:** Councillor Aaron Beaver

**18.DC.12 Minutes of meeting Tuesday, 24 April 2018 of Development Control Committee**

**RESOLVED – That the minutes of the Development Control Committee held on 24 April 2018 be approved as a correct record for signature by the Chair.**

**18.DC.13 Declarations of Any Interests**

There were no declarations of interest declared for any items listed on the agenda.

**18.DC.14 Planning applications to be determined**

The Director of Customer and Digital submitted five reports for consideration. In considering the applications, members of the Development Control Committee took into account the agenda reports, the addendum and the verbal representations and submissions provided by officers and individuals.

**a 18/00024/FUL - 2 Heath Paddock, Hut Lane, Heath Charnock, Chorley, PR6 9FP**

This item was withdrawn from the agenda in order to further investigate timescales for delivery of the Cowling Farm Gypsy and Traveller Site and wording of suggested planning conditions.

**b 18/00294/P3PAO - Orcheton House Farm, Wood Lane, Heskin, Chorley, PR7 5PA**

Registered speaker: Frances Whaite (Objector)

After careful consideration, it was proposed by Councillor Chris France, seconded by Councillor Keith Iddon, and subsequently **RESOLVED (unanimously) – That prior approval be refused, for the reason set out below;**

- 1. It is not considered that sufficient evidence has been provided to demonstrate that the application site (the storage building and the land forming its curtilage), has been used solely for an agricultural use as part of an established agricultural unit within the applicable time frames as required under paragraph Q 1(a) of Part 3, of the Town and Country Planning (General permitted Development) (England) Order 2015 (as amended). Accordingly it is considered that the proposed development would not accord with the requirements of paragraph Q 1(a) and would, therefore, not amount to permitted development.**

**c 18/00228/FUL - The Deli Hut, 327 Preston Road, Clayton-le-Woods, Chorley, PR6 7PY**

Registered speakers: Rachel Bates (supporter)

After careful consideration, it was proposed by Councillor Chris France, seconded by Councillor Paul Walmsley, and subsequently **RESOLVED (14:0:1) – That planning permission be granted, subject to conditions in the report.**

**d 18/00332/CB3 - Heath Charnock Gateway, Westhoughton Road, Heath Charnock**

After careful consideration, it was proposed by Councillor Paul Walmsley, seconded by Councillor John Dalton, and subsequently **RESOLVED (unanimously) – That planning permission be granted, subject to conditions in the report.**

**e 18/00269/REMAJ - Parcel H1B Group, Euxton Lane, Euxton**

Officers informed the Committee that additional letters had been sent out to the occupiers of neighbouring properties to notify them about the application. The time period for any representations to be made by is 5 June 2018.

After careful consideration, it was proposed by Councillor Chris France, seconded by Councillor Alistair Morwood, and subsequently **RESOLVED (unanimously) – That Members were minded to grant reserved matters consent, subject to conditions, and if no representations had been received once the publicity period had lapsed which raised any material planning considerations not already addressed in the officer report, the addendum or at the committee meeting on 22 May 2018, the decision be delegated to the Director of Customer and Digital in consultation with the Chair and Vice-Chair.**

**18.DC.15 Planning Appeals and Decisions Received between 26 March 2018 and 11 May 2018**

The Director of Customer and Digital presented a report which set out planning appeals and decisions received between 26 March 2018 and 11 May 2018.

One planning appeal was lodged and one planning appeal dismissed.

Chair

Date