

MINUTES OF PLANNING COMMITTEE

MEETING DATE Tuesday, 12 November 2019

MEMBERS PRESENT: Councillor June Molyneaux (Chair), Councillor Christopher France (Vice-Chair) and Councillors Aaron Beaver, Yvonne Hargreaves, Alex Hilton, Alistair Morwood, Neville Whitham and Alan Whittaker

RESERVES: Councillors Julia Berry, Jean Cronshaw, Gordon France and Keith Iddon

OFFICERS: Adele Hayes (Service Lead - Planning), Iain Crossland (Principal Planning Officer), Alex Jackson (Legal Services Team Leader), Asim Khan (Director (Customer and Digital)) and Philippa Braithwaite (Democratic and Member Services Officer)

APOLOGIES: Councillors Martin Boardman, John Dalton, Danny Gee, Tommy Gray and Steve Murfitt

OTHER MEMBERS: Councillors Danny Gee, Tommy Gray, Margaret France and Gillian Sharples

19.P.19 Minutes of meeting Tuesday, 8 October 2019 of Planning Committee

Decision – That the minutes of the Planning Committee meeting held on 8 October 2019 be approved as a correct record for signature by the Chair.

19.P.20 Declarations of Any Interests

There were no declarations of interest received.

19.P.21 Planning applications to be determined

The Director of Customer and Digital submitted seven items for consideration. In considering the applications, Members of the Planning Committee took into account the agenda reports, the addendum and the verbal representations and submissions provided by officers and individuals.

a 19/00654/OUTMAJ - Land Between Pear Tree Lane And School Lane, Pear Tree Lane, Euxton

Registered speakers: Philip Preston (Objector), Councillor Aidy Riggott (Parish Councillor), Councillor Danny Gee (Ward Councillor) and Chris Lee (Applicant).

Councillor Chris France entered the room.

After careful consideration, it was proposed by Councillor Alistair Morwood, seconded by Councillor Aaron Beaver and a decision was subsequently taken (unanimously) **that outline planning permission be refused for the reason set out below:**

The proposed development would be located within an area of Safeguarded Land as defined by the Chorley Local Plan 2012 – 2026. The Council has a five-year housing land supply as required by the National Planning Policy Framework. The proposal therefore conflicts with policy BNE3 of the Chorley Local Plan 2012 – 2026. It is not considered that the material considerations put forward in favour of the development are sufficient to outweigh the presumption against it.

b 19/00825/REM - Land Adjacent 8 Miller Avenue Abbey Village

Registered speakers: Michael Matulewicz (Objector), Councillor Margaret France (Ward Councillor) and Sophie Marshall (Agent).

After careful consideration, it was proposed by Councillor Alistair Morwood, seconded by Councillor Chris France and a decision was subsequently taken (unanimously) **that the decision be deferred to allow officers to have further discussions with the applicant.**

Councillor Alan Whittaker left the room before the vote was taken on this item.

c 19/00845/COU - Halls Bakery 93 Collingwood Road Chorley PR7 2QE

This application was withdrawn by the applicant.

d 19/00840/P3PAJ - The Fairpoint Group Fairclough House Church Street Adlington

Councillor Alan Whittaker returned.

After careful consideration, it was proposed by Councillor Keith Iddon, seconded by Councillor Alistair Morwood and a decision was subsequently taken (11:0:1) **that prior approval be granted.**

e 18/00963/FUL - Go Ape, Rivington Lane Rivington

After careful consideration, it was proposed by Councillor Alex Hilton, seconded by Councillor Keith Iddon and a decision was subsequently taken (11:0:1) **that planning permission be granted, subject to conditions set out in the report.**

f 19/00916/FUL - Lowe Farm Cottage Leyland Lane Ulnes Walton

This item was withdrawn from the agenda.

g 18/00704/OUT - Lancaster House Farm, Preston Road, Charnock Richard

After careful consideration, it was proposed by Councillor Alan Whittaker that the decision be deferred to allow Members of the Planning Committee the opportunity to visit the site of the proposals. The motion was seconded by Councillor Gordon France. A vote was taken, and the motion was lost (3:8:1).

It was proposed by Councillor Chris France, seconded by Councillor Keith Iddon and a decision was subsequently taken (8:1:3) **that planning permission be granted, subject to conditions set out in the addendum.**

h 19/00623/FUL - Leigh Farm Marsh Lane Brindle

After careful consideration, it was proposed by Councillor Keith Iddon, seconded by Councillor Chris France and a decision was subsequently taken (11:0:1) **that planning permission be granted, subject to conditions set out in the addendum.**

i 19/00403/FUL - Wogdens Farm, Tithe Barn Lane, Heapey, PR6 8TE

Registered speaker: Tony Lang (Agent).

After careful consideration, it was proposed by Councillor Gordon France that the decision be deferred to allow Members of the Planning Committee the opportunity to visit the site of the proposals. The motion was seconded by Councillor Keith Iddon. A vote was taken, and the motion was lost (3:9:0)

It was proposed by Councillor Chris France, seconded by Councillor Alan Whittaker and a decision was subsequently taken (11:0:1) **that planning permission be refused for the reason set out below:**

The proposed development would be located within the Area of Other Open Countryside (as defined by the Local Plan). The proposal does not fall within any of the types of development identified in policy BNE2 as being acceptable in the Area of Other Open Countryside. Insufficient reasons have been put forward to justify an exception to this policy. The proposal is, therefore, contrary to Policy BNE2 of the Chorley Local Plan 2012 – 2026.

19.P.22 Urgent business - Removal of BT phone boxes

The Director of Customer and Digital submitted a report which presented the Council's draft decision in response to the proposal by British Telecom (BT) to remove a number of public call boxes in the borough. The Council had consulted with all Parish Councils, the outcome of which was that one out of the eight payphones proposed for removal was being adopted.

RESOLVED - That the report is noted and that the preparation and issuing of the Final Notification to BT and the Secretary of State be delegated to the Director of Customer and Digital in consultation with Chair and Vice Chair.

Chair

Date