
ITEM 3c – 23/00712/FUL – Conversion of barn to form 4no. dwellings, erection of 3no. dwellings and detached car port (following demolition of 5no. existing buildings)

The recommendation remains as per the original report.

For clarification it should be noted that the assessment of the built heritage implications of the proposed development provided within the main committee report was informed by the Council's Heritage Advisors at Growth Lancashire.

The applicant would also like members to note that the proposed development would lead to a reduction in built volume of development across the site as a whole of 81.1%. However, it should be noted that apart from Building B, all buildings to be demolished are agricultural. The volume of agricultural buildings does not form part of the assessment of the principal of the development in the Green Belt as they do not constitute previously developed land. That said, the reduction of built development across the site has associated heritage and landscape/visual benefits.