

Report of	Meeting	Date
Head of Planning & Enforcement	Planning Committee	10 September 2024

PLANNING APPEALS AND DECISIONS RECEIVED BETWEEN 13 MAY 2024 AND 31 AUGUST 2024

PLANNING APPEALS LODGED AND VALIDATED

Local Planning Authority Reference: 24/00026/P3PAO - Inspectorate Reference: APP/D2320/W/24/3344838

Appeal by Mr Chris Rigby against the delegated decision to refuse a prior approval application submitted under Schedule 2, Part 3, Class Q (a and b) of The Town and Country Planning (General Permitted Development) (England) Order 2015 for the proposed change of use of an agricultural building to 1no. dwellinghouse and associated building operations.

Over Hall Farm, Flag Lane, Bretherton, Leyland, PR26 9AD.

Inspectorate letter confirming appeal valid received 29 May 2024.

Local Planning Authority Reference: 22/01238/FUL - Inspectorate Reference: APP/D2320/W/24/3349533

Appeal by Mr Andrew Pearson against the delegated decision to refuse planning permission for the erection of 1no. detached dwelling, creation of new vehicular access and erection of gates (following the demolition of existing dwelling and an outbuilding).

Dryfield Cottage, Dryfield Lane, Rivington, Bolton, BL6 7RT.

Inspectorate letter confirming appeal valid received 8 August 2024.

Local Planning Authority Reference: 24/00055/FULHH - Inspectorate Reference: APP/D2320/D/24/3347498

Appeal by Mr Mark Gregory against the delegated decision to refuse planning permission for a side dormer, conversion of attached garage to habitable accommodation including replacement of garage door with full height windows, provision of a roof terrace above garage, and erection of privacy screens (part-retrospective).

Pear Tree Cottage, 608 Preston Road, Clayton-Le-Woods, Chorley, PR6 7EH.

Inspectorate letter confirming appeal valid received 21 August 2024.

Local Planning Authority Reference: 24/00360/ADV- Inspectorate Reference: APP/D2320/Z/24/3350508

Appeal by Wildstone Estates Limited against the delegated decision to refuse advertisement consent for the display of 1no. internally illuminated gable mounted digital advertising screen.

121 Bolton Road, Anderton, Chorley, PR6 9HS.

Inspectorate letter confirming appeal valid received 22 August 2024.

Local Planning Authority Reference: 23/00799/CLEUD - Inspectorate Reference: APP/D2320/X/24/3344382

Appeal by Mr & Mrs David and Pauline Wood against the delegated decision to refuse an application for a certificate of lawfulness for use of the building for recreational residential purposes and storage of residential equipment.

Land off Washington Lane, Euxton.

Inspectorate letter confirming appeal valid received 27 August 2024.

PLANNING APPEAL DECISIONS

Local Planning Authority Reference: 22/01041/CLPUD - Inspectorate Reference: APP/D2320/X/23/3315804

Appeal by Mr Justin Cole against the delegated decision to refuse an application for a certificate of lawfulness for a proposed detached outbuilding.

Shackerley, Tithe Barn Lane, Heapey, Chorley, PR6 9BX.

Appeal dismissed 26 January 2024 (decision letter originally misfiled).

Local Planning Authority Reference: 23/00616/PIP - Inspectorate Reference: APP/D2320/W/23/3331910

Appeal by Mr Paul Bennet against the Planning Committee decision to refuse permission in principle for up to 9 new build older persons accessible bungalow dwellings.

Whitegates, 75 Gorse Lane, Mawdesley, Ormskirk, L40 3TE.

Appeal dismissed 11 June 2024.

Local Planning Authority Reference: 23/00436/OUT - Inspectorate Reference: APP/D2320/W/23/3335669

Appeal by Mr Benjamin Smith against the delegated decision to refuse outline planning permission for the erection of one detached dwelling with all matters reserved.

Land to the south of Stanworth Farm, Bolton Road, Withnell, Chorley, PR6 8BP.

Appeal dismissed 12 June 2024.

Local Planning Authority Reference: 23/00280/PIP - Inspectorate Reference: APP/D2320/W/23/3331978

Appeal by Dr S Mclynn against the Planning Committee decision to refuse permission in principle for a minimum of 5no. dwellings and a maximum of 7no. dwellings.

Land adjacent to Friths Court, Gregson Lane, Brindle.

Appeal allowed 2 July 2024.

Local Planning Authority Reference: 23/01090/FULHH - Inspectorate Reference: APP/D2320/D/24/3340621

Appeal by Mr Joseph McKay against the delegated decision to refuse planning permission for the erection of a timber summerhouse / shed (retrospective)

151 Preston Road, Coppull, Chorley, PR7 5DR.

Appeal allowed 11 July 2024.

Local Planning Authority Reference: 23/00962/FUL - Inspectorate Reference: APP/D2320/D/24/3342320

Appeal by Mr Alan Birch against the delegated decision to refuse planning permission for a rear extension (retrospective).

Land Adjacent Lynric Farm, Blue Stone Lane, Mawdesley.

Appeal dismissed 7 August 2024.

PLANNING APPEALS WITHDRAWN

Local Planning Authority Reference: 24/00026/P3PAO - Inspectorate Reference: APP/D2320/W/24/3344838

Appeal by Mr Chris Rigby against the delegated decision to refuse a prior approval application submitted under Schedule 2, Part 3, Class Q (a and b) of The Town and Country Planning (General Permitted Development) (England) Order 2015 for the proposed change of use of an agricultural building to 1no. dwellinghouse and associated building operations.

Over Hall Farm, Flag Lane, Bretherton, Leylan, PR26 9AD.

Appeal withdrawn 16 July May 2024.

ENFORCEMENT APPEALS LODGED

Local Planning Authority Reference: ENF735 - Inspectorate Reference: APP/D2320/C/24/3346222

Appeal by Mr Alan Makin against an Enforcement Notice served in respect of i) the unauthorised material change of use of Land to Land as a domestic residential garden land; and ii) the unauthorised operational development consisting of the erection of a detached outbuilding on the Land.

Sandons Farm, Sandy Lane, Adlington.

Inspectorate letter confirming appeal valid received 20 June 2024.

ENFORCEMENT APPEAL DECISIONS

Local Planning Authority Reference: ENF711 - Inspectorate Reference: APP/D2320/C/23/3322480

Appeal by Mr Tony Michael Dixon against an enforcement notice served in respect of the unauthorised material change of use of land to land used for storage purposes including the erection of a fence to facilitate the material change of use.

Land to the west side of Squirrel Lane.

Appeal dismissed 12 August 2024.

ENFORCEMENT APPEALS WITHDRAWN

None

Report Author	Ext	Date	Doc ID
Adele Hayes	5228	31 August 2024	***