

C O M M I T T E E R E P O R T			
REPORT OF	MEETING	DATE	ITEM NO
HEAD OF DEVELOPMENT AND REGENERATION	DEVELOPMENT CONTROL COMMITTEE	14.02.2006	

ADDENDUM

The following additional information is brought forward for members' information with regard to items on the Committee this evening:

Item A1 – 05/00392/FULMAJ & 05/00393/FULMAJ

Amended plans have been received introducing minor amendments to some of the detailed elevational treatments at the request of the Councils Urban Design Officer.

A number of technical highways issues have been identified by the Council's Highways Officer who has requested these be resolved prior to the issue of a decision. This may result in minor changes to the alignment of the central access road and the position of junctions off it. These are not fundamental issues. The applicant has been advised of these and is preparing a detailed drawing. It is therefore recommended that the resolution of these issues be delegated to officers as they can be addressed in tandem with the S106 agreement.

Item A2 05/01167/REMAJ

Amended plans have been received from the applicant, which are considered to adequately address the concerns raised by Lancashire County Council Highways with respect to the provision of cycle, motorcycle and mobility parking; and Environmental Services with regard to the provision of bin storage.

The following additional conditions are recommended:

8. The development hereby permitted shall be carried out in accordance with the submitted application form and plans as subsequently amended by plans received on 2nd February 2006.

Reason: To define the permission and in the interests of the proper development of the site in accordance with Policies GN5 and HS4 of the Adopted Chorley Borough Local Plan Review.

9. The development hereby permitted shall not commence until full details of the height, width, depth and external appearance of the proposed cycle/motorcycle store have been submitted to and approved in writing by the Local Planning Authority. These details shall include colour, form and texture of all external materials and the development shall only be carried out in conformity with the approved details.

Reason: To ensure a satisfactory form of development in the interest of the visual amenity of the area and in accordance with Policies GN5 and HS4 of the Adopted Chorley Borough Local Plan Review.

Item B1 05/00472/FUL

Amended plans have been received removing the remaining balcony to the rear. The applicant also wishes to emphasise that the car park to the rear is at present underused. The applicant has monitored the rear car park and his results can be found attached to the letter on file from AFL Architects dated 1st February. The letter states that the car park is very rarely, if ever, full.