



MINUTES OF DEVELOPMENT CONTROL COMMITTEE

MEETING DATE Tuesday, 28 October 2014

MEMBERS PRESENT: Councillor Steve Holgate (Chair), Councillor Dave Rogerson (Vice-Chair) and Councillors Charlie Bromilow, Jean Cronshaw, David Dickinson, Christopher France, Danny Gee, Keith Iddon, June Molyneaux, Alistair Morwood and Mick Muncaster

RESERVES: Councillors Mike Handley

APOLOGIES: Councillors Henry Counce, Richard Toon, Paul Walmsley and Alan Whittaker

OTHER MEMBERS: Councillors Margaret France

14.DC.79 Minutes

RESOLVED – That the minutes of the Development Control Committee held on 30 September 2014 be confirmed as a correct record and signed by the Chair.

14.DC.80 Declarations of Any Interests

Councillor Christopher France declared an interest in item 14.DC.81a 14/00741/FUL – The Cottage Tea Rooms, 25A School Lane, Brinscall and left the meeting for consideration of that item.

14.DC.81 Planning applications to be determined

The Director of Public Protection, Streetscene and Community submitted ten applications for planning permission 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.

14.DC.81a 14/00741/FUL - The Cottage Tea Rooms, 25A School Lane, Brinscall

Councillor Christopher France left the meeting for the debate and decision of this planning application.

Speakers: Objector – Barry Hammond, Supporter – Vivian Ryan and Ward Councillor Margaret France.

RESOLVED (10:0:1) – That the decision be deferred to allow Members of the Development Control Committee the opportunity to visit the site of the proposal.

14.DC.81b 14/00881/FUL - Brinscall Hall Farm, Dick Lane, Brinscall, Chorley

Speakers: Objector – Steven Perry, Parish Councillor Christopher Howard, Ward Councillor Margaret France and the applicant's agent – David Bailey

Councillor Christopher France put forward a motion to refuse planning permission. The motion was seconded by Councillor Danny Gee. During further debate Councillor Christopher France, with the support of Councillor Danny Gee retracted the motion in favour of an alternative motion which sought the decision to be deferred to allow Members of the Committee time to visit the site of the proposal.

Following a short adjournment for legal consultation it was **RESOLVED (unanimously) – That the decision be deferred to allow Members of the Development Control Committee the opportunity to visit the site of the proposal.**

14.DC.81c 14/00975/FUL - Brinscall Hall Farm, Dick Lane, Brinscall

Speakers: Objector – Steven Perry, Parish Councillor Christopher Howard, Ward Councillor Margaret France and the applicant's agent – David Bailey

A motion to defer the decision to allow Members of the Committee time to visit the site of the proposal was proposed and seconded.

A second motion was put forward to approve full planning permission, which was seconded.

RESOLVED (10:2:0) – That the decision be deferred to allow Members of the Development Control Committee the opportunity to visit the site of the proposal.

14.DC.81d 14/00879/FUL - 18A The Farthings, Astley Village, Chorley, PR7 1TP

Speakers: Objector – Malcolm Walkden and the applicant – Gary Parker.

Councillor Michael Muncaster abstained from the vote on the application as he had been unable to attend the site visit.

RESOLVED (10:0:2) – That planning permission be approved subject to a condition imposing a Construction Management Plan to be approved by the Chair and Vice Chair of Development Control Committee, a Section 106 legal agreement, and the conditions detailed within the report in the agenda. Delegated authority also be given to officers in consultation with the Chair and Vice Chair of Development Control Committee to amend condition three to standard condition wording.

14.DC.81e 14/00767/FULMAJ - Land 110m west of Coppull Enterprise Centre, Mill Lane, Coppull

Speaker: Applicant's agent – Richard Barton

RESOLVED (unanimously) – That planning permission be approved subject to an Section 106 legal agreement, conditions within the report in the agenda and the amended conditions detailed within the addendum including the removal of conditions 14 and 18.

14.DC.81f 14/00900/OUTMAJ - Land 150M west of Leatherlands Farm

RESOLVED (unanimously) – That planning permission be approved subject to a Section 106 legal agreement, the conditions detailed within the report in the agenda. In addition, delegated authority be approved for officers in consultation with the Chair and Vice Chair of the Development Control Committee to include an additional condition relating to the submission of the proposed arrangements for future management and maintenance of the proposed streets within the development.

14.DC.81g 14/00626/FUL - Bramblewood Nursery, Wigan Lane, Heath Charnock

Speakers: Objector – Nick Holt and the applicant's agent – Rob Henderson

RESOLVED (11:0:1) – That full planning permission be approved subject to a legal agreement, the conditions detailed within the report in the agenda and the additional condition detailed in the addendum.

14.DC.81h 14/00952/FUL - Green Farm, Wood Lane, Heskin

RESOLVED (11:0:1) – That full planning permission be approved subject to a Section 106 legal agreement and the conditions detailed within the addendum.

14.DC.81i 14/00315/FUL - 127A Station Road, Croston

RESOLVED (unanimously) – That full planning permission be approved subject to a Section 106 legal agreement and conditions detailed within the report in the agenda.

14.DC.81j 14/00960/CB3 - Land to the rear of 3 - 5 Cottage Fields, Chorley

Speaker: Objector – Janette Jones

RESOLVED (9:2:1) – That the application be approved subject to the conditions detailed within the report in the agenda and that delegated authority be given to officers in consultation with the Chair and Vice Chair of Development Control Committee to amend condition two to standard condition wording.

In addition Members of the Development Control Committee would like to recommend to the Executive Member (Resources) that the land to the rear of the garage at 1 Cottage Fields to be brought within the curtilage of 1 Cottage Fields.

14.DC.82 Enforcement Report

The Director of Public Protection, Streetscene and Community submitted a report which asked Members of the Development Control Committee if it was felt expedient to issue an Enforcement Notice in respect of a breach of planning control in that without planning permission there had been the formation of an access track and erection of buildings.

RESOLVED (unanimously) – That it was expedient to issue an Enforcement Notice in respect of the breach of planning control.

14.DC.83 Proposed Confirmation of Tree Preservation Order No. 2 (Croston) 2014

Members of the Development Control Committee considered a report of the Chief Executive which sought formal confirmation of the Tree Preservation Order No. 2 (Croston) 2014 without modification.

No objections had been received in response to the making of the order.

RESOLVED (unanimously) – That formal confirmation of the Tree Preservation Order No. 2 (Croston) 2014 be approved.

14.DC.84 Variation of confirmed Tree Preservation Order No.13 (Chorley) 2013

Members of the Development Control Committee considered a report of the Chief Executive which sought approval for the formal variation of Tree Preservation Order No. 13 (Chorley) 2013.

RESOLVED (unanimously) – That the formal variation of Tree Preservation Order No.13 (Chorley) 2013 be approved.

14.DC.85 Planning appeals and other decisions

The Director of Public Protection, Streetscene and Community submitted a report which informed Members of the Development Control Committee of one appeal that had been lodged with the Planning Inspectorate and two appeals that had been dismissed.

RESOLVED – That the report be noted.

Chair

Date