

PLANNING COMMITTEE

HELD: Thursday, 22 June 2017

Start: 7.30 p.m.

Finish: 9.10 p.m.

PRESENT:

Councillor: G Dowling (Chairman)
A Yates (Vice-Chair)

Councillors: I Ashcroft Mrs P Baybutt
C Cooper T Devine
D Evans C Marshall
D McKay D O'Toole
R Pendleton E Pope
A Pritchard Mrs M Westley
K Wright

Officers: Assistant Director of Development and Regeneration (Mr I Gill)
Head of Development Management (Mrs C Thomas)
Legal and Member Services Manager (Mr M Jones)
Principal Planning Officer (Miss E O Woollacott)
Member Services/Civic Support Officer (Mrs J A Ryan)

In attendance: Councillor Cotterill (Bickerstaffe Ward)
Councillor Barron (North Meols Ward)
Councillor Blane (North Meols Ward)
Councillor J Hodson (Planning Portfolio Holder)

9 APOLOGIES

There were no apologies for absence received.

10 MEMBERSHIP OF THE COMMITTEE

In accordance with Council Procedure Rule 4, the Committee noted the termination of Councillor Mills and the appointment of Councillor Wright for this meeting only, thereby giving effect to the wishes of the Political Groups.

11 URGENT BUSINESS

There were no urgent items of business.

12 DECLARATIONS OF INTEREST

There were no Declarations of Interest received.

13 DECLARATIONS OF PARTY WHIP

There were no Declarations of Party Whip.

14 MINUTES

RESOLVED: That the minutes of the meeting held on the 18 May 2017 be approved as a correct record and signed by the Chairman subject to noting that Councillor Blane was not in attendance at the previous meeting.

15 PLANNING APPLICATIONS

The Director of Development and Regeneration submitted a report on planning applications (all prefixed 2016 unless otherwise stated) as contained on pages 203 to 314 of the Book of Reports and on pages 329 to 346 of the Late Information.

RESOLVED: A That the under-mentioned planning applications be approved subject to the conditions in the report:-

0962/FUL; 2017/0248/FUL

B That in respect of 2017/0470/LBC, The Retreat, 4 Cobbs Brow, Newburgh that Listed Building Consent be granted subject to the conditions contained in the report .

C That in respect of planning application 0706/ARM relating to the Site of Former Greaves Hall Hospital, Greaves Hall Avenue, Banks :-

(i) That the decision to grant planning permission be delegated to the Director of Development and Regeneration in consultation with the Chairman or Vice-Chairman of the Planning Committee subject to the applicant entering into a deed of variation (planning obligation) under S106 of the Town and Country Planning Act 1990 to:-

- remove the fourth schedule to require the Transport Contribution
- remove the sixth schedule relating to the primary school contribution
- require re-appraisal of the viability should the B1 units not be implemented within 2 years

(ii) That any planning permission granted by the Director of Development and Regeneration pursuant to recommendation (i) above be subject to the conditions as set down on pages 256 to 261 of the Book of Reports but with the amendment to Conditions 1, 4, 7 and 8 as

set out on pages 335 to 337 of the Late Information Report.

D That in respect of planning application 1027/FUL relating to Land Rear of 153 to 167A Blaguegate Lane, Firwood Road, Lathom

(i) That the decision to grant planning permission be delegated to the Director of Development and Regeneration in consultation with the Chairman or Vice-Chairman of the Planning Committee subject to the applicant entering into a planning obligation under S106 of the Town and Country Planning Act 1990 to secure:

the payment of £50,000 towards the Ormskirk to Skelmersdale Linear Park; terms and conditions of the affordable housing units

(ii) That any planning permission granted by the Director of Development and Regeneration pursuant to recommendation (i) above be subject to the conditions as set down on pages 299 to 307 of the Book of Reports but with the amendment to Condition 2 as set out on page 345 to 346 of the Late Information Report.

E That planning application 0973/FUL relating to Plot 7, Chapel Lane, Parbold, Lancashire be refused for the following reason:-

Due to its siting and prominent location when viewed from the canal bank, the proposed stable block would be harmful to both the openness and visual amenity of this part of the green belt, contrary to the NPPF and policies GN1 and GN3 of the West Lancashire Local Plan 2012-2027 Development Plan Document.

(Notes:-

1. In accordance with the procedure for public speaking on planning applications on this Committee, a member of the public spoke in connection with application no. 0962/FUL relating to Plot 6, Chapel Lane, Parbold, Lancashire.
2. Parish Clerk Mrs. L. Broad from Parbold Parish Council spoke in connection with planning application 0962/FUL relating to Plot 6, Chapel Lane, Parbold, Lancashire.
3. Parish Clerk Mrs. L. Broad from Parbold Parish Council spoke in connection with planning application 0973/FUL relating to Plot 7, Chapel Lane, Parbold, Lancashire.
4. Parish Clerk Mrs. I. Roberts from Aughton Parish Council spoke in connection with planning application 2017/0248/FUL relating to The Cockbeck Tavern, 58 Town Green Lane, Aughton .
5. In accordance with Regulatory Procedure Rule 7(b) Councillor Cotterill spoke in connection with planning application 1027/FUL relating to Land Rear of 153 to

167A Blaguegate Lane, Firswood Road, Lathom.

6. In accordance with Regulatory Procedure Rule 7(b) Councillor Barron spoke in connection with planning application 0706/ARM relating to the Site of Former Greaves Hall Hospital, Greaves Hall Avenue, Banks.
7. In accordance with Regulatory Procedure Rule 7(b) Councillor Blane also spoke in connection with planning application 0706/ARM relating to the Site of Former Greaves Hall Hospital, Greaves Hall Avenue, Banks.
8. Councillor Cotterill left the meeting at the conclusion of planning application 0706/ARM relating to Land Rear of 153 to 167A Blaguegate Lane, Firswood Road, Lathom and was not present for the remainder of the meeting.
9. Councillors Barron and Blane left the meeting at the conclusion of planning application 0706/ARM relating to the Site of Former Greaves Hall Hospital, Greaves Hall Avenue, Banks and were not present for the remainder of the meeting.)

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DESIGNATION REGIME FOR LOCAL PLANNING AUTHORITIES

Consideration was given to the report of the Director of Development and Regeneration as set out on pages 323 to 327 of the Book of Reports the purpose of which was to inform Members that the Secretary of State for Communities and Local Government had laid a document before Parliament setting out the criteria that the Government intend to use for designating a Local Planning Authority as underperforming and the thresholds that Authorities will be assessed against in the next designation round in the first quarter of 2017.

RESOLVED: That the contents of the report be noted.

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- CHAIRMAN -