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Friday, 5 June 2020

**PLANNING MEMBERS UPDATE**

**COUNCIL YEAR 2020/21**

**ISSUE 2**

The content of this MEMBERS UPDATE covers all the services provided by the Planning Committee.

If a Member wishes to receive further information on anything in the Update, please contact the officer named at the beginning of the article.

If a Member wants to place an item on the Committee agenda in connection with any article in the Update, please provide it to [member.services@westlancs.gov.uk](mailto:member.services@westlancs.gov.uk) or telephone 01695 585017 by **12 Noon on Tuesday 9 June 2020**.

The Press are asked to contact the Digital Communications Manager for further information on this Update.

## CONTENTS

<b>1.</b>	<b>DECISIONS TAKEN UNDER THE DELEGATED AUTHORITY</b>	
1a	APPLICATIONS DETERMINED UNDER THE DELEGATED SYSTEM - 02/05/2020 - 29/05/2020	1 - 10
1b	PLANNING APPEALS LODGED - 02/05/2020 - 29/05/2020	11 - 12
1c	PLANNING APPEALS DECIDED - 02/05/2020 - 29/05/2020	13 - 14
1d	APPLICATIONS FOR WORKS TO TPO TREES DETERMINED UNDER THE DELEGATED SYSTEM	15 - 16

**We can provide this document, upon request, on audiotape, in large print, in Braille and in other languages.**

For further information, please contact:-  
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**ARTICLE NO:** 1A

**PLANNING COMMITTEE**

**MEMBERS UPDATE 2020/21**

**Issue: 2**

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**Article of:** Corporate Director of Place & Community

**Contact for further information:** Mrs C Thomas (Extn. 5134)  
(E-mail: [catherine.thomas@westlancs.gov.uk](mailto:catherine.thomas@westlancs.gov.uk))

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**SUBJECT:** Applications Determined Under The Delegated System – 02/05/2020 to 29/05/2020

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WARD:- Aughton And Downholland

Application: 2020/0145/FUL Decision: Planning Permission Granted

Proposal: Variation of Condition No. 2 of planning permission 2019/0068/FUL to vary the approved plans.

Location: Smithy Farm, Broad Lane, Downholland, Ormskirk, Lancashire, L39 7HS

Applicant: Mr H Grimes

WARD:- Aughton And Downholland

Application: 2020/0253/FUL Decision: Planning Permission Granted

Proposal: Single storey front/side extension after demolition of garage.

Location: 21 Crescent Green, Aughton, Ormskirk, Lancashire, L39 5DR

Applicant: Mrs Sally Lotrecchio

WARD:- Aughton And Downholland

Application: 2020/0289/FUL Decision: Planning Permission Granted

Proposal: Replacement of rotted timber windows with visually similar windows and glazing to front elevation. New window material to be high performance alloy.

Location: 5 Beech Road, Aughton, Ormskirk, Lancashire, L39 6SJ

Applicant: Mrs Ann Linda Rodgers

WARD:- Aughton And Downholland

Application: 2020/0338/PNP Decision: PDR Prior Approval NOT Required

Proposal: Application for Determination as to Whether Prior Approval is Required for Details - Erection of agricultural building for the storage of agricultural machinery.

Location: North West Turf, Mickering Lane, Aughton, Ormskirk, Lancashire, L39 6SR

Applicant: North West Turf

WARD:- Aughton Park

Application: 2020/0199/FUL Decision: Withdrawn

Proposal: New timber pergola with festoon lighting to entrance door with 750mm high planter to the front patio area. Alterations to ramp/steps at the side to make compliant with balustrade, ramp and stairs finished in resin bond. Erection of 4 timber sheds to provide seating in the garden area, each to be installed with lighting and heating with paving to lead to each one. Installation of a new children's play area. New top coat tarmac to car park.

Location: Royal Oak, 134 Liverpool Road, Aughton, Ormskirk, Lancashire, L39 3LW

Applicant: Star Pubs and Bars

WARD:- Aughton Park

Application: 2020/0309/PNP Decision: Prior Notif-Agric-and Demolition PD

Proposal: Application for Determination as to Whether Prior Approval is Required for Details - Erection of a steel frame mono pitch barn.

Location: Pear Tree Farm, Fir Tree Lane, Aughton, Ormskirk, Lancashire, L39 7HH

Applicant: JS And J Rothwell And Son

WARD:- Bickerstaffe

Application: 2020/0280/FUL Decision: Planning Permission Granted

Proposal: Extension to the rear of the property in place of conservatory. Replace roof finish and render / clad facade

Location: 3 Barrow Nook Lane, Bickerstaffe, Ormskirk, Lancashire, L39 0ET

Applicant: Miss Carole Sumner

WARD:- Birch Green

Application: 2019/1285/FUL Decision: Planning Permission Granted

Proposal: Variation of Condition No's. 1, 2, 3, 7, 15, 17, 18, 20, 22, 24, 26, 32, 34 and 36 of planning permission 2018/0897/FUL relating to phasing, levels, materials, highways, car parking management strategy (including service and delivery), drainage, landscaping and arboricultural method statement.

Location: Land To The South Of, Ingram, Birch Green, Skelmersdale, Lancashire,

Applicant: St Modwen Developments (Skelmersdale) Ltd

WARD:- Birch Green

Application: 2020/0325/FUL Decision: Planning Permission Granted

Proposal: Porch with flat roof, to front elevation finished in render and include an entrance door with glass panel to the side of the door.

Location: 81 Felstead, Birch Green, Skelmersdale, Lancashire, WN8 6QU

Applicant: Mr JOHN LOWE

WARD:- Burscough East

Application: 2020/0298/FUL Decision: Planning Permission Granted

Proposal: Erection of a single two-storey dwellinghouse and associated works on land behind Longreach, Warpers Moss Lane, including altered vehicle access.

Location: Longreach, Warpers Moss Lane, Burscough, Ormskirk, Lancashire, L40 4AG

Applicant: Mr & Mrs P Prescott

WARD:- Burscough West

Application: 2019/0947/ARM Decision: Reserved Matters Approved

Proposal: Proposed re-plan of plots 74-88 and 116-131 of reserved matters 2017/0431/ARM to provide 16 no. detached houses (net loss of 15 dwellings).

Location: Site Of Former Yew Tree Farm, Liverpool Road South, Burscough, Lancashire,

Applicant: Redrow Homes Lancashire

WARD:- Burscough West

Application: 2020/0225/COU Decision: Planning Permission Granted

Proposal: Change of use of Unit 4B within Dakota Business Park from flexible employment uses (use classes B1, B2 or B8) to flexible employment uses with leisure (use classes B1, B2, B8 or D2), along with the creation of a link between Unit 4B and Building 5.

Location: Land To The East Of, Tollgate Road, Burscough, Lancashire,

Applicant: Crompton Property Developments Ltd

WARD:- Burscough West

Application: 2020/0274/FUL Decision: Planning Permission Granted

Proposal: Two storey extension to side, demolition of outbuilding to rear, erection of conservatory to rear, extension to existing front porch

Location: 31 Red Cat Lane, Burscough, Ormskirk, Lancashire, L40 0RA

Applicant: A Dunne

WARD:- Derby

Application: 2019/1288/FUL Decision: Planning Permission Granted

Proposal: Single storey rear extension (retrospective).

Location: 31A Tower Hill, Ormskirk, Lancashire, L39 2EE

Applicant: Miss Amy Edwards

WARD:- Derby

Application: 2020/0218/FUL Decision: Planning Permission Granted

Proposal: Single storey extension to rear.

Location: 28 Latham Avenue, Ormskirk, Lancashire, L39 2EU

Applicant: Mr & Mrs Johnson

WARD:- Halsall

Application: 2020/0086/FUL Decision: Planning Permission Granted

Proposal: Demolition of existing stable block and erection of bungalow including new access to existing converted barn.

Location: 176A Renacres Lane, Halsall, Ormskirk, Lancashire, L39 8SQ

Applicant: Mr & Mrs Gilbert

WARD:- Hesketh-with-Becconsall

Application: 2020/0130/FUL Decision: Planning Permission Granted  
Proposal: Replacement of existing community centre building.  
Location: Hesketh Bank Village Community Centre Rear Hall, Station Road, Hesketh Bank, Preston, Lancashire, PR4 6SR  
Applicant: Mr Ian Cropper

WARD:- Hesketh-with-Becconsall

Application: 2020/0224/FUL Decision: Planning Permission Granted  
Proposal: Single-storey side and rear extensions, increase in ridge height to main dwellinghouse  
Location: 10 Boundary Lane, Hesketh Bank, Preston, Lancashire, PR4 6AJ  
Applicant: Mr Mrs Cookson

WARD:- Hesketh-with-Becconsall

Application: 2020/0234/FUL Decision: Planning Permission Granted  
Proposal: Construction of a detached single storey garage with storage.  
Location: 57 Becconsall Lane, Hesketh Bank, Lancashire, PR4 6RR  
Applicant: Mrs Sheila Evans

WARD:- Knowsley

Application: 2019/0913/FUL Decision: Planning Permission Granted  
Proposal: Change of use of former butchers to function room including entrance shelter and additional extensions (retrospective) and extension to the function room.  
Location: The Aviary Restaurant, Blindmans Lane, Ormskirk, Lancashire, L39 3AD  
Applicant: David A Lea & Sons Ltd

WARD:- Knowsley

Application: 2020/0068/FUL Decision: Planning Permission Granted  
Proposal: Two storey extension and single storey extension to rear. Dropped kerb to front.  
Location: 45 Calder Avenue, Ormskirk, Lancashire, L39 4SE  
Applicant: Mr & Mrs Martyn Jolly

WARD:- Knowsley

Application: 2020/0283/FUL Decision: Planning Permission Granted

Proposal: Demolition of the existing single storey outrigger and construction of single storey rear extension.

Location: 6 Calder Avenue, Ormskirk, Lancashire, L39 4SF

Applicant: Ms Rebecca Newbold

WARD:- Knowsley

Application: 2020/0299/FUL Decision: Planning Permission Granted

Proposal: Single storey part rear and part side extension

Location: 2 Brighthouse Close, Ormskirk, Lancashire, L39 3NB

Applicant: Mr Steve Gaskell

WARD:- Moorside

Application: 2020/0209/FUL Decision: Planning Permission Granted

Proposal: Demolition of the vacant Christ The Servant Church (Use Class D1) and the construction of 10no. 1-bedroom secure residential units (Class C2(a)) within a single storey block of accommodation for the provision of specialist mental health and social care including private external amenity spaces, car parking and landscaping.

Location: Christ The Servant Church, Back Lane, Digmaor, Skelmersdale, Lancashire,

Applicant: Hindle Property Investments Ltd

WARD:- North Meols

Application: 2020/0241/FUL Decision: Planning Permission Granted

Proposal: Single Storey Side Extension

Location: 7 Ralphs Wives Lane, Banks, Southport, Lancashire, PR9 8ER

Applicant: Mr & Mrs Mark Roberts

WARD:- Parbold

Application: 2020/0239/FUL Decision: Planning Permission Granted

Proposal: Change of use of C3 dwellinghouse and general store to A1 funeral directors (ground floor only) - staff welfare facilities; client meeting /arrangements room; chapel of rest.

Location: The Old Post House, 5 The Common, Parbold, Wigan, Lancashire, WN8 7HA

Applicant: Massam And Marshall Funeral Services Ltd.



WARD:- Parbold

Application: 2020/0244/LDP Decision: Cert of Lawfulness (PROPOSED) Permitted

Proposal: Certificate of Lawfulness - Proposed change of use of (part) ground floor only from A3 cafe to A1 funeral directors to provide advising and supporting the bereaved; caring for the deceased, arranging and conducting all matters related to a funeral service; supporting and advising clients in relation to funeral planning and other matters.

Location: The Old Post House, 5 The Common, Parbold, Wigan, Lancashire, WN8 7HA

Applicant: Massam And Marshall Funeral Services Ltd

WARD:- Rufford

Application: 2020/0084/FUL Decision: Planning Permission REFUSED

Proposal: Application for the removal of agricultural occupancy condition from planning permission 8/06/1481 dated 10/10/1952

Location: Meadow Farm, Sandy Way, Holmeswood, Ormskirk, Lancashire, L40 1UB

Applicant: Mr Richard Parker

WARD:- Rufford

Application: 2020/0249/FUL Decision: Planning Permission Granted

Proposal: Replacement windows.

Location: Rose Cottage, 126 Liverpool Road, Rufford, Ormskirk, Lancashire, L40 1SB

Applicant: Mrs Michaela Holmes

WARD:- Rufford

Application: 2020/0254/FUL Decision: Planning Permission Granted

Proposal: Single storey extension to form new entrance to side and internal alterations to create utility room.

Location: 16 Springwood Drive, Rufford, Ormskirk, Lancashire, L40 1XB

Applicant: Mr Ian Marsh

WARD:- Scarisbrick

Application: 2020/0167/FUL Decision: Planning Permission Granted

Proposal: Proposed single storey rear extension to dwelling, after demolition of existing conservatory, in same position as conservatory.

Location: 22 Drummersdale Lane, Scarisbrick, Ormskirk, Lancashire, L40 9RB

Applicant: Mr & Mrs Andrew and Tracey Tomlinson

WARD:- Scarisbrick

Application: 2020/0195/FUL Decision: Planning Permission Granted

Proposal: Variation of Condition No. 2 of planning permission 2018/0993/FUL - includes alterations to the internal layout, fenestration and design of both dwellings. Addition of garages to both properties and revision of front parking. Additional access from Bullens Lane.

Location: Land At The Junction With Southport Road, Bullens Lane, Scarisbrick, Lancashire,

Applicant: Mr Cliff Barclay

WARD:- Scarisbrick

Application: 2020/0232/FUL Decision: Planning Permission Granted

Proposal: Single storey rear extension.

Location: Dam Wood Barn, 91 Hall Road, Scarisbrick, Ormskirk, Lancashire, L40 9QB

Applicant: Mr & Mrs Thompson

WARD:- Scarisbrick

Application: 2020/0245/FUL Decision: Planning Permission REFUSED

Proposal: Single storey and part two storey extension to the rear.

Location: 29 Snape Green, Scarisbrick, Southport, Lancashire, PR8 5LN

Applicant: Mr Marcus Gilbert

WARD:- Scarisbrick

Application: 2020/0260/FUL Decision: Planning Permission Granted

Proposal: Erection of agricultural storage building.

Location: Land South-west Of Old Vicarage Farm, Southport Road, Scarisbrick, Lancashire,

Applicant: Mr ROBERT MCSTEIN

WARD:- Scott

Application: 2020/0307/LDP Decision: Cert of Lawfulness (PROPOSED) Permitted

Proposal: Certificate of Lawfulness - Proposed rear dormer and loft conversion.

Location: 83 Carroll Crescent, Ormskirk, Lancashire, L39 1PY

Applicant: Mrs Carroll

WARD:- Skelmersdale North

Application: 2020/0153/FUL Decision: Planning Permission Granted  
Proposal: Single story rear extension and two story side extension.  
Location: 36 Thurston, Skelmersdale, Lancashire, WN8 8QX  
Applicant: Mr Stuart Linsell

WARD:- Skelmersdale South

Application: 2020/0223/COU Decision: Planning Permission Granted  
Proposal: Change of use from residential (dwelling house) purposes to a mixed use of residential (dwelling house) and a dog daycare and home boarding business use (retrospective).  
Location: Moss Lane Farm, 14 Moss Lane, Skelmersdale, Lancashire, WN8 9TJ  
Applicant: Woofits

WARD:- Skelmersdale South

Application: 2020/0250/FUL Decision: Planning Permission Granted  
Proposal: Demolition of existing single storey side extension. Construction of two storey side and rear extension.  
Location: 5 Elm Grove, Skelmersdale, Lancashire, WN8 8DS  
Applicant: Mr Michael Glover

WARD:- Tarleton

Application: 2020/0150/FUL Decision: Planning Permission Granted  
Proposal: Single storey rear and side extension, following demolition of the existing lean to  
Location: 3 Haig Avenue, Tarleton, Preston, Lancashire, PR4 6BJ  
Applicant: Mr Dominic Aughton

WARD:- Tarleton

Application: 2020/0278/LDP Decision: Cert of Lawfulness (PROPOSED) Permitted  
Proposal: Certificate of Lawfulness - Proposed MOT testing centre (B2).  
Location: 63 Hesketh Lane, Tarleton, Preston, Lancashire, PR4 6AQ  
Applicant: Mr Chris Gordon

WARD:- Tarleton

Application: 2020/0303/FUL Decision: Planning Permission Granted

Proposal: Proposed Single Storey rear/side extension following demolition of existing conservatory to side Existing Flat roof refurbished and thermally upgraded Existing rear annexe walls rebuilt in new facing brickwork

Location: 35 Moss Lea, Tarleton, Preston, Lancashire, PR4 6BH

Applicant: Mrs Jayne Gillespie

WARD:- Up Holland

Application: 2020/0118/FUL Decision: Planning Permission REFUSED

Proposal: Raising height of roof to create a first floor and reformat the existing 3 no. bedroom single storey dwelling to a 4 no. bedroom two storey dwelling. Single storey rear extension and recladding of dwelling with standing seam zinc and timber strips.

Location: The Ranneys, 117 Alma Hill, Up Holland, Skelmersdale, Lancashire, WN8 0NR

Applicant: Mr & Mrs Baxter

WARD:- Wrightington

Application: 2019/0959/FUL Decision: Planning Permission Granted

Proposal: Demolition of existing garage and stable block and erection of one detached dwelling.

Location: Horse Stone Farm, 50 Church Lane, Wrightington, Wigan, Lancashire, WN6 9SL

Applicant: Mr David Young

WARD:- Wrightington

Application: 2020/0194/FUL Decision: Planning Permission REFUSED

Proposal: Erection of a two storey dormer bungalow.

Location: 3 College Road, Up Holland, Skelmersdale, Lancashire, WN8 0PY

Applicant: Mr & Mrs James & Louise Vagon



**ARTICLE NO: 1B**

**PLANNING COMMITTEE**

**MEMBERS UPDATE 2020/21**

**Issue: 2**

**Article of:** Corporate Director of Place & Community

**Relevant Portfolio Holder:** Councillor D Evans

**Contact for further information:** Mrs C Thomas (Extn. 5134)  
(E-mail: catherine.thomas@westlancs.gov.uk)

**SUBJECT: Planning Appeals Lodged - 02/05/2020 to 29/05/2020**

<b>APPLICATION NO.</b>	<b>APPELLANT</b>	<b>DEVELOPMENT AND ADDRESS</b>	<b>PROCEDURE</b>
2019/0551/COU	Dr Mark Wilkinson	10 Derby Street West, Ormskirk. Change of use to 3 bedroom HMO (Retrospective).	Written Representations
2019/1128/OUT	Mr & Mrs D & A Steven	Narrow Lane Barn, Narrow Lane, Clieves Hills, Aughton. Outline - Removal of existing B8 commercial warehouse, to be replaced with 2 No. detached dwellings (including details of access, layout and scale).	Written Representations
2019/1219/FUL	Mr & Mrs Sutton	Flyway, Taylors Meanygate, Tarleton. Side, rear and first floor extensions.	Written Representations
2019/1305/FUL	E Tinsley	1 Square House Cottages, Moss Lane, Banks. Two storey side and single storey rear extension.	Written Representations





**ARTICLE NO:** 1C

**PLANNING COMMITTEE**

**MEMBERS UPDATE 2020/21**

**Issue: 2**

**Article of:** Corporate Director of Place & Community

**Relevant Portfolio Holder:** Councillor D Evans

**Contact for further information:** Mrs C Thomas (Extn. 5134)  
(E-mail: catherine.thomas@westlancs.gov.uk)

**SUBJECT: Planning Appeals Decided 02/05/2020 to 29/05/2020**

<b>APPLICATION NO.</b>	<b>APPELLANT</b>	<b>DEVELOPMENT AND ADDRESS</b>	<b>DECISION AND DATE</b>
2019/0370/FUL	Mr A Dalton	Blackberry Barn, Marsh Road, Banks. Single storey mono pitched extension	Dismissed 13/05/2020
2019/0154/FUL	Property Development & Consultancy Ltd	70 Moss Lane, Hesketh Bank. Proposed detached 2 bed dwelling	Dismissed 19/05/2020  Partial costs awarded.
2019/0133/FUL	Mr A Wilson	Scarth Hill Mission Church, St Helens Road, Ormskirk. Refurbishment and replacement extension of formerly converted chapel to create 2 bed dwelling house.	Dismissed 26/05/2020

A full copy of the appeal decision letters are available online at [www.westlancs.gov.uk/planning](http://www.westlancs.gov.uk/planning) or alternatively from the Planning Support Team on 01695 585239.







ARTICLE NO: 1D

PLANNING COMMITTEE:

MEMBERS UPDATE 2020/21

ISSUE: 2

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**Article of:** Corporate Director of Place & Community

**Relevant Portfolio Holder:** Councillor D Evans

**Contact for further information:** Mrs C Thomas  
(Email: Catherine.thomas@westlancs.gov.uk)

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**SUBJECT: Applications For Works To TPO Trees Determined Under The Delegated System – 02/05/2020 to 29/05/2020**

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WARD:- Aughton And Downholland

Application: T/2020/0012/TPO Decision: Grant Consent Subject to conditions (T)

Proposal: Pine (T17) - Remove and replant with a Pine - Tree is already showing signs of lifting with further risk of damage during proposed construction. \*Please see report\*

Location: 6 Thornhill, Aughton, Ormskirk, Lancashire, L39 5HD

Applicant: Louise Lockley

WARD:- Derby

Application: T/2020/0008/TP Decision: Grant Consent Subject to conditions (T)  
O

Proposal: Mulberry -Remove dead wood and prune to limit outer fruiting spurs to achieve a small but open crown.Oak - Crown lift to 6 metresMaple - Crown lift to 7 metres.Sycamore - Crown lift to 8 metres.Beech - Remove limb extending to chimney. Canopy lift to clear to 6 metres. Remove 3 low dropping branches.Red Oak - Canopy lift to clear 6 metres where possible remove constricting ropes and play equipment. And remove secondary leader obstructing Spruce.

Location: 4 Normanhurst, Ormskirk, Lancashire, L39 4UZ

Applicant: Mr Chris Wynne

WARD:- Halsall

Application: T/2020/0041/TP Decision: Grant Consent Subject to conditions (T)  
O

Proposal: T1 2 3 &4 Lime - Crown Raise 4m. To clear low branches of the road footpath and garden.

Location: Church View Cottage, 1 Summerwood Lane, Halsall, Ormskirk, Lancashire, L39 8RG

Applicant: Mr Stephen Grugel

WARD:- Hesketh-with-Becconsall

Application: T/2020/0018/TP Decision: Grant Consent Subject to conditions (T)  
O

Proposal: Alder (T1) - Multi-stem(5). Remove subordinate stem behind fence, 5m CR, 5% CT as part of CC - As part of good tree management.

Location: 4 Willow Grove, Hesketh Bank, Preston, Lancashire, PR4 6ZD

Applicant: Mr Sandwell

WARD:- Newburgh

Application: T/2020/0003/TP Decision: Grant Consent Subject to conditions (T)  
O

Proposal: T1 Beech Fell poor condition minimal bud formation bleeding canker possible phytophthora or armillaria. Replant with 1 fagus sylvatica 10-12T2 Lime remove dead wood from upper crownT3 Oak Reduce in height to remove dead wood and exposed single limb. basal fungus present. To reduce loading and remove deadT4 sycamores near gate multistemmed extensive dead wood fellT5 Sycamore Fell very poor condition T6 Sycamore fell dead/dying

Location: Blythe Hall, Blythe Lane, Lathom, Ormskirk, Lancashire, L40 5TY

Applicant: Mr andy Bell

WARD:- Wrightington

Application: T/2020/0023/TP Decision: Grant Consent Subject to conditions (T)  
O

Proposal: T1 Oak Fell extensive basal cavity with cubital brown rot compromising tree. Replace with 1 10-12 quercus robur

Location: 8 Mossy Lea Fold, Wrightington, Wigan, Lancashire, WN6 9RD

Applicant: Mrs smith