

PLANNING COMMITTEE

HELD: Thursday, 23 November 2023

Start: 7.00 pm

Finish: 9.12 pm

PRESENT:

Councillor: G Owen (Chairman)
A Fowler (Vice-Chairman)

Councillors: A Blundell M Anderson
P Hogan A Fennell
E Pope S Patel
J Witter L Webster

In attendance: Councillor K Jukes (Rural North East Ward)
Councillor M Westley (Rural West Ward)

Officers: Steven Faulkner, Planning Services Manager
Kate Jones, Planning Services Team Leader
David Delaney, Legal Assistant (Planning)
Hollie Griffith, Planning Assistant Solicitor
Duncan Jowitt, Democratic Services Officer

35 **APOLOGIES**

There were no apologies for absence received.

36 **MEMBERSHIP OF THE COMMITTEE**

There were no changes to the membership of the Committee.

37 **URGENT BUSINESS, IF ANY INTRODUCED BY THE CHAIRMAN**

There were no urgent items of business received.

38 **DECLARATIONS OF INTEREST**

Councillors G Owen, A Fennell and L Webster declared a non-pecuniary interest in respect of planning application 2023/0491/FUL relating to 20 Gregory Lane, Halsall, Ormskirk and that they would leave the Chamber during consideration of this application and take no part in the decision-making process, as when they were on the site visit they had visited the property next door.

39 **DECLARATIONS OF PARTY WHIP**

There were no Declarations of Party Whip.

40 **MINUTES**

RESOLVED: That the minutes of the meeting held on the 7 September 2023 be approved as a correct record and signed by the Chairman.

41 **PLANNING APPLICATIONS**

Consideration was given to the report of the Corporate Director of Transformation, Housing and Resources as contained on pages 329 to 424 of the Book of Reports and on pages 431 to 437 of the Late Information Report.

Notes:

1. Councillor Katie Jukes spoke in connection with planning application 2023/0169/FUL relating to Lane Farm, Mossy Lea Road, Wrightington.
2. Councillor Marilyn Westley spoke in connection with planning application 2023/0491/FUL relating to 20 Gregory Lane Halsall Ormskirk and left the meeting at the conclusion of this item.
3. An Objector and the Agent spoke in connection with planning application 2023/0169/FUL, Lane Farm, Mossy Lea Road, Wrightington.
4. An Objector and the Applicant spoke in connection with planning application 2023/0491/FUL 20 Gregory Lane, Halsall.
5. Two Objectors and the Agent spoke in connection with planning application 2023/0471/FUL relating to Vicarage Barn, Southport Road, Ormskirk.
6. The Agent spoke in connection with planning application 2023/0663/PIP relating to Land South of Holmeswood Road, Rufford.
7. The Parish Clerk for Rufford Parish Council spoke in connection with planning application 2023/0663/PIP relating to Land South of Holmeswood Road, Rufford.
8. A Parish Councillor from Parbold Parish Council spoke in connection with planning application 2022/0883/FUL relating to Sister of Notre Dame Convent, Lancaster Lane, Parbold.
9. The Agent spoke in connection with planning application 2022/0883/FUL relating to Sister of Notre Dame Convent, Lancaster Lane, Parbold.

42 **2022/0883/FUL - SISTERS OF NOTRE DAME CONVENT, LANCASTER LANE, PARBOLD**

The Corporate Director of Transformation, Housing and Resources submitted a report on planning application 2022/0883/FUL relating to Sisters of Notre Dame Convent, Lancaster Lane, Parbold.

RESOLVED: That planning application 2022/0883/FUL relating to Sisters of Notre Dame Convent, Lancaster Lane, Parbold be approved subject to the conditions and reasons as set out on pages 345 to 355 of the Book of Reports.

43 **2022/0624/FUL - THE AVIARY RESTAURANT, BLINDMANS LANE, ORMSKIRK**

The Corporate Director of Transformation, Housing and Resources submitted a report on planning application 2022/0624/FUL relating to The Aviary, Blindman's Lane, Ormskirk.

RESOLVED: That planning application 2022/0624/FUL relating to The Aviary, Blindman's Lane, Ormskirk be approved subject to the conditions and reasons as set

out on pages 365 to 366 of the Book of Reports and on pages 435 to 436 of the Late Information Report.

44 2022/0626/FUL - THE AVIARY RESTAURANT, BLINDMANS LANE, ORMSKIRK

The Corporate Director of Transformation, Housing and Resources submitted a report on planning application 2022/0626/FUL relating to The Aviary Restaurant, Blindman's Lane, Ormskirk.

RESOLVED: That planning application 2022/0626/FUL relating to The Aviary Restaurant, Blindman's Lane, Ormskirk be pending further information relating to car parking provisions.

45 2023/0169/FUL - LANE FARM, MOSSY LEA ROAD, WRIGHTINGTON

The Corporate Director of Transformation, Housing and Resources submitted a report on planning application 2023/0169/FUL relating to Lane Farm. Moss Lea Road, Wrightington.

RESOLVED: That planning application 2022/0626/FUL relating to Lane Farm, Mossy Lea Road, Wrightington be approved subject to the condition and reason as set out on page 383 of the Book of Reports.

46 2023/0491/FUL - 20 GREGORY LANE, HALSALL, ORMSKIRK

The Corporate Director of Transformation, Housing and Resources submitted a report on planning application 2023/0491/FUL relating to 20 Gregory Lane, Halsall, Ormskirk.

RESOLVED: That planning application 2023/0491/FUL relating to 20 Gregory Lane, Halsall be approved subject to the conditions and reasons as set out on pages 392 to 393 of the Book of Reports with an amendment to Condition 4 and an additional condition as set out below:-

Amended Condition 4

The garage conversion hereby permitted shall be retained for use by the dwelling at all times for purposes incidental to the enjoyment of the dwellinghouse and shall not be used for trade or business purposes primarily serving visiting members of the public".

Reason unchanged.

Additional Condition 6 requiring 3 on site parking spaces with wording of condition and reason delegated to officers.

47 2023/0663/PIP - LAND SOUTH OF HOLMESWOOD ROAD, RUFFORD

The Corporate Director of Transformation, Housing and Resources submitted a report on planning application 2023/0663/PIP relating to Land South of Holmeswood Road, Rufford.

RESOLVED: That a decision on planning application 2023/0663/PIP relating to Land South of Holmeswood Road, Rufford be deferred pending a site visit.

48 2023/0471/FUL - VICARAGE BARN, SOUTHPORT ROAD, SCARISBRICK

The Corporate Director of Transformation, Housing and Resources submitted a report on planning application 2023/0471/FUL relating to Vicarage Barn, Southport Road, Scarisbrick.

RESOLVED: That planning application 2023/0471/FUL relating to Vicarage Barn, Southport Road, Ormskirk be refused for the reasons set out on page 421 of the Book of Reports and on pages 431 to 435 of the Late Information Report.

49 REPORT ON THE NEIGHBOURHOOD COMMUNITY INFRASTRUCTURE LEVY (NCIL) PORTION TO PARISH/TOWN COUNCILS 1ST APRIL 2023 TO 30TH SEPTEMBER 2023

Consideration was given to the report of the Corporate Director of Transformation, Housing and Resources as contained on pages 425 to 429 of the Book of Reports. The purpose of the report was to inform members of the allocation of the Neighbourhood Community Infrastructure Levy (NCIL) portion of funding to Parish/Town Councils from revenue collected by the Council from 1st April 2023 to 30th September 2023, which was as a result of some new developments within the Borough.

Members were informed that the report was the first of similar future reports to be provided to Planning Committee for its information on a biannual basis.

RESOLVED: That the contents of the report be noted.

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Chairman