



AGENDA ITEM:

**PLANNING COMMITTEE:
25 March 2024**

Report of: Corporate Director of Transformation, Housing & Resources

SUBJECT: LATE INFORMATION

1.0 INTRODUCTION

The information below has been received since completion of your Agenda.

2.0 ITEM 7 – PLANNING APPLICATIONS

Item 7B

Application No.	2023/1026/FUL
Location	1 Charles Close, Hesketh Bank
Proposal	Change of Use of Residential Dwelling (Use Class C3) to Children's Home (Use Class C2)

Late Representation

A late representation has been received from a resident of Charles Close which raises the following points:

- Objections have been ignored
- Would people be happy with a business on their street
- The additional traffic will cause problems for the community and increase the chance of accidents
- There has been an increase in noise and traffic at the property
- What do the Council know about the applicant's other business interests are they successful, have they had liaison with neighbours
- The community has been ignored.

In relation to these issues, representations and the issues raised have been considered within the Officer's Report in relation to traffic impacts, noise impacts and the location of the Children's Home within the area in terms of impacts on amenity by introducing the use into the Close.

In relation to the particulars of the applicant company, these are not planning matters. Any grant of planning permission will run with the land and not the applicant with planning conditions appended to the proposed decision to restrict the number of children at the Home and noise management.

Item 7C

Application No.

2023/0908/FUL

Location

Otterbrook, Moss Lane, Churchtown, Banks

Proposal

To retain the following works: (i) new site entrance/driveway, (ii) single-storey plant room, (iii) brick wall to western elevation, (iv) green metal boundary fencing, (v) skylight to front and (vi) recessed roof window in rear elevation.

3rd PARTY CORRESPONDENCE RECEIVED FROM LANCASHIRE COUNTY COUNCIL 19th MARCH 2024

Members will recall that this application was withdrawn from consideration at the Planning Committee of 18th January 2024 to allow Lancashire County Council (LCC) to provide an update on the possible encroachment of part of the application site onto adopted highway (current or former) and what action they may take.

This application has been placed back on the agenda for this Planning Committee on the basis that any land that is identified as highway is outside the boundary of the current application site and any action that LCC may wish to take can be dealt with outside the confines of the current application.

A further email sent by the LCC on 19th March 2024 states that following their investigation, no evidence was found that suggests anything other than the existing footpath (around the application site) comprises adopted highway. As such any action that LCC may take will be limited to the area of adoption on the plan below, and such action may include restoring the footpath back to its previous condition and ensuring an adequately constructed vehicle crossing is installed.

OBSERVATIONS OF THE DIRECTOR OF TRANSFORMATION, HOUSING AND RESOURCES

The email confirms that any action that LCC may choose to take can be done outside the current application and the application can be determined on the basis of the officers report.



PLAN CONFIRMING EXTENT OF ADOPTED HIGHWAY IN GREEN