

PLANNING COMMITTEE

HELD: Thursday, 5 October 2017

Start: 7.30 PM

Finish: 9.30 PM

PRESENT:

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

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

Officers: Director of Development and Regeneration (Mr J. Harrison)
Deputy Director of Development and Regeneration (Mr I Gill)
Head of Development Management (Mrs C. Thomas)
Principal Planning Officer (Mrs A. Veevers)
Regeneration Project Manager (Mr D. Griffiths)
Planning Appeals Officer (Ms. E. O. Woollacott)
Member Services/Civic Support Officer (Mrs J.A. Ryan)

In attendance: Councillor J Hodson (Portfolio Holder Planning)

31 APOLOGIES

There were no apologies for absence received.

32 MEMBERSHIP OF THE COMMITTEE

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

33 URGENT BUSINESS, IF ANY INTRODUCED BY THE CHAIRMAN

There were no urgent items of business.

34 DECLARATIONS OF INTEREST

Councillor Pendleton declared a Pecuniary Interest in Planning Application 2017/0885/FUL relating to 192-198 Ennerdale, Tanhouse, Skelmersdale as the Chairman of Tanhouse Community Enterprise.

35 DECLARATIONS OF PARTY WHIP

There were no Declarations of Party Whip.

36 MINUTES

RESOLVED: That the minutes of the meeting held on the 7 September 2017 be approved as a correct record and signed by the Chairman.

37 PLANNING APPLICATIONS

The Director of Development and Regeneration submitted a report on planning applications (all prefixed 2017 unless otherwise stated) as contained on pages 650 to 740 of the Book of Reports and on pages 751 to 754 of the Late Information Report.

RESOLVED: A. That the undermentioned planning applications be approved subject to the conditions in the report:-

0703/FUL; 0431/ARM; 0402/WL3;
0885/FUL

B. That in respect of planning application 0627/WL3 relating to Site of Former Westec House, Derby Street, Ormskirk:-

- (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 a planning obligation under S106 of the Town and Country Planning Act being entered into as set out on page 683 of the Report.
- (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 out on pages 687 to 689 of the Report but subject to the amendment to Condition no. 2 as set out on page 753 of the Late Information Report.

C. That in respect of planning application 0492/ARM relating to Henry Alty Limited, Station Road, Hesketh Bank:-

- (i) That the decision to grant planning permission be delegated to the Director of Development and Regeneration subject to a planning obligation (Deed of Variation) under S106 of the Town and Country Planning Act being entered into as set out

in paragraph 10.49 of the Report.

- (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 709 to 713 of the Book of Reports.

D. In respect of planning application no LCC/2017/0064 relating to Beconsall Exploration Site, Marsh Road, Banks that it be noted that the Council raises no objections.

E. That planning application 2017/0738/FUL relating to Former Farm Shop, Course Lane, Newburgh be approved subject to the conditions as set out on pages 719 to 721 of the Book of Reports but subject to an amendment to condition 3 and an additional condition as set out below:-

Amended Condition 3

No development shall take place until a scheme for the separate foul and surface water drainage of the site, including any necessary attenuation measures, has been submitted to, and approved in writing by, the Local Planning Authority. The approved scheme shall be implemented in full, prior to the building being brought into use and shall be maintained as such at all times thereafter for the duration of the development.

Additional Condition

The hereby approved building shall only be used for the storage of agricultural equipment and machinery, storage of produce grown on the holding and for ancillary retail sales of produce grown on the holding.

Reason

To ensure the amenity of nearby residents, and the area generally and so comply with the provisions of Policy GN3 in the adopted 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, members of the public spoke in connection with application nos: 0431/ARM and 0492/ARM.
2. Burscough Parish Clerk, Tess Reddington spoke in connection with planning application 0431/ARM relating to Yew Tree Farm, Liverpool

Road South, Burscough.

3. Councillor McKay left the Chamber during consideration of planning application 2017/0627/WL3 relating to Site of Former Westec House, Derby Street, Ormskirk and therefore took no part in the debate or decision making process on this application.
4. Councillor J. Hodson left the meeting at the conclusion of planning application 2017/0738/FUL relating to Former Farm Shop, Course Lane, Newburgh and was not present for the remainder of the meeting.
5. Councillor Mills left the meeting during consideration of application no. LCC/2017/0064 relating to Becconsall Exploration Site, Marsh Road, Banks and therefore took no part in the decision making process on this application.
6. Councillor Pendleton left the meeting at the conclusion of planning application 2017/0402/WL3 RE relating to 55A Pennington Avenue, Ormskirk and was not present for the remainder of the meeting.
7. During the discussion on planning application 2017/0492/ARM relating to Henry Alty Limited, Station Road, Hesketh Bank a motion was moved and seconded to refuse the application. At the request of a member the voting on the motion was recorded as follows:-

FOR REFUSAL: Cooper, Pendleton and Pritchard

AGAINST REFUSAL: Ashcroft, Mrs. Baybutt, Blane, Devine, Dowling, D. Evans, McKay, Mills, O'Toole, Pope, Mrs. Westley and Yates.)

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- CHAIRMAN -