

Minutes of **Planning Committee**

Meeting date **Thursday, 21 March 2024**

Members present: Councillors Caleb Tomlinson (Chair), Elaine Stringfellow (Vice-Chair), Matthew Farnworth, Mary Green, Peter Mullineaux, David Shaw, Phil Smith, Kath Unsworth, Haydn Williams and Wesley Roberts

Officers: Elizabeth Hindle (Head of Planning and Enforcement), Catherine Thomas (Planning Manager), Alex Jackson (Shared Legal Services Team Leader), Debbie Roberts (Development Planning Team Leader), Chris Sowerby (Development Planning Team Leader), Janice Crook (Senior Planning Officer), Lisa Matthewson (Senior Planning Officer) and Ben Storey (Democratic and Member Services Officer)

Other members: Councillors Connor Watson, Michael Green, Margaret Smith and attending virtually, Councillor Karen Walton

Public: 12

212 Welcome and Introduction

The Chair, Councillor Caleb Tomlinson, welcomed members of the public to the meeting, introduced the committee and explained that the meeting was being livestreamed to YouTube.

213 Apologies for Absence

Apologies for absence were received from Councillor Will Adams who was substituted by Councillor Wesley Roberts.

214 Declarations of Interest

No interests were declared.

215 Minutes of meeting Thursday, 22 February 2024 of Planning Committee

Resolved: (For 9 Abstain 1)

That the minutes of the last meeting, held on Thursday 22 February 2024, be agreed as an accurate record for signing by the Chair.

216 Appeal Decisions

No appeal decisions were reported.

To accommodate speakers registered for later items on the agenda, the Chair proposed an amendment to the order in which applications would be determined. Applications were presented in the following order:

- Memorial Hall, 94 Liverpool Old Road, Much Hoole
- Land to rear of 42-46 Station Road, New Longton
- Howick Hall Farm, Howick Cross Lane, Penwortham
- 249b Station Road, Bamber Bridge
- Unit 2, Longton Business Park, Station Road, Little Hoole

217 07/2024/00013/VAR - Howick Hall Farm, Howick Cross Lane, Penwortham

Registered speakers: the applicants agent.

Address: Howick Hall Farm,
Howick Cross Lane,
Penwortham

Applicant: Penwortham Storage Ltd

Agent: Mrs Sharon Thomas
PWA Energy Planning

Development: Variation of condition 2 of application
07/2022/00052/VAR for variation/removal of
conditions 2, 5, 12-14 of permission
07/2021/00252/FUL - development of 49.99 MW
Battery Storage Facility, with associated
infrastructure and landscaping

The officers' recommendation to approve the application, subject to the imposition of conditions outlined within the report was proposed by Councillor David Shaw and seconded by Councillor Phil Smith.

It was subsequently;

Resolved: (Unanimously)

That the variation of condition be approved, as per officer recommendation.

218 07/2024/00091/VAR - 249b Station Road, Bamber Bridge

Registered speakers: None

Address: 249b Station Road,
Bamber Bridge,
Preston PR5 6LD

Applicant: Ashvestments Ltd

Agent: Mr S Fish
Fish Associates Ltd

Development: Variation of condition 10 imposed on permission 07/2021/00205/FUL for change of use from retail (Class A1) to a bar (Sui Generis) together with alterations to front elevation (Amended Description)

The officers' recommendation to approve the application, subject to the imposition of conditions outlined within the report was proposed by Councillor Haydn Williams and seconded by Councillor Phil Smith.

It was subsequently;

Resolved: (Unanimously)

That the variation of condition be approved, as per officer recommendation.

219 07/2023/01012/FUL - Unit 2, Longton Business Park, Station Road, Little Hoole

Registered speakers: None

Address: Unit 2 Longton Business Park,
Station Road,
Little Hoole,
Preston PR4 5LE

Applicant: City of Preston Gymnastics LTD

Development: Change of use from general industrial (class B2)/storage/distribution (class B8) to gymnastics centre (class E) together with alterations to the front elevation (south eastern facing) to create a new glazed entrance and a new roller shutter opening. New fire doors are proposed in the south eastern and south western elevations.

The officers' recommendation to approve the application, subject to the imposition of conditions outlined within the report was proposed by Councillor Phil Smith and seconded by Councillor Mary Green.

It was subsequently;

Resolved: (Unanimously)

That the application be approved subject to conditions, as per officer recommendation.

220 07/2022/00948/FUL - Memorial Hall, 94 Liverpool Old Road, Much Hoole

Registered speakers: one supporter and Councillor Connor Watson

Address: Memorial Hall,
94 Liverpool Old Road,
Much Hoole,

Preston PR4 4QA

Applicant: The Trustees of Hoole Village Memorial Hall

Agent: Mrs Denise Hargreaves,
184-186 Station Road,
Bamber Bridge,
Preston PR5 6SE

Development: Erection of single storey 'pavilion' building, formation of outdoor MUGA together with associated flood lighting, fencing, and parking

The officers' recommendation to approve the application, subject to the imposition of conditions outlined within the report and a further amendment to relax restrictions on the opening hours of the facility was proposed by Councillor Phil Smith and seconded by Councillor Haydn Williams.

It was subsequently;

Resolved: (Unanimously)

That the application be approved with conditions, with an amendment to condition 9 to read as follows:

'The use of the facility hereby approved shall be restricted to the hours of 09:00 to 21:00 Monday to Friday; 09:00 to 18:00 Saturdays and 09:00 to 17:00 Sundays and Bank Holidays'

221 07/2023/00021/FUL - Land to rear of 42-46 Station Road, New Longton

Registered speakers: 2 objectors, Councillor Margaret Smith and the applicant.

Address: Land To The Rear Of No's 42- 46 Station Road
New Longton
Preston
Lancashire PR4 4ZB

Applicant: Executors Mrs Good & Mr& Mrs Parker

Agent: Mr Simon Richardson
107 Lawsons Road
Thornton-Cleveleys
Poulton le Fylde FY5 4PP

Development: Erection of 2 x Four Bedroom Detached Houses to the Rear of nos 42 to 46 Station Road, New Longton, Preston PR 4 4ZB; and the formation of an access between 42 and 44 to Station Road

An amendment to refuse the application, against the officers' recommendation, was proposed by Councillor Mary Green and seconded by Councillor Phil Smith on the

grounds that the proposed development would be overbearing and overlooking, inappropriate development affecting the street scene in a residential area and cause a detrimental impact on highway safety and contrary to Policy G17 of the South Ribble Local Plan. A vote to refuse the application was taken and subsequently lost. **(For 3 Against 7)**

The officers' recommendation to approve the application, subject to the imposition of conditions outlined within the report was proposed by Councillor Wesley Roberts and seconded by Councillor Elaine Stringfellow with the inclusion of an amendment to condition 19 that related to restrictions on deliveries during construction.

It was subsequently;

Resolved: (For 7 Against 3)

that the application be approved with conditions, with an amendment to condition 19 to read as follows:

'No deliveries of construction materials or removal of construction waste shall be undertaken outside the hours of 09:30 – 14:30 Monday to Friday. No deliveries or removal of waste shall be carried out at weekends or nationally recognised Bank Holidays.'

Chair

Date