

PLANNING COMMITTEE

MEETING, 23rd FEBRUARY, 2023

Present – Councillors Walsh (Chairman), Ayub (Vice-Chairman), Brady, Connor, Grant, Finney, Iqbal (as deputy for Councillor Peel), Mistry, Morgan, Mort, Newall, S. Patel, Priest (as deputy for Councillor D. Wilkinson), Radcliffe, Sherrington and T. Wilkinson.

Councillor Walsh in the Chair.

Apologies for absence were submitted on behalf of Councillors Peel and D. Wilkinson

27. MINUTES OF PREVIOUS MEETING

The minutes of the proceedings of the meeting of the Committee held on 2nd February, 2023 were submitted and signed as a correct record.

28. PLANNING APPLICATIONS

Under the approved delegation arrangements, the Committee considered various planning applications, as set out in the report submitted by the Director of Place for permission to undertake developments, in accordance with the Town and Country Planning Act.

The following Councillors declared interests in the undermentioned items of business:-

Member of Council	Application Number	Nature of Interest
Councillor S. Patel	14572/22	He knows the applicant. He withdrew from the meeting during the consideration and determination of the application.

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Councillor Mort	15049/22	She is a Governor at the School
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Councillor Bullock, in his capacity as Ward Councillor, attended the Committee and spoke in respect of application numbered 13127/22.

Members of the public addressed the Committee in respect of the following applications:

14930/22
14572/22
13961/22
13127/22

Resolved – That the various planning applications submitted by the Director of Place be dealt with, as follows:-

Application Number	Proposal and Location	Decision
13127/22	Erection of dormer to form loft conversion, external staircase and amendments to previously approved two storey rear extension and car parking on application 79313/08 at Masjid-E-Noor 327-329 St Helen's Road	<p>Approved, subject to conditions, and additional condition regarding the appearance of the staircase.</p> <p>Members considered that the rear dormer and external staircase would be compatible with the character and appearance of the area, compliant with Core Strategy policy CG3, but requested a condition be imposed for further details of the external staircase to be</p>

		<p>submitted and approved by the LPA prior to its installation.</p> <p>A motion to approve the application, subject to conditions and additional condition regarding appearance of staircase was moved and seconded.</p> <p>Members voting for approval of the application (16): Councillors M. Ayub, Brady, Connor, Finney, Grant, Iqbal, Mistry, Morgan, Mort, Newall, S. Patel, Priest, Radcliffe, Sherrington, Walsh and T. Wilkinson</p> <p>The motion to approve the application was carried.</p>
13961/22	Change of use from dwelling house (Class C3) to children's care home (Class C2) for up to two children with 24-hour care by not more than two carers at 3 Threxton Place, Cressingham Road	<p>Deferred for further information.</p> <p>A motion to defer the application for further information was moved and seconded.</p> <p>Members voting for deferral of the application (16):</p> <p>Councillors M. Ayub, Brady, Connor, Finney, Grant, Iqbal, Mistry, Morgan, Mort, Newall,</p>

		<p>S. Patel, Priest, Radcliffe, Sherrington, Walsh and T. Wilkinson.</p> <p>The motion to defer the application was carried.</p>
14572/22	Erection of single storey extension to sides and rear at 509 St Helens Road	<p>Refused, as recommended in the report.</p> <p>A motion to refuse application was moved and seconded.</p> <p>Members voting for refusal of the application (13):</p> <p>Councillors M. Ayub, Brady, Connor, Finney, Iqbal, Mistry, Morgan, Newall, Priest, Radcliffe, Sherrington, Walsh and T. Wilkinson.</p> <p>Members voting against refusal of the application (1):</p> <p>Councillor Grant</p> <p>The motion to refuse the application was carried.</p>
14678/22	Change of use from residential dwelling to residential children's home at 372 Chorley Old Road	<p>Refused</p> <p>Members considered they had safeguarding and corporate parenting responsibilities for the proposed children who</p>

		<p>would stay at the premises, and they could not support the use in light of objections raised by Children's Services and the use would be detrimental to highway safety.</p> <p>A motion to refuse the application was moved and seconded.</p> <p>Members voting for refusal of the application (12):</p> <p>Councillors Brady, Connor, Finney, Grant, Morgan, Mort, Newall, S. Patel, Priest, Radcliffe, Walsh and T. Wilkinson.</p> <p>Members voting against refusal of the application (4):</p> <p>Councillors M. Ayub, Iqbal, Mistry and Sherrington.</p> <p>The motion to refuse the application was carried.</p>
14930/22	Outline planning permission for the erection of a 3-storey purpose built multi-faith primary school with all matters reserved (except for means of access and scale) at	<p>Approved, subject to conditions, as recommended in the report.</p> <p>A motion to approve the application, subject to conditions, was moved and seconded.</p>

	the Jubilee Day Centre, Darley Street	<p>Members voting for approval of the application (15):</p> <p>Councillors M. Ayub, Brady, Connor, Finney, Grant, Iqbal, Mistry, Morgan, Mort, Newall, S. Patel, Priest, Radcliffe, Walsh and T. Wilkinson.</p> <p>Members voting against approval of the application (1):</p> <p>Councillor Sherrington</p> <p>The motion to approve the application was carried.</p>
15049/22	Retention of a modular classroom building at Rumworth School, Armadale Road	<p>Approved, subject to conditions, as recommended in the report.</p> <p>A motion to approve the application, subject to conditions, was moved and seconded.</p> <p>Members voting for approval of the application (16):</p> <p>Councillor M. Ayub, Brady, Connor, Finney, Grant, Iqbal, Mistry, Morgan, Mort, Newall, S. Patel, Priest, Radcliffe, Sherrington, Walsh and T.</p>

		Wilkinson The motion to approve the application was carried.
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29. PLANNING APPEAL DECISIONS

The Director of Place submitted a report which informed the Committee of the outcome of various planning appeals between 24th January and 14th February, 2023.

Resolved – That the report be noted.

30. PLANNING DECISIONS UPDATE

The Director of Place submitted a report which provided information on why the recent appeal at Grizedale Close had been dismissed and why costs were awarded against the Council.

Resolved – That the report be noted.

(The meeting started at 2.00pm and finished at 4.00pm)