

## **PLANNING COMMITTEE**

MEETING, 14<sup>th</sup> NOVEMBER, 2019

Present – Councillors Walsh (Chairman), Ayub (Vice-Chairman), Abdullah, Allen, Brady (as deputy for Councillor Wright), Bullock, Connor, Darvesh, Dean, Hayes, Peel, Radcliffe, Sherrington, Weatherby and Wilkinson

Apologies for absence were submitted on behalf of Councillors Cunliffe, Hornby, Sanders, Watters and Wright

Councillor Walsh in the Chair.

### **21. MINUTES**

The minutes of the proceedings of the meeting of the Committee held on 17<sup>th</sup> October, 2019 were submitted and signed as a correct record.

### **22. PLANNING APPLICATIONS**

Under the approved delegation arrangements, the Committee considered certain 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 members of the Committee visited the sites of applications numbered 06618/19 and 06545/19:

Councillors Abdullah, Allen, Ayub, Bullock, Connor, Radcliffe and Walsh

Councillor Brady attended the site visit to application numbered 06618/19

(Councillors Cunliffe, Hornby and Sanders submitted their apologies).

## B2

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

<b>Member of Council</b>	<b>Application Number</b>	<b>Nature of Interest</b>
Councillor Allen	06692/19	He is a governor at Ladybridge High School
Councillor Walsh	06545/19	He has spoken to both objectors and supporters about the application process but has not expressed a view

Councillor Wright , in his capacity as Ward Councillor, attended the meeting and spoke in respect of application numbered 066818/19

Members of the public addressed the Committee in relation to the following applications:

06545/19  
06618/19

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

<b>Application Number</b>	<b>Proposal and Location</b>	<b>Decision</b>
06545/19	Demolition of former public house at Brierfields, 721 Blackburn Road	<b>Approved, subject to conditions, as recommended in the report.</b>

B3

		<p>Members voting for refusal of the application (6):</p> <p>Councillors Allen, Brady, Bullock, Connor, Radcliffe and Sherrington.</p> <p>Members against refusal of the application (8):</p> <p>Councillor Abdullah, Ayub, Darvesh, Dean, Hayes, Peel, Weatherby and Wilkinson</p> <p>Member abstaining (1):</p> <p>Councillor Walsh</p>
06257/19	Erection of dwelling and stables with associated access and landscaping together with change of use of land to outdoor learning area and wildlife trust area at Higher Critchley Fold Barn, Longworth Road, Egerton	<b>Deferred for consideration at the meeting on 5<sup>th</sup> December, 2019 to enable additional information submitted to be processed.</b>
06878/19	Erection of single storey extension to form new community room with lobby and external entrance canopy at Eagley Infant School, Stoneheads Drive, Bromley	<b>Approved, subject to conditions, as recommended in the report.</b>

	Cross	<p>Members voting for approval of the application (15):</p> <p>Councillors Abdullah, Allen, Ayub, Brady, Bullock, Connor, Darvesh, Dean, Hayes, Peel, Radcliffe, Sherrington, Walsh, Weatherby and Wilkinson.</p>
06569/19	Change of use of ground floor from gym (Class D2) to café (Class C3) at Robin Hood Inn, 370-374 Halliwell Road	<p><b>Approved, subject to conditions, as recommended in the report.</b></p> <p>Members voting for approval of the application (10):</p> <p>Councillors Abdullah, Ayub, Brady, Bullock, Darvesh, Hayes, Peel, Sherrington, Weatherby and Wilkinson.</p> <p>Members voting against approval of the application (5):</p> <p>Councillors Allen, Connor, Dean, Radcliffe and</p>

		Walsh
06692/19	Erection of 8 no. temporary single module portable classrooms at Ladybridge High School, New York	<p><b>Approved, subject to conditions, as recommended in the report.</b></p> <p>Members voting for approval of the application (15):</p> <p>Councillors Abdullah, Allen, Ayub, Brady, Bullock, Connor, Darvesh, Dean, Hayes, Peel, Radcliffe, Sherrington, Walsh, Weatherby and Wilkinson.</p>
06618/19	Erection of retaining wall, re-siting of Plot 5 and approval of proposed levels in relation to planning approval reference 02573/17 on land between 46 and 62 Crown Lane, Horwich	<p><b>Refused.</b></p> <p><b>The proposed level changes required to deliver a positive drainage solution, the installation of a retaining wall and the erection of 1.8 metre high boundary treatment along the boundary with No's 18, 20, 22, 24 and 32 St Brides Close and</b></p>

		<p><b>No. 30 Pembroke Close would, by virtue of its height and siting of the fencing, be detrimental to the character and appearance of the area and in particular would impact detrimentally on the residential amenity and living conditions (including outlook) of neighbouring residents at the above listed properties. The proposal is contrary to Policies CG3, CG4 and OA1 of Bolton's Core Strategy and Supplementary Planning Document - "General Design Principles" and the weight to be attached to the benefits of draining surface and foul water from the site in the option proposed by the applicant would</b></p>
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		<p><b>not outweigh the detrimental impacts of the proposal.</b></p> <p>Members voting for refusal of the application (11):</p> <p>Councillors Allen, Brady, Bullock, Connor, Dean, Hayes, Peel, Radcliffe, Walsh, Weatherby and Wilkinson.</p> <p>Members voting against refusal of the application (4):</p> <p>Councillors Abdullah, Ayub, Darvesh and Sherrington.</p>
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### **23. PLANNING APPEAL DECISIONS**

The Director of Place submitted a report which informed the Committee of the outcome of various planning appeals between 9<sup>th</sup> October and 5<sup>th</sup> November, 2019.

Resolved – That the report be noted.

(The meeting started at 2.00pm and finished at 3.10pm)