

## HORWICH TOWN COUNCIL

Minutes of a meeting of the Planning Committee held in the Council Chamber, Public Hall, Lee Lane, Horwich on Thursday 19 December 2019 commencing at 7.30 pm.

PRESENT Councillors: S. Rock (in the Chair), I. Aldcroft, M. Baines, M. Brady  
J. Bostocksmith, K. Denton, S. Denton, D. Grant, G. Stone, P. Wright.  
Town Clerk, C. Hutchinson  
1 member of the public

CHAIR TO OUTLINE THE FIRE EVACUATION PROCEDURE:

PL 4010 Councillor Rock outlined the procedure.

TO SUBMIT APOLOGIES FOR ABSENCE AND ACCEPT THE REASONS:

PL 4011 Resolved to accept apologies from Councillors Burke, Chadwick and Coward.

TO REMIND MEMBERS TO MAKE A DECLARATION CONCERNING ANY MATTERS TO BE DISCUSSED DURING THE MEETING OF WHICH THEY HAVE AN INTEREST:

PL 4012 None.

TO APPROVE THE MINUTES OF THE MEETING OF THE PLANNING COMMITTEE HELD ON 21 NOVEMBER 2019:

PL 4013 Resolved to approve the minutes of the meeting of the Planning Committee held on 21 November 2019.

TO CONSIDER HORWICH TOWN REQUESTS AN UPDATE ON ENFORCEMENT ACTION AGAINST URBAN QUARRY ON THE FORMER LOCO WORKS SITE:

PL 4014 Members were informed by Councillor Grant that a company named Urban Quarry had not only exceeded their planning permission which expired in 2017 but also expanded their site without permission. This was confirmed by planning in September and also that enforcement action would be taken. However despite numerous requests from Councillor Grant and Councillor Wright in his capacity as a ward councillor, no response has been received from planning nor has any explanation been offered as to why the enforcement details have not been included on the planning portal. Since then building has been completed and residents have moved on to the site. It was therefore proposed that the town council request an update on enforcement action against Urban Quarry, to include a undertaking that glitches on the planning portal are resolved with an assurance that the health and safety of new residents is being protected.

In response, it was pointed out that this was not an appropriate request the town council is not the local planning authority and it would be more appropriate for the matter to be followed through by Councillor Wright as ward councillor for Horwich and Blackrod ward on behalf of the town council.

Resolved to request that Councillor Wright contact the Chief Executive on his matter on behalf of the town council and elevate if necessary and

report back to the town council in due course.

TO DISCUSS THE PLANNING APPLICATIONS FOR THE PARISH (TOWN AND COUNTRY PLANNING ACT 1990 SCHED 1, PARA 8):

PL 4015 In order to reserve the right to vote on Bolton Council's Planning Committee where the decisions about planning would be made Councillor Wright stated that he would not take part in the discussion or voting.

07326/19

3 Walker Fold, Walker Fold Road

Erection of a single storey side extension above garage together with single storey glass extension at rear.

Public Rights of Way had commented that footpath no. 038 was outside the application site and would not be affected by granting of planning permission. Greenspace had commented that this development has the potential to impact on roosting bats and that a bat survey should be undertaken at a suitable time of year and any protection and mitigation measures to be provided.

**Resolved to recommend approval with a condition that a bat survey is undertaken at a suitable time of year and any protection and mitigation measures to be provided.**

07354/19

49 Victoria Road

Amendment to previously approved application 00943/17 comprising removal of window in party wall, removal of brick pier to rear elevation, sliding door to sun room and raising roof of wood store to match existing ridge line.

There had been 1 objection on grounds of loss of winter sun to neighbour's lawn and shed, will create an eyesore.

**Resolved to recommend approval**

07355/19

Swallowfield Court

Variation of condition 10 (before the approved/permitted nursing home development is first brought into use no less than 11 car parking spaces shall be marked out and provided within the curtilage of the site, in accordance with drawing ref: PL 0002 Rev 6. Such spaces shall be made available for the parking of cars at all times the premises are in use) 11. (before the approved/permitted apartment development is first brought into use no less than 40 car parking spaces shall be marked out and provided within the curtilage of the site, in accordance with drawing ref: PL 0002 Rev 6. Such spaces shall be made available for the parking of cars at all times the premises are in use) 16. (update the drawing reference "PL 0002 Rev 3" to "PL 0002 Rev 6) on application 01729/17.

**Resolved to recommend approval.**

07363/19

1 Higher Barn

Installation of an external step lift together with associated building works.

There had been no highway objections and work to repair/re-instate the footway surface and formation from development will be done by a street works accredited contractor under an appropriate activities permit.

**Resolved to recommend approval.**

07401/19  
24 Oakfield Close  
Erection of single storey rear extension and first floor side extension.

**Resolved to recommend approval.**

07403/19  
8 Medway Drive  
Erection of a single storey extension at side.

**Resolved to recommend approval**

**07422/19**

**Unit 3, Pearlbrook Industrial Estate, Chorley New Road**

Change of use from general industry (Class B2) to day care centre for dogs (sui generis).

The premises had received temporary permission for the use class indicated until 23 August 2018 under previous application 96767/16. The highway authority have received no complaints in terms of the operation of these premises over that period of time. There were 2 parking spaces conditioned with this temporary permission which do not appear to have been included in this application, however there appears to be ample off road parking provision associated with the Pearlbrook Industrial Estate which would provide justification for this requirement not being conditioned. The local highway authority therefore cannot reasonably object to the proposed change of use indicated. A pollution control officer has visited the site and is satisfied with the arrangements to prevent odour. There is audible barking directly outside the unit however given as it is an industrial area with workshops and warehousing adjacent it is unlikely to affect any residential amenity.

Resolved to recommend approval.

0743219  
45 Wallsuches  
Erection of single storey extensions to rear of garage and dwelling.

Resolved to recommend approval with the condition that development features are to be in keeping with the conservation area.

BOLTON COUNCIL PLANNING DECISIONS IN HORWICH FOR INFORMATION ONLY:

PL 4016            Resolved to note Bolton Council planning decisions as presented on the list circulated to all Members.

CORRESPONDENCE (EMAILED TO ALL COUNCILLORS): FOR INFORMATION ONLY:

- PL 4017
- a. Bolton Council: notice of carriageway drainage work and resurfacing, Abernethy Street, Horwich commencing 4 December 2019 and 6 January 2020.
  - b. Bolton Council: notice of footway/carriageway resurfacing and drainage work, Hawksley Street, Horwich commencing 6 January 2020.
  - c. CPRE: autumn newsletter.
  - d. Email correspondence re. planning permission 19 Abraham Street, Horwich.

TO CONFIRM THE DATE FOR THE NEXT MEETING OF THE PLANNING COMMITTEE AS 23 JANUARY 2020:

- PL 4018 Resolved to confirm the date of the next meeting as 23 January 2020.

OTHER PLANNING MATTERS: FOR INFORMATION ONLY:

- PL 4019 In response to a query it was noted that the exterior cladding on the Swallowfield Court development had been replaced with rendering.

The meeting closed at 8.12 pm.

Chairperson.....

Date.....

