

MINUTES OF PLANNING COMMITTEE MEETING - TUESDAY, 3 SEPTEMBER 2019

Present:

Councillor Owen (in the Chair)

Councillors

Baker	Critchley	O'Hara	Stansfield
D Coleman	Hobson	Robertson BEM	L Williams

In Attendance:

Mrs Bernadette Jarvis, Senior Democratic Governance Adviser
Mrs Clare Lord, Legal Officer
Miss Susan Parker, Head of Development Management

1 DECLARATIONS OF INTEREST

There were no declarations of interest on this occasion.

2 MINUTES OF THE MEETING HELD ON 31 JULY 2019

The Planning Committee considered the minutes of the last meeting held on 31 July 2019.

Resolved:

That the minutes of the meeting held on 31 July 2019 be approved and signed by the Chairman as a correct record.

3 PLANNING/ENFORCEMENT APPEALS LODGED AND DETERMINED

The Planning Committee received a report on the planning appeals lodged and determined since the last meeting.

The Committee noted that three appeals had been lodged against the decision of the Council to refuse permission for the following:

- A certificate of lawfulness existing for the use of ground floor of premises as two self-contained permanent flats at 8 Yates Street, Blackpool.
- The erection of 1.83m high fencing to Warbreck Drive boundary and part of Shaftesbury Avenue boundary at 31 Shaftesbury Avenue, Blackpool.
- The erection of one dwellinghouse on the land between Longfield and No. 21 Robins Lane, Carleton.

The Committee also noted that there had be no appeals determined since the last meeting.

Resolved: To note the report.

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4 PLANNING ENFORCEMENT UPDATE REPORT

The Committee considered a report detailing the planning enforcement activity undertaken within Blackpool during July 2019.

The report stated that 50 new cases had been registered for investigation, 16 cases had been resolved by negotiation without recourse to formal action and 31 cases had been closed as there had either been no breach of planning control found, no action was appropriate or it had not been considered expedient to take action.

It was noted that no formal enforcement, Section 215 or breach of condition notices had been issued in July 2019.

The report also provided comparative information for the same period last year.

Resolved: To note the outcome of the cases set out in the report and to support the actions of the Service Manager, Public Protection Department.

5 PLANNING APPLICATIONS AND APPEALS PERFORMANCE

The Committee considered the Planning Application and Appeals Performance Report that provided an update on the Council's performance in relation to Government targets.

The report outlined the performance for August 2019 as 100% for major development decisions against a target of 60% and 90% for minor development decisions against a target of 70%. The overall performance for the period July to September 2019 was 100% for major development decisions and 93% for minor development decisions. No appeals had been determined in August 2019 or during the period July to September 2019.

Resolved: To note the report.

6 PLANNING APPLICATION 16/0267 - LAND ADJACENT TO WHALLEY FARM, WHALLEY LANE, BLACKPOOL

The Committee considered planning application 16/0267 for the use of land as a travelling showperson's site for up to five caravans (three static and two tourers), two single storey amenity buildings, parking areas and a 2 metre high boundary fence.

Miss Parker, Head of Development Management, provided the Committee with an overview of the application and presented an aerial view of the site and the site layout and location plans. She informed the Committee that the application was a retrospective application for two showpersons' plots in addition to seeking permission for a further plot. The Committee was referred to the Update Note which clarified that the land was located outside the Marton Moss Conservation Area but within the Marton Moss Strategic Site. The Update Note also proposed an amendment to condition 3 which would require that there would be no window in any static or touring caravan facing towards the properties fronting Southbank Avenue for reasons of privacy.

Miss Parker acknowledged the restrictions of Policy CS26 due to the location of the proposal on Marton Moss Strategic Site, however, considered that this was outweighed

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by Policy CS16 which required the local authority to identify sufficient land to meet the needs of travelling showpersons. It was confirmed that, if approved, the proposal would fulfil the requirement over the plan period. Miss Parker advised that the consultation period for the application expired on 6 September 2019 and therefore the recommendation was to delegate approval to grant the application to the Head of Development Management, subject to no new material objections being received.

Ms Jameson, on behalf of the applicant, spoke in support of the application and advised on her view of the improvements made by the current occupiers around the area of the site and the safety reasons that had necessitated the removal of trees. She also indicated her willingness to consider if necessary a higher boundary fence and the removal of the existing spotlights.

The Committee considered the application and noted that proposed conditions 6 and 7 that would be attached to the permission, if granted, included the requirement for a scheme to be submitted setting out soft landscaping, boundary treatments and an external lighting scheme.

Resolved: To delegate approval to grant the application subject to conditions including the amended condition 3 as outlined in the Update Note, to the Head of Development Management, subject to no new material objections being received prior to the end of the consultation period.

Background papers: Applications, plans and replies to consultations on the application.

7 DATE OF NEXT MEETING

The Committee noted the date of its next meeting as Tuesday 1 October 2019 at 6pm.

Chairman

(The meeting ended 6.20pm)

Any queries regarding these minutes, please contact:
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