

**MINUTES OF A MEETING OF THE
DEVELOPMENT MANAGEMENT COMMITTEE
HELD AT NELSON TOWN HALL
ON 21st DECEMBER, 2016**

PRESENT –

Councillor K. Hartley - (Chairman – in the Chair)

Councillors

<i>M. Arshad</i>	<i>D. Whalley</i>
<i>W. Blackburn (substitute for E. Ansar)</i>	<i>D. M. Whipp</i>
<i>J. Starkie</i>	
<i>G. Waugh</i>	

(Apologies were received from Councillors E. Ansar M. Goulthorp Y. Iqbal and N. Younis)

Officers in attendance

<i>Neil Watson</i>	<i>Planning, Building Control and Licensing Services Manager</i>
<i>Howard Culshaw</i>	<i>Head of Legal Services</i>
<i>Barbara Kay</i>	<i>Solicitor</i>
<i>Sarah Waterworth</i>	<i>Committee Administrator</i>



The following people attended the meeting and spoke on the items indicated –

<i>Alison Roland</i>	<i>16/0603/OUT Outline: Major: Demolition of</i>	<i>Minute No.19(a)</i>
<i>Mark Harrison</i>	<i>Hollin Hall Farm and erection of 12</i>	
<i>Neil Hodgson</i>	<i>dwelling (access & layout) Full: change of</i>	
	<i>use of domestic garage and annexe to two</i>	
	<i>dwelling and external alterations at Hollin</i>	
	<i>Hall Farm, 517 Gisburn Road, Blacko,</i>	
	<i>Nelson.</i>	

<i>Shelagh Thake</i>	<i>16/0617/FUL Full: demolition of ambulance</i>	<i>Minute No. 19(a)</i>
<i>Bent Fielden</i>	<i>station and erection of nine dwellinghouses,</i>	
<i>Tim Pigott</i>	<i>for semi-detached with access off Brodgen</i>	
<i>Andrew Morgan</i>	<i>View and Five detached accessed off</i>	
	<i>Brodgen Lane at Ambulance Station ,</i>	
	<i>Brodgen View, Barnoldswick.</i>	

17. DECLARATION OF INTERESTS

Members were reminded of the legal requirements concerning the declaration of interests.

18. MINUTES

RESOLVED

That the Minutes of the meeting held on 28th November, 2016 be approved as a correct record and signed by the Chairman.

**19. PLANNING APPLICATIONS
REFERRED FROM AREA COMMITTEES**

(a) 16/0603/OUT Outline: Major: Demolition of Hollin Hall Farm and erection of 12 dwellings (access & layout) Full: change of use of domestic garage and annexe to two dwellings and external alterations at Hollin Hall Farm, 517 Gisburn Road, Blacko, Nelson for Mr D Hall.

(A site visit was carried out prior to the meeting.)

At the meeting of Barrowford and Western Parishes Committee on 12th December, 2016 the decision to refuse this application was referred as a recommendation to this Committee as the decision based on development in the open countryside and education would represent a significant risk of costs to the Council.

RESOLVED

That planning permission be **refused** for the following reason:-

1. Impact on the land scape

(b) 16/0617/FUL Full: demolition of ambulance station and erection of nine dwellinghouses, for semi-detached with access off Brodgen View and Five detached accessed off Brodgen Lane at Ambulance Station, Brodgen View, Barnoldswick for Mr Graham Harker.

(A site visit was carried out prior to the meeting.)

At the meeting of West Craven Committee on 6th December, 2016 the decision to refuse this application was referred as a recommendation to this committee as the decision on highway grounds would represent significant risk of costs to the Council.

RESOLVED

That planning permission be **refused** for the following reason:-

1. Poor design and layout

CHAIRMAN_____