

**MINUTES OF A MEETING OF THE  
DEVELOPMENT MANAGEMENT COMMITTEE  
HELD AT NELSON TOWN HALL  
ON 28<sup>TH</sup> FEBRUARY, 2017**

*PRESENT –*

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

**Councillors**

*W. Blackburn (substitute for E. Ansar)  
T. Cooney  
M. Goulthorp  
J. Starkie*

*G. Waugh  
D. Whalley  
D. M. Whipp  
N. Younis*

**Also in attendance:-**

*Councillor K Shore*

*(Apologies were received from Councillors E. Ansar and Y. Iqbal)*

**Officers in attendance**

<i>Neil Watson</i>	<i>Planning, Building Control and Licensing Services Manager</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>Valerie Roberts</i>	<i>16/0737/HHO Full: erection of two storey</i>	<i>Minute No.22(b)</i>
<i>Mark Jenkins</i>	<i>side extension, single storey rear extension</i>	
<i>Eric Routledge</i>	<i>and first floor extension above porch (re-</i>	
<i>Wendy Shepherd</i>	<i>submission) t 21 Hollins Road, Nelson</i>	
<i>Susan Green</i>		

**20. DECLARATION OF INTERESTS**

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

**21. MINUTES**

**RESOLVED**

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

22.

**PLANNING APPLICATIONS  
REFERRED FROM AREA COMMITTEES**

**(a) 16/0721/ADV     Advert Consent: Erection of 2 illuminated fascia signs and 1 illuminated projecting sign (retrospective) at 68-70 Manchester Road, Nelson for Mr N Naeem.**

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

At a meeting of Nelson Committee on 6<sup>th</sup> February, 2017 the decision to approve this application was referred as a recommendation to this committee as the decision would represent a significant departure from policy.

**RESOLVED**

- (1) That planning permission be **refused** for the following reason:-
1. The signage which has been erected adversely affects the amenity of the conservation area and is not acceptable in terms of size, colour and design. The signage therefore fails accords with the saved policy 13 of the Replacement Local Plan and the Conservation Area Design and Development Supplementary Planning Document.
- (2) That the Planning, Building Control and Licensing Services Manager be granted delegated authority to take enforcement action with regards the removal of the signage.

**REASON**

***The proposed signage is not acceptable in terms of its adverse impact on the Conservation Area as a result of there size, colours and design. Appropriate enforcement action needs to be taken n order to ensure the removal of these signs.***

**(b) 16/0737/HHO     Full: Erection of two storey side extension, single storey rear extension and first flor extension above porch (re-submission) at 21 Hollins Road, Nelson for Mr A Majeed.**

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

At the meeting of Nelson Committee on 6<sup>th</sup> February, 2017 the decision to refuse this application was referred as a recommendation to this committee as the decision would represent a significant risk of costs.

**RESOLVED**

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

1. Poor design.

CHAIRMAN\_\_\_\_\_