

**MINUTES OF A MEETING OF THE
DEVELOPMENT MANAGEMENT COMMITTEE
HELD AT NELSON TOWN HALL
ON 26TH JUNE, 2017**

PRESENT –

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

Councillors

*W. Blackburn
R. E. Carroll
L. M. Crossley – substitute for M. Arshad
M. Goulthrop
Y. Iqbal
D. Lord - substitute for D. M. Whipp
J. Starkie
G. Waugh*

Also in attendance

Councillor P. McCormick

Officers in attendance

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

(Apologies were received from Councillors E. Ansar, M. Arshad and N. Younis)



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

<i>A. Kinder</i>	<i>17/0008/OUT – Outline: Major: Erection of</i>	<i>Minute No. 31(a)</i>
<i>D. Neal</i>	<i>70 dwelling houses with access off</i>	
<i>A. Neal</i>	<i>Moorside Avenue with ancillary works</i>	
<i>N. Summers</i>	<i>(Access and Layout only) at land to the</i>	
<i>Mr Heyhurst</i>	<i>East of Moorside Avenue</i>	
<i>E. Davies</i>		

29. DECLARATION OF INTERESTS

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

30. MINUTES

RESOLVED

That the Minutes of the meeting held on 24th May, 2017 be approved as a correct record and signed by the Chairman subject to apologies being recorded from Councillor M. Goulthrop.

31.

**PLANNING APPLICATIONS
REFERRED FROM AREA COMMITTEES**

- (a) **17/0008/OUT Outline: Major: Erection of 70 dwelling houses with access off Moorside Avenue with ancillary works (Access and Layout only) at land to the East of Moorside Avenue, Brierfield for Admergill Avalon**

This application had been brought before the Committee as it was a housing development of more than 60 houses.

RESOLVED

That planning permission be refused for the following reasons

1. The proposed development would result in the unacceptable loss of a prominent greenfield site on the south of Brierfield which currently makes a significant contribution to the landscape character of the area. In visual terms, there would be unacceptable impacts on views looking towards the application site and for users of the plethora of footpaths passing through the site. The proposed development would be contrary to policy ENV 1 of the adopted Core Strategy and paragraph 109 of the National Planning Policy Framework.

CHAIRMAN _____