

**MINUTES OF A MEETING OF THE
COLNE AND DISTRICT COMMITTEE
HELD AT COLNE TOWN HALL
ON 6th JULY, 2017**

PRESENT –

Councillor G. Waugh (Chairman – in the Chair)

Councillors

Co-optees

*N. Butterworth
D. Clegg
J. Cooney
M. Foxley
A. R. Greaves
D. E. Lord
J. Nixon
S. Petty
G. Roach*

A. Sutcliffe (Colne Town Council)

Officers in attendance:

<i>Peter Atkinson</i>	<i>Neighbourhood Services Manager (Area Co-ordinator)</i>
<i>Neil Watson</i>	<i>Planning, Building Control and Licensing Services Manager</i>
<i>Jane Watson</i>	<i>Head of Democratic Services</i>

(Apologies for absence were received from Councillors S. E. Cockburn-Price, N. McCollum and P. White).



36. DECLARATIONS OF INTEREST

Members were reminded of the requirements of the Member Code of Conduct concerning the declaration of interests.

Councillor G. Waugh declared a personal but non-prejudicial interest in minute number 41(a) Outstanding Enforcements as his property was included on this list.

37. PUBLIC QUESTION TIME

There were no questions from members of the public.

38. MINUTES

RESOLVED

That the Minutes of the meeting held on 15th June, 2017 be approved as a correct record and signed by the Chairman.

39. PROGRESS REPORT

A progress report on action arising from the last meeting was submitted for information.

40. PLANNING APPLICATIONS

(a) Applications to be determined

The Planning, Building Control and Licensing Services Manager submitted a report on planning applications to be determined as follows:-

17/0149/FUL Full: Retain converted storage building for use as boarding kennels for up to 5 dogs including external alterations to windows and doors and use of field for exercise area at Lower Broach Farm, Skipton Road, Colne for Mr. G. Proctor

The Planning, Building Control and Licensing Services Manager submitted an update at the meeting. Amended plans had been received which addressed the highway concerns and these were considered to be acceptable.

RESOLVED

That planning permission be **granted** subject to the following conditions and reasons:

1. The proposed development hereby permitted shall be begun before the expiration of three years from the date of this permission.

Reason: Required to be imposed by Section 91 of the Town and Country Planning Act 1990, as amended by Section 51 of the Planning and Compulsory Purchase Act 2004.

2. The development hereby permitted shall be carried out in accordance with the following approved plans: Drawing No. 01A.

Reason: For the avoidance of doubt and in the interests of proper planning.

3. Prior to the commencement of the use details of the noise insulation measures for the kennels and details of ventilation and cooling measures shall have been submitted to and have been agreed in writing by the Local Planning Authority. All agreed measures shall thereafter be carried out in accordance with the approved implementation timetable and shall be completed in full accordance with the agreed measures and timings, unless otherwise agreed in writing by the Local Planning Authority.

Reason: In order to prevent noise nuisance.

4. The number of dogs to be accommodated within the kennel building at any one time is limited to a maximum of five.

Reason: To ensure that the development is small scale and would not result in amenity issues.

5. The proposed development shall not be brought into use unless and until the car parking spaces and turning areas has been constructed, surfaced, sealed, drained and marked out in accordance with details to be submitted to and agreed in writing by the Local Planning Authority. The parking spaces and turning area shall thereafter always remain unobstructed

and available for parking and turning purposes.

Reason: In order to provide sufficient off street parking for the development in the interests of highway safety

REASON

Section 38 of the Planning and Compulsory Purchase Act 2004 requires that applications be determined in accordance with the development plan unless material considerations indicate otherwise. The proposal for use of the building for kennels for up to 5 dogs is acceptable subject to appropriate conditions.

(b) Planning Appeals

The Planning, Building Control and Licensing Services Manager reported notification of the following new appeal:

16/0824/FUL

17/0006/AP/REFUSE Appeal against refusal of planning permission for replacement of existing windows with UPVC windows (part retrospective) at Crown Hotel, Albert Road, Colne

41. ENFORCEMENT/UNAUTHORISED USES

(a) Outstanding enforcements

The Planning, Building Control and Licensing Services Manager submitted a report giving the up-to-date position on outstanding enforcement cases.

(b) Enforcement action

The Head of Legal Services submitted a report giving the up-to-date position on prosecutions.

(c) Hubbs House Farm, Colne

There was nothing further to report at this stage. The court case regarding the prosecution for unauthorised activities on the site was scheduled for the end of August, 2017.

(d) Persimmon Homes Site, Knotts Lane, Colne

Prior to the meeting Members met with representatives from Persimmon Homes to discuss concerns raised by residents regarding a number of issues which included operating outside of the agreed working hours of 8.00 a.m. to 5.00p.m. Monday to Friday and 8.00 a.m. to 12 Noon on a Saturday; noise issues and vehicles parked waiting to access the site prior to opening.

A breach of condition notice had already been issued and Members were advised that if this continued the next course of action would be to prosecute the company.

Remediation work was due to start on the site next week which would take between 16 to 18 weeks to complete and involve a huge amount of earth to be moved from the site. Concerns were expressed at the number of vehicle movements this would involve and the impact this would have

on local residents and the wider community. Persimmon Homes had indicated they would be willing to meet with residents to explain what this would entail and it was felt that this should be Councillor led and held as soon as possible.

A further update would be given at the next meeting.

42. CAPITAL PROGRAMME 2017/18

The Neighbourhood Services Manager reported that the current balance for the Committee's Capital Programme for 2017/18 was £10,734.

A full report would be submitted to the next meeting.

A late bid for £3,500 for street entertainment at this year's Blues Festival was circulated at the meeting.

RESOLVED

That £3,500 be allocated for street entertainment at this year's Blues Festival.

REASON

To enable the capital programme funding to be allocated efficiently and effectively.

43. REVIEW OF COUNCIL-OWNED CAR PARKS WITHIN COLNE

The Neighbourhood Services Manager submitted a report which reviewed the Council-owned car parks within Colne. One of the proposals was to introduce business permit parking on Dockray Street car park following receipt of a number of requests from local businesses. The car park was currently limited to two and half hours and was disc-controlled. It was also underutilised. It was suggested that 10 permits be offered initially and that this be reviewed in 12 months' time.

In November, 2016 Committee had granted BCN Private Hire use of three car parking spaces on the Cross Skelton Street Car Park. It was reported that the taxi company had yet to apply for planning permission to increase the number of vehicles they operated from their base so this resolution was still outstanding.

All other car parks in Colne would be retained in their current form as agreed by the Executive at its meeting on 25th May, 2017.

RESOLVED

- (1) That 10 business permits be introduced on the Dockray Street Car Park at a charge of £100 per annum, and that this be reviewed in 12 months' time.
- (2) That the outstanding position regarding the potential use of a number of bays on the Cross Skelton Street Car Park for taxis be noted.
- (3) That the Executive's decision to retain all other car parks in Colne in their current form be noted.

REASON

- (1) ***To provide a framework on which to decrease costs and increase income on public car parks in Colne.***
- (2) ***To ensure the continued access to public car parks for town centre shoppers, long-stay users and residents.***

44. TRAFFIC LIAISON MEETING

Minutes of a meeting of the Traffic Liaison Meeting held on 22nd June, 2017 were submitted for information.

Reference was made to the number of pot holes on roads within the area and Members were reminded to report these roads to the Neighbourhood Services Manager who was compiling a list to forward onto the County Council.

Members discussed the poor and dangerous condition of Skipton Old Road and Colne Lane in Colne. Both roads were in desperate need of repair and although the County Council were aware of this repairs had yet to be carried out.

RESOLVED

That the County Council be requested to allocate funding for major repairs to both Skipton Old Road and Colne Lane, Colne and that this work be carried out as soon as possible.

REASON

In the interests of highway safety.

45. ITEMS FOR DISCUSSION

(a) Street Naming – Land at the top of Harrison Drive, Colne

It was reported that the developer for the land at the top of Harrison Drive, Colne had suggested the following street names for consideration:

- Alkincoats View
- Alkincoats Way
- Holt House Drive
- Holt House View

During discussion an alternative street name was suggested – Champion Grove.

RESOLVED

That the development at the top of Harrison Drive, Colne be named Champion Grove.

REASON

It's the name of the former farm that used to be on this site.

46. PROBLEM BUILDINGS

The Planning, Building Control and Licensing Services Manager submitted a report on problem sites in the area.

Reference was made to the poor condition of the former Tower Ballrooms and the Sugar Hut in the town centre.

RESOLVED

That a report on the condition of the former Tower Ballroom and the Sugar Hut be submitted to the next meeting with a view to them being added to the problem sites list.

REASON

To establish the condition of both buildings and their potential future use.

47. ENVIRONMENTAL BLIGHT

The Neighbourhood Services Manager reported that there were no existing environmental blight sites in the area. Any new sites should be reported to Tricia Wilson (tricia.wilson@pendle.gov.uk) or Peter Atkinson (peter.atkinson@pendle.gov.uk).

Reference was made to the Skipton Road roundabout which had recently been subjected to fly tipping following improvements made to it via funding from the Horsfield Environmental Fund. This roundabout was in a prominent location and concerns were expressed that the County Council appeared reluctant to maintain the land within their ownership at this roundabout. There was uncertainty around ownership of the remaining land.

RESOLVED

That a report be submitted to the next meeting outlining options available to the Council with a view to it taking on the responsibility for the maintenance of the land at the Skipton Road roundabout.

REASON

To ensure the land is maintained to a high standard.

48. ENVIRONMENTAL VISUAL AUDITS IN COLNE

The Neighbourhood Services Manager submitted a report which provided an update on the outcome of the environmental visual audits which had taken place in March and June, 2017 in the Horsfield, Vivary Bridge and Waterside wards. Overall conditions were improving. It was suggested that future reports include updates on grotspots in these three wards.

49. COLNE AND DISTRICT WORKING GROUP OF THE PENDLE COMMUNITY SAFETY PARTNERSHIP

Minutes of a meeting of the Colne and District Working Group of the Pendle Community Safety Partnership held on 15th June, 2017 were submitted for information.

50. LOCAL GOVERNMENT ACT, 1972

In accordance with the provisions of Section 100 (B)(4) of the Local Government Act, 1972, as amended, the Chairman agreed that the following item should be considered as a matter of urgency, on the grounds that the deadline for any representations on the proposed closure of some Lancashire Constabulary front counters was 21st July, 2017 and the next meeting of this Committee was not until 10th August, 2017.

51. REVIEW OF LANCASHIRE CONSTABULARY'S FRONT COUNTER PROVISION

Following a review of Lancashire Constabulary's front counters provision it was proposed to reduce the number of front counters that were open to the public from 23 to 13. This affected Barnoldswick and Colne within Pendle and would come into force in 2018. The openings hours for Nelson Police Station were also to be reduced.

The Committee expressed their concern and disappointment with the proposals. It was acknowledged that over the years there had been a slow decline with the service provided by the Police but it was also acknowledged that this was as a result of funding cuts imposed on them. The reduction in front counter provision within Colne would, it was felt, greatly impact on the public. It was suggested that should the proposals go ahead an alternative would be use Colne Town Hall as a place for people to report incidents and lost property etc. Details of the cost and feasibility of such a proposal would need to be sought.

The Committee also felt it would be beneficial to discuss the proposals with Clive Grunshaw, ideally before the deadline for responses to the review which was 21st July, 2017.

RESOLVED

That a meeting be sought with Clive Grunshaw, relevant officers and Councillors to discuss the review of Lancashire Constabulary's front counter provision in more detail.

Chairman _____