



REPORT OF: THE PLANNING, BUILDING CONTROL AND LICENSING SERVICES MANAGER
TO: COLNE AND DISTRICT COMMITTEE
COMMITTEE DATE: 5th October, 2017

OUTSTANDING ENFORCEMENTS

File Ref	Received	Details	Location	Position	Officer
PLE/16/0172	12.09.2016	Caravans	Agricultural Buildings South Of Broken Banks Carry Lane Colne Lancashire	NW met the owner on site. One caravan is to be sold. One is going to another site. A planning application will be submitted for the unauthorised mobile home.	Neil Watson
PLE/16/0218	10.11.2016	Conditions of the land	Land Off Laithe Street Colne Lancashire	Contact with the owners resulted in another planning application being submitted which was granted pp.	Neil Watson
PLE/17/0150	09.02.2017	Alleged unauthorised use of land as domestic waste tip.	Hubbs House Farm Southfield Lane Southfield Colne Lancashire BB8 8HN	This is dealt with elsewhere on the agenda.	Neil Watson

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PLE/17/0152	10.02.2017	Replacement windows in a conservation area	Crown Hotel Albert Road Colne Lancashire BB8 0QD	Meeting with the owner. Agreed that we would serve the enforcement notice and they will appeal our decision to refuse pp. In order not to place too much of a financial burden on the owner a 3 year compliance time would be given. Discussed replacing other windows and the top floor side window and advice given that in officers view a replacement with modern, but appropriate, materials would be supported. Await appeal decision and then determine what course of action to take.	Neil Watson
PLE/17/0268	15.03.2017	Alleged unauthorised erection of outbuildings.	Craigmore Keighley Road Colne Lancashire BB8 7HF	Unable to access site attempt being made to contact owner 110917 Message left on answer machine requesting call back. No response. 200917 KS	Mr Keith Stephenson
PLE/17/0337	30.03.2017	Creation of a new access onto a classified road and creation of a track at Piked Edge Farm, Skipton Old Road, Colne	Piked Edge Farm Skipton Old Road Colne Lancashire BB8 7EP	Site visited and photographs taken. A new access was created in 2015 to accomodate one way system for Reach festival under supervision of LCC highways. Owner of Land spoken to by Planning Manager and owner states that a Planning application will be submitted. Awaiting application. 260717 Revisit site measurement and further photos obtained 030817 Initial letter requiring application within 28days 110917 Above letter returned "please note this property is now in repossession of Barclays Bank" 200917 Letter to Barclays Bank requesting information.	Mr Keith Stephenson

File Ref	Received	Details	Location	Position	Officer
PLE/17/0383	18.04.2017	Alleged unauthorised use as a cafe	27 Skipton Road Colne Lancashire BB8 0NQ	310717 1250 attend property which is an established cafe closed Monday and Tuesday enqs to continue. KS 090817 Research shows the property has been used for retail in past no evidence of A3 use. Letter to operator. 28 days to cease cafe operations or to submit change of use application. Can still operate as A1. 220917 Application submitted and being processed. PLE/17/0491STC refers	Mr Keith Stephenson
PLE/17/0550	02.06.2017	Alleged unauthorised enclosure of land with fencing and change of use to domestic curtilage.	1 Carr Road Colne Lancashire BB8 9LL	Site visit made, June 16th 2017 – Fences have been erected around the site, 1.8m in height – Land recently purchased by the owner of 1 Carr Road – Potential change of use issues also – Letter sent to the householder asking them to get in touch about the issue, June 16th 2017 – No response as of yet. Reminder letter to be sent regarding the need to submit a Change of Use Application - 22/09/2017	Mr Christian Barton
PLE/17/0779	03.08.2017	Allege unauthorised, or inappropriate, new signage outside shop premises	121 Albert Road Colne Lancashire BB8 0BT	Photographs taken of shop frontage owner of premises spoken with this is a new Londis Convenience store franchise New illuminated signage awaited	Mr Keith Stephenson
PLE/17/0836	21.08.2017	Construction of motor repair garage	Land To The South Of 117 Greenfield Road Colne Lancashire	180917 Owners informed Planning Permission required. Owner submitting application	Mr Keith Stephenson

File Ref	Received	Details	Location	Position	Officer
PLE/17/0852	23.08.2017	Unauthorised development	82 Albert Road Colne Lancashire BB8 0AG	Site visited by NW when unauthorised work was ongoing to put a temporary staircase in to deal with access to a HMO at first floor. NW advised that for a short term temporary basis no formal action would be taken, although the temporary structure was unacceptable. NW advised the owner that a wooden staircase would not be private. Site visited on 23/8/17. Wooden staircase had been erected externally. The staircase is not an appropriate design solution for the building or the conservation area. The developer has spoken to NW to try and agree a period of abeyance for enforcement. However the issue is that they wish to keep the current staircase which is not acceptable. Planning application has been received for the development.	Neil Watson
PLE/17/0853	23.08.2017	Unauthorised new doorway in a conservation area	103-105 Albert Road Colne Lancashire BB8 0BS	Unlawful doorway opened. Developer has been asked to regularise it by making a planning application.	Neil Watson
PLE/17/0898	06.09.2017	collapsed stone wall	Land To The North Of Rosley Street Rosley Street Winewall Lancashire	Owners given 28 days in which to restore wall as the condition affects the amenity of the area. Completion by 091017	Mr Keith Stephenson

Report Author: Neil Watson
Planning, Building Control and Licensing Services Manager

Town Hall, Market Street, Nelson

Date: 25th September 2017