



REPORT OF: THE PLANNING, BUILDING CONTROL AND LICENSING SERVICES MANAGER
TO: WEST CRAVEN AREA COMMITTEE
COMMITTEE DATE: 6th MARCH, 2018

OUTSTANDING ENFORCEMENTS

File Ref	Received	Details	Location	Position	Officer
PLE/16/0035	25.04.2016	Alleged untidy land.	Glen Cottage Rainhall Crescent Barnoldswick Lancashire BB18 6BS	NW spoke to the person who is deemed to own it but the matter is in probate. The situation is that the owner wishes to invest in the property but the ownership is being contested. NW spoke to the solicitors dealing with the probate on 7/2/17. Letter sent 14/7/17 asking for information on progress. Head of legal services has asked probate solicitor for progress	Neil Watson
PLE/17/0057	16.01.2017	Rubble piled off private track. onto agricultural land.	Land To The North East Of Bashfield Farm Kelbrook Road Salterforth Lancashire	14.11.17 Letter to owner requiring clearance of land within 56 days (10.01.18) 29.01.18 Extensive clearance works and land rectification undertaken as outlined. Materials in field for construction purposes on the site and have been re-sited and stored neatly. Some areas delayed due to wetness of land. Final site visit to be undertaken February.	Mr Keith Stephenson

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PLE/17/0270	16.03.2017	Conditon of building.	75 Rainhall Road Barnoldswick Lancashire BB18 6AA	Some remedial work has been undertaken. Commitment by the owner to carry out renovation work on a wider scale starting in may. Site still untidy. Legal services have been instructed to serve a S215. Letter form legal to owners warning them of the action. EH pursuing further vermin control. Letter to owner informing him that a CPN will now be pursued. Site has had work carried out to tidy the exterior. EH asked whether the vermin problem has abated.	Neil Watson
PLE/17/0947	15.09.2017	Alleged unauthorised erection of a porch	3 Taylor Street Barnoldswick Lancashire BB18 5HS	Application 17/0587/HHO refused 04.12.17. Letter to owner remove porch by 1 February 2018. Revised application received. 220218 Awaiting decision.	Mr Keith Stephenson
PLE/17/1173	31.10.2017	Unauthorised tree works	8 Birch Hall Lane Earby Barnoldswick Lancashire BB18 6JX	30.11.17 Contact made with Company - agree to requirements of replanting of three substantial trees on the site to be submitted and conditioned on plans to be approved on 05.12.17. 06.12.17 Amended plans arrived at Planning Office after Committee Approval. Tree replacement order now to be drawn up to ensure tree planting.	Mr Keith Stephenson
PLE/17/1244	20.11.2017	Fence to side extending garden onto public footpath	54 Aspen Grove Earby Barnoldswick Lancashire BB18 6LS	1450. Photographs and measurements obtained. Indications that large section of public land adjacent to the garden has been enclosed by new fence 1.1m in height alongside but not obstructing public footpath. 20.02.18 Enquires continue.	Mr Keith Stephenson

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PLE/17/1329	05.12.2017	Alleged untidy land.	Land Adjacent Number 4 Applegarth Barnoldswick Lancashire	<p>Site visited 13.12.17 Untidy land due to building materials and other detritus on either side of lane. Only harmful to amenity if the lane is public access.</p> <p>29.01.18 Check of Definitive Map on Mario re public footpaths. The lane is not marked as public footpath and leads to private house therefore no public amenity harm. Now consider change of use of land to storage of building materials and vehicle Land Search required to progress. Submitted 29.1.18 20.02.18 Ownership of land established enquires continue.</p>	Mr Keith Stephenson
PLE/17/1360	12.12.2017	Alleged breach of Condition 10 of Planning Permission 13/13/0244P - Failure to submit landscaping scheme.	Land To The West Of The Junction With Rostle Top Road Colne Road Earby Lancashire	30.01.2018 Site Visit undertaken. Agent and owner notified by letter of breach of conditions and advised retrospective planning application should be submitted to regularise the development. Planning application requested to be submitted by 01.04.2018.	Charlotte Pinch
PLE/18/0132	05.02.2018	Suggestion of garage conversion to habitable room, plus erection of fencing on Council land at side of property	28 Rainhall Crescent Barnoldswick Lancashire BB18 6BS	21.02.18 Initial enqs and land searches. land alongside property not Council owned. site visit outstanding.	Mr Keith Stephenson
PLE/18/0156	09.02.2018	Fail to complete access prior to commencement Condition 7	Development Land Off Long Ing Lane Barnoldswick Lancashire	09.02.18 At this time the access road was the only development taking place as until this had been completed other works could not continue. No other development to take place until access completed estimated time scale 3 weeks. Site to be monitored when in area.	Mr Keith Stephenson

File Ref	Received	Details	Location	Position	Officer
PLE/18/0157	12.02.2018	Alleged unauthorised extension to the rear of the property.	14 Rainhall Crescent Barnoldswick Lancashire BB18 6BS	22.02.18 site visit reveals unauthorised timber extension to rear of property.	Mr Keith Stephenson

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

Town Hall, Market Street, Nelson

Date: 23rd February 2018