

Members confirmed that the business was currently cut-off from public view due to the hoardings. It was stated that the shop was also behind a large bin which blocked the view of his door and window and had become an area for drug use and other anti-social behaviour.

The Planning, Economic Development and Regulatory Services Manager agreed to seek clarification from PEARL, the developer, on the timescale for the project and discuss options for alternative signage.

148. MINUTES

RESOLVED

That the Minutes of the meeting held on 9th January, 2020 be approved as a correct record and signed by the Chairman.

149. PROGRESS REPORT

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

150. POLICE ISSUES

No police issues were raised.

151. PLANNING APPLICATIONS

(a) Applications to be determined

The Planning, Economic Development and Regulatory Services Manager submitted a report of the following planning applications to be determined -

19/0834/FUL Full: Major: Erection of 25 dwelling houses, changes to estate layout, proposed area of open space, surface water drainage system and stream diversion and changes to previously approved turning area and landscaping detail adjacent to site entrance (Amended scheme) at land to the north of The Meadows, Colne for Beck Developments

The Planning, Economic Development and Regulatory Services Manager submitted an update which provided recommendations on a health authority and Lancashire County Council (LCC) contribution request. A revised landscaping scheme and drainage strategy was also required. In addition it was proposed that the highway layout be amended.

RESOLVED

That the Planning, Economic Development and Regulatory Services Manager be delegated authority to **grant consent** subject to a satisfactory drainage scheme; comments and proposed conditions and amendments to the highway layout and appropriate landscaping; and subject to appropriate conditions.

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 proposed housing development would accord with Local Planning Policy and would be compliant with the guidance set out in the Framework, subject to compliance with planning conditions. The development therefore complies with the development plan. There is a positive presumption in favour of approving the development and there are no material reasons to object to the application.

19/0862/ADV Advertisement Consent: Display of 1 x freestanding non-illuminated advertisement at Colne Cricket Club, Byron Road, Colne for Mr R McDermott

RESOLVED

That planning permission be **granted** subject to the following conditions –

1. The development hereby permitted shall be carried out in accordance with the following approved plans:

PL/01 1:1250, PL01 1:500,

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

2. No advertisement is to be displayed without the permission of the owner of the site or any other person with an interest in the land entitled to grant permission.

Reason: Condition imposed by the Regulations.

3. No advertisement shall be sited or displayed so as to -
 - a) endanger persons using any highway, railway, waterway, dock, harbour or aerodrome (civil or military);
 - b) obscure, or hinder the ready interpretation of, any traffic sign, railway signal or aid to navigation by water or air; or
 - c) hinder the operation of any device used for the purpose of security or surveillance or for measuring the speed of any vehicle.

Reason: Condition imposed by the Regulations.

4. Any advertisement displayed, and any site used for the display of advertisements, shall be maintained in a condition that does not impair the visual amenity of the site.

Reason: Condition imposed by the Regulations.

5. Any structure or hoarding erected or used principally for the purpose of displaying advertisements shall be maintained in a condition that does not endanger the public.

Reason: Condition imposed by the Regulations.

6. Where an advertisement is required under these Regulations to be removed, the site shall be left in condition that does not endanger the public or impair visual amenity.

Reason: Condition imposed by the Regulations.

REASON

The signage scheme is acceptable and would not adversely impact on amenity or highway safety.

(b) Appeals

The Planning, Economic Development and Regulatory Services Manager submitted a report which advised the Committee of three outstanding appeals and one new appeal.

152. ENFORCEMENT/UNAUTHORISED USES

(a) Enforcement action

The Head of Legal Services submitted a report, for information, which gave the up-to-date position on prosecutions.

(b) Hubbs House Farm, Colne

The Planning, Economic Development and Regulatory Services Manager reported on a multi-agency meeting that had been held on 29th January, 2020 to discuss the ongoing issues at Hubbs House Farm, Colne.

Reference was also made to a recent press article in which the discovery of a cannabis farm at the property was reported.

(c) Persimmon Homes Site, Knotts Drive, Colne

No further issues were reported with regard to the Persimmon Homes Site, Knotts Drive, Colne.

(d) Development at land to the east of Windermere Avenue, Colne (The Rough)

Members reported that there continued to be a number of issues relating to the development at land to the east of Windermere Avenue, Colne.

The main areas of concern involved highway issues including mud on the roads/pavements; damage to pavements; and the road sinking at Skipton Old Road and Cottontree. It was thought that the sinking road may be as a result of the culvert being overworked due to silt etc.

Members felt that the developer had not responded adequately to complaints. They made reference to the Considerate Constructors Scheme and suggested that the developer be asked to consider working along those lines. The Committee also asked that the issues be raised with LCC.

The Planning, Economic Development and Regulatory Services Manager agreed to contact the developer and LCC to discuss the issues raised.

153. CAPITAL PROGRAMME 2019/20

The Housing, Health and Engineering Services Manager submitted a report which advised Members on the Committee's 2019/20 budget.

154. AREA COMMITTEE STRUCTURE

The Governance Working Group asked Members to consider the future structure of area committees following the recently completed ward review. Reducing the number of Councillors from 49 to 33 meant that it was no longer feasible to have five area committees and Members were asked to consider whether they preferred to have four or three area committees in their place.

A third option, to disband area committees and deal with topics centrally, was also proposed.

RESOLVED

That Council be recommended to agree to have four area committees.

REASON

The creation of a Colne, Barrowford and Pendleside Committee would cover too large an area.

155. VACANT HOUSES

The Housing, Health and Engineering Services Manager submitted a report which informed the Committee on the position regarding the management of vacant houses in Colne and District.

156. COLNE AND DISTRICT WORKING GROUP OF THE COLNE COMMUNITY SAFETY PARTNERSHIP

Minutes of a meeting of the Colne and District Working Group of the Colne Community Safety Partnership held on 9th January, 2020 were submitted for information.

157. OUTSTANDING ITEMS

The following item had been requested by the Committee. A report would be submitted to a future meeting.

- (a) Land off Laithe Street, Colne (07.03.19)

158. EXCLUSION OF THE PUBLIC AND PRESS

RESOLVED

That in pursuance of the power contained in Section 100(A)(4) of the Local Government Act, 1972 as amended, the public and press be excluded from the meeting during the next items of business when it is likely, in view of the nature of the proceedings or the business to be transacted, that there will be disclosure of exempt information which is likely to reveal the identity of an individual.

159. OUTSTANDING ENFORCEMENTS

The Planning, Economic Development and Regulatory Services Manager submitted a report, for information, which gave the up-to-date position on outstanding enforcement cases.

A discussion was held in relation to a number of specific cases detailed in the report.

160.

ENVIRONMENTAL CRIME

The Environmental Services Manager submitted a report which informed Members of the environmental crime action for 1st October to 31st December, 2019 in the Colne and District area along with annual totals for 2019/20.

CHAIRMAN _____