

**MINUTES OF A MEETING OF THE  
COLNE AND DISTRICT COMMITTEE  
HELD AT THE MUNI THEATRE, COLNE  
ON 8<sup>TH</sup> JULY, 2021**

*PRESENT –*

*His Worship the Mayor Councillor Neil Butterworth  
Councillor D. Cockburn-Price – Chairman (in the Chair)*

**Councillors**

D. Albin  
S. Cockburn-Price  
D. Harrison  
D. E. Lord  
K. McGladdery  
A. Sutcliffe

**Co-optees**

T. Clark  
J. Knowles  
M. Thomas  
A. Mann

**Officers in attendance**

Neil Watson                  *Planning, Economic Development and Regulatory Services Manager (Area  
Coordinator)*  
Lynne Rowland              *Committee Administrator*

*(Apologies for absence were received from Councillor D. Lockwood and A. McGladdery (Colne  
BID).)*



**22.    DECLARATION OF INTERESTS**

Members were reminded of the requirements of the Member Code of Conduct concerning the declaration of interests. The following person declared a pecuniary interest in the item indicated –

Councillor D. Harrison	Outstanding Enforcements	Minute No.37
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**23.    PUBLIC QUESTION TIME**

There were no questions from members of the public.

**24.    MINUTES**

**RESOLVED**

That the Minutes of the meeting held on 10<sup>th</sup> June, 2021 be approved as a correct record and signed by the Chairman.

**25.    PROGRESS REPORT**

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

Councillor S. Cockburn-Price reported that Trawden Forest Parish Council had considered this Committee’s request for a contribution towards the Wycoller Beck Footpath Stabilisation Project.

However, the Parish Council had felt that there was an alternative, cheaper solution to the one proposed which they were currently exploring. It was noted that the Parish Council had not yet discussed this with the Council's Countryside Access Officer, but planned to do so shortly.

## 26. COMMUNITY SAFETY ISSUES AND POLICE MATTERS

The crime figures for June 2021 compared to the same period last year had been circulated prior to the meeting. The figures were broken down as follows –

	2020	2021
Burglary – Residential	7	1
Burglary – Commercial	3	0
Vehicle Crime	16	13
Hate Crime	2	3
Assaults	40	38
Theft	26	18
Criminal Damage	12	19
All Crime	226	150
Anti-Social Behaviour	120	107

## 27. 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 -

**20/0758/FUL Full: Major: Demolition of existing disused B2/B8 units and erection of 13 No. 3 and 4 bedroomed dwellings, new access road and associated landscaping works at Weston Electric Units Ltd, Station Road, Foulridge, Colne for Sutton Family Trust**

The Planning, Economic Development and Regulatory Services Manager advised that there were still some outstanding issues that needed to be addressed. These included satisfactory drainage information, amended highway plans and an enhanced landscaping scheme. The agent had indicated that this would be provided shortly.

### RESOLVED

That consideration of this application be **deferred** to a future meeting of this Committee.

### REASON

*To allow for receipt of the outstanding information.*

**21/0087/FUL Full: Major: Re-development of the site comprising the erection of roadside services including a petrol filling station with ancillary convenience floorspace and drive-thru coffee unit and erection of two industrial units (Use Class B2/B8) with associated infrastructure, access, car parking and**

**landscaping at land adjacent Whitewalls Drive Colne for Monte Blackburn Limited**

The Planning, Economic Development and Regulatory Services Manager reported that this application had been withdrawn prior to the meeting.

**21/0241/OTD Prior Approval Notification (Office Use Class B1(a)) to dwellinghouse (Use Class C3): Change of use of offices into 11 flats (upper half) at Colne Commercial Centre, Exchange Street, Colne for Perfect Pink Eye Ltd**

**RESOLVED**

That approval be **granted** subject to the following conditions –

1. The development hereby permitted shall be carried out in accordance with the following approved plans: E001 Date 16.07.2019.

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

2. Foul and surface water shall be drained on separate systems. Surface water shall be drained in accordance with the hierarchy of drainage options in national planning practice guidance. In the event of surface water discharging to public sewer, the rate of discharge shall be restricted to the lowest possible rate which shall be agreed with the statutory undertaker prior to connection to the public sewer.

**Reason:** To secure proper drainage and to manage the risk of flooding and pollution.

3. Prior to the proposed development being first brought into use, a scheme for cycle storage facilities of not less than 3 cycle bays must be submitted to and approved in writing by the Local Planning Authority and implemented in accordance with the approved details.

**Reason:** In order to ensure that the development has the provision of sustainable infrastructure.

**REASON**

***Based on the information provided, the development subject to this prior notification submission would meet the criteria detailed within Class O of the GPDO and is acceptable with regard to highways, noise, contamination, flood risk. Therefore, prior approval is not required.***

**21/0272/CND Approval of Details Reserved by Condition: Discharge of Condition 4 (Carry Lane boundary treatment) of Planning Permission 16/0139/FUL at land at Peter Birtwistle Close and Carry Lane, Colne for Barnfield Construction Ltd**

**RESOLVED**

- (1) That the application for the discharge of Condition 4 (Carry Lane boundary treatment) of Planning Permission 16/0139/FUL be **refused**.

- (2) That the Planning, Economic Development and Regulatory Services Manager be asked to remind the developer of the requirement to implement the scheme approved under 14.149 409C.

**21/0358/REM Reserved Matters: Erection of 4 detached dwellings and associated roads, infrastructure and detached garages (appearance, landscaping, layout and scale) of Outline Planning Permission 18/0199/OUT (resubmission) at land to the north west of Laneshaw Bridge Methodist Church, Keighley Road, Laneshaw Bridge for John Kay**

The Planning, Economic Development and Regulatory Services Manager reported receipt of amended plans relating to the proposed landscaping. These needed to be assessed, therefore the recommendation was to delegate grant consent once an acceptable scheme had been submitted. Additional conditions were also suggested in order to protect the amenity of the adjacent properties.

**RESOLVED**

That the Planning, Economic Development and Regulatory Services Manager be delegated authority to **grant consent** once an acceptable landscaping scheme has been submitted 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 development accords with the Local Plan and National Planning Policy Framework in terms of impact on amenity, design, layout and materials and landscaping/tree protection subject to appropriate conditions and amendments to the proposed landscaping. 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***

**(b) Planning appeals**

The Planning, Economic Development and Regulatory Services Manager submitted a report on planning appeals.

**28. ENFORCEMENT/UNAUTHORISED USES**

**Enforcement action**

The Head of Legal Services submitted a report which gave the up-to-date position on prosecutions. A verbal update was provided by the Planning, Economic Development and Regulatory Services Manager.

**29. CAPITAL PROGRAMME 2021/22**

The Housing, Health and Engineering Services Manager reported that the current balance for the Committee's capital programme for 2021/22 was £7,380.29.

**30. TRAFFIC LIAISON MEETING**

The minutes of the Traffic Liaison meeting held on 19<sup>th</sup> May, 2021 were submitted for information.

**31. RE-OPENING OF COLNE TOWN CENTRE**

The Planning, Economic Development and Regulatory Services Manager submitted a report which provided an update on spend for the re-opening of Colne high street through the Re-opening the High Streets Safely Fund (RHSSF).

The report also provided information on the Welcome Back Fund (WBF) through which the Council had been allocated a further £81,195 for 2021/22. The WBF was a continuation of RHSFF, but the terms by which money could be spent had been widened. Further details were provided as an appendix to the report. The allocation for Colne was £20,299 and had to be spent and evidenced by the end of March 2022.

The Committee was asked to consider how the funding should be spent.

It was noted that the lampposts and benches on Hartley Square needed repainting and it was suggested that this be one area of spend. Councillor S. Cockburn-Price advised that the Facilities Manager of Hartley Square may be able to assist with that.

Information was also provided on work being carried out by Colne BID. This included the creation of a Christmas shopping guide, which would be delivered far and wide to encourage people to buy their entire Christmas in Colne, and the development of a competition. A soap box derby was also being considered.

**RESOLVED**

- (1) That Councillors S. Cockburn-Price and A. Sutcliffe and A. McGladdery (Colne BID) be asked to develop a list of potential areas of spend from the Committee's Welcome Back Fund allocation and report back, with costings, to a future meeting of this Committee.
- (2) That the Facilities Manager of Hartley Square, Colne be asked to arrange for the repainting of the lampposts and benches on the Square.

**REASON**

***To allow for a co-ordinated spending plan to be put in place and help provide a safe environment for shoppers and traders in Colne.***

**32. COLNE YOUTH ACTION GROUP**

Councillor S. Cockburn-Price provided an update on the work and activities of the Colne Youth Action Group (CYAG). She advised that cycling at Park High School, Colne had now finished, with the next course expected to be in Laneshaw Bridge. There had been a poor turnout to the pizza making course that had taken place in Laneshaw Bridge, but the football at Fisher More High School had been successful. Going forward they hoped to get some paid youth worker support.

Councillor D. Cockburn-Price provided an update on progress with the 'Views' software and database.

**33. ITEMS FOR DISCUSSION**

**(a) Problems in the Knotts Lane area linked to the housing development**

This item was placed on the agenda at the request of a Councillor, who reported that the problems had now been sorted.

**(b) Knotts Drive, Colne – condition of the highway**

This item was placed on the agenda at the request of a Councillor, who reported that work had now been carried out to improve the condition of the highway.

**(c) Rear of Duke Street, Colne – damage to stone setts**

The Committee was shown a number of photographs of damage to the stone setts at the rear of Duke Street, Colne. It was thought that the damage had been caused by the refuse wagon.

Although the matter had been reported to Lancashire County Council, it was noted that this was unadopted highway and therefore the responsibility of the owner.

**RESOLVED**

That officers of the Council be asked to investigate the cause of the damage to the stone setts, establish ownership of the land, and report back to the next meeting of this Committee.

**REASON**

*In the interests of highway safety.*

**34. COLNE AND DISTRICT WORKING GROUP OF THE COLNE COMMUNITY SAFETY PARTNERSHIP**

Draft minutes of a meeting of the Colne and District Working Group of the Colne Community Safety Partnership held on 9<sup>th</sup> June, 2021 were submitted for information.

**35. MASTERPLAN FOR COLNE**

The Housing, Health and Engineering Services Manager reported that funding had been secured through the One Public Estate (OPE) 8 Programme to develop masterplans for Colne town centre, Barnoldswick and Earby.

At its meeting on 24<sup>th</sup> June, 2021, the Policy and Resources Committee agreed that the development of the masterplans be overseen by two separate steering groups. This Committee was asked to appoint three members to sit on the steering group to oversee the Colne masterplanning process.

**RESOLVED**

That Councillors S. Cockburn-Price, A. Sutcliffe and K. McGladdery be appointed to sit on the steering group to oversee the Colne masterplanning process.

**REASON**

***To provide local knowledge during the masterplanning process.***

**36. EXCLUSION OF 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.

**37. OUTSTANDING ENFORCEMENTS**

*(Councillor D. Harrison declared a pecuniary interest with regard to file reference PLE/20/0094.)*

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

He answered a number of specific questions in relation to the report.

**RESOLVED**

That the Planning, Economic Development and Regulatory Services Manager be authorised to proceed with enforcement action with regard to file reference PLE/20/0149.

**REASON**

***To seek to remedy the problem.***

**38. PROBLEM SITES**

The Planning, Economic Development and Regulatory Services Manager submitted a report on problem sites in the Colne and District area.

Concern was expressed over the condition of the building referenced GEN/PB/13/0248 (AC).

Reference was also made to a proposal for a small licensed caravan site in the area. Although the development would be allowed under Permitted Development Rights, it was reported that local residents had raised concerns. These were echoed by some members of the Committee.

**RESOLVED**

- (1) That the Planning, Economic Development and Regulatory Services Manager be requested to arrange an inspection of the property referenced GEN/PB/13/0248 (AC).
- (2) That the site listed as No.7 in the report be removed from the list of problem sites.
- (3) That the Planning, Economic Development and Regulatory Services Manager be asked to respond to the online consultation regarding the proposed caravan site, advising them of the local concern over the plans.

**REASON**

- (1) *To establish the condition of the property.***
- (2) *The site is no longer deemed to be a problem.***
- (3) *To make the licensing authority aware of the concern.***

CHAIRMAN \_\_\_\_\_