

**MINUTES OF A MEETING OF
WEST CRAVEN COMMITTEE
HELD AT THE RAINHALL CENTRE, BARNOLDSWICK
ON 2ND SEPTEMBER 2025**

PRESENT –

Councillor D. M. Whipp (Chair)

Councillors

*C. Church
D. Hartley
S. Land
M. Strickland
L. Whipp*

Co-optees

*J. Spencer, Barnoldswick Town Council
C. Pollard, Salterforth Parish Council*

Officers

*D. Walker Assistant Director Operational Services and Area Co-ordinator
N. Watson Assistant Director Planning, Building Control and Regulatory Services
J. Eccles Committee Administrator*

(Apologies were given by H. Wright of Kelbrook and Sough Parish Council.)



The following person attended and spoke on the item indicated -

<i>Mr Lloyd</i>	<i>25/0491/PNT - Prior Approval Notification (Telecoms): Installation of a 20m high lattice tower supporting 3no. antennas with 2no. 600mm transmission dishes, 2no. ground-based equipment cabinets and ancillary equipment including 10x10m compound with 1.8m palisade fence and 3m wide double access gates at site of proposed telecommunication mast, Greenberfield Lane, Barnoldswick</i>	<i>Minute 64(a)</i>
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60. DECLARATIONS OF INTEREST

Members were reminded of the legal requirements concerning declarations of interests.

Members' attention was also drawn to the requirements of the Council's Code of Conduct relating to the disclosure of Other Registrable Interests and Non-Registrable Interests.

The following persons declared an Other Registrable Interest in the item indicated, as they were all Members of Barnoldswick Town Council, which owned the land at Greenberfield Lane –

Councillor C. Church Councillor M. Strickland Councillor L. Whipp Councillor D. Whipp J. Spencer	25/0491/PNT - Prior Approval Notification (Telecoms): Installation of a 20m high lattice tower supporting 3no. antennas with 2no. 600mm transmission dishes, 2no. ground-based equipment cabinets and ancillary	Minute 64(a)
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	equipment including 10x10m compound with 1.8m palisade fence and 3m wide double access gates at site of proposed telecommunication mast, Greenberfield Lane, Barnoldswick	
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The above Councillors had each been granted a one-off dispensation by the Council's Monitoring Officer to speak and vote on this item as without this dispensation the number of persons prohibited from participating in the item would impede the transaction of business. J. Spencer declared the interest, spoke on the item and then withdrew from the meeting.

The following person declared an Other Registrable Interest in the items indicated below, as a Lancashire County Councillor

Councillor D. Whipp	Environmental Blight	Minute No.67
Councillor D. Whipp	Items of Business	Minute No. 69 (b) (f) and (j)

61. PUBLIC QUESTION TIME

There were no questions from members of the public.

62. MINUTES

RESOLVED

That the Minutes of the meeting held on 5th August 2025, be approved as a correct record.

63. POLICE AND COMMUNITY SAFETY ISSUES

The crime statistics for August were not yet available and Members were disappointed that there was no Police representative available for the meeting.

RESOLVED

- (1) That the Ribble Valley Rural Task Force be thanked for arranging the diversionary activities in Victory Park through the Summer Holidays, which had been a great success.
- (2) That Chief Inspector R. Ogdin be informed that Members appreciated Police attendance whenever possible at the monthly area committee meetings and that the new Neighbourhood Police Sergeant be asked to attend the next meeting.

64. PLANNING APPLICATIONS

(a) Planning Applications for determination

The Assistant Director Planning, Building Control and Regulatory Services submitted a report on the following planning application for determination –

25/0491/PNT ***Prior Approval Notification (Telecoms): Installation of a 20m high lattice tower supporting 3no. antennas with 2no. 600mm transmission dishes, 2no. ground-based equipment cabinets and ancillary equipment including 10x10m compound with 1.8m palisade fence and 3m wide double access gates at site of proposed telecommunication mast, Greenberfield Lane, Barnoldswick***

An update was circulated prior to the meeting reporting additional public comments objecting to the application on the grounds of potential for noise pollution, and comments from the Council's conservation consultants, which Members noted.

RESOLVED

That authority be delegated to the Assistant Director Planning, Building Control and Regulatory Services to grant prior approval subject to the expiry of the publicity period, and the following conditions –

- No new issues arising in the remaining publicity period;
- A condition requiring the base of the mast to be enclosed with green mesh security fencing rather than palisade fencing to improve its appearance; and
- A request for a contribution towards the micro forest planting scheme to the east of the site.

(b) Planning Applications for Comment

The Assistant Director Planning, Building Control and Regulatory Services submitted a report on the following planning application inviting comment –

25/0144/OUT ***Outline (Major): Erection of 98 dwellings (Access, Appearance, Layout and Scale only) including open space and associated infrastructure at site of Fernbank Mill, Fernbank Avenue, Barnoldswick***

This application was for a development of over 60 houses and, as such, must be determined by the Development Management Committee. The application was brought before Committee for comment.

RECOMMENDATION

That Development Management Committee be asked to take into account the following issues/concerns when determining this outline planning application -

- The LLFA had objected due to inadequate flood risk assessment. This was a site at risk of flooding.
- There was a culverted watercourse running underground on this site which, if developed, needed to be opened up.
- The town's infrastructure was a major concern. Over 200 houses were under construction in Barnoldswick with no provision for improving the town's facilities. This would increase the demand on schools, dentists and health facilities.
- The proximity of Clifford's Concrete plant could cause a problem of noise, dust and deliveries on/off site.
- The road junction at Fernbank Avenue and Gisburn Road, which would see an increase in traffic, needed improving.
- There should be a greater diversity of housing in the layout and appearance e.g. more bungalows, and a play area.

- There were no ecological benefits to this application.
- The design is a cookie cutter one and there should be better provision for open space within the site
- The design itself should be improved

(c) Planning Appeals

The Assistant Director Planning, Building Control and Regulatory Services submitted a report on outstanding planning appeals which was noted.

65. ENFORCEMENT ACTION

The Head of Legal Services submitted a report giving the up-to-date position on enforcement action. It was noted that planning applications had been received for the breach of condition notices at Land to the West of Brogden View, Brogden Lane, Barnoldswick and would come to Committee for determination in due course.

RESOLVED

That the Assistant Director Planning, Building Control and Regulatory Services be requested to arrange a meeting with LCC (and United Utilities if necessary) to discuss a way forward with the highway works required at Land at the junction with Greenberfield Lane, Gisburn Road, Barnoldswick to move progress.

66. AREA COMMITTEE BUDGET

The Head of Property and Engineering reported that out of a total allocation of £32,885 (including a credit for litter/dog waste bins) £24,494.52 had not yet been allocated.

67. ENVIRONMENTAL BLIGHT

The Assistant Director Operational Services reported that new signs had been erected at West Close Road Lorry Park indicating that cameras were on site. PBC's Enforcement Officers were monitoring the cameras and LCC staff at the adjacent Household Waste and Recycling Centre had agreed to work with the Council to combat flytipping. Members welcomed this positive progress.

68. CONFIRMATION OF TREE PRESERVATION ORDER TPO/NO1/2025 LAND ADJACENT TO 2 SCHOOL LANE, EARBY

The Assistant Director Planning, Building Control and Regulatory Services submitted a report requesting that the Committee confirm the above TPO. The trees were under threat due to a S211 being submitted for their removal.

RESOLVED

That TPO/No1/2025 land adjacent to 2 School Lane, Earby be confirmed.

REASON

To protect trees in this location which add value to the area's overall character, support biodiversity, and contribute to the environment.

69. LOCAL GOVERNMENT ACT, 1972

In accordance with the provisions of Section 100 (B)(4) of the Local Government Act, 1972, as amended, the Chair agreed that the following item should be considered as a matter of urgency, the ground being that it was in the public interest to urge United Utilities to carry out an urgent inspection of pipework, following a sewage spill in the area.

70. SEWAGE SPILL, GREENBERFIELD LANE, BARNOLDSWICK

It was reported that there had been a recent massive spill from a sewage pipe running into the Treatment Works at Greenberfield Lane. The cricket pitch and football field had both been affected. The effluent had spilled into the beck and the River Ribble. United Utilities had carried out repairs on the broken section of pipe and a clean-up operation had begun. However, there was concern that this could happen again on the remaining length of pipework.

RESOLVED

That the Engineering Manager be asked to request United Utilities to carry out an urgent inspection of the remaining length of the sewage pipe running into the Treatment Works at Greenberfield Lane and any strengthening works needed to reinforce the pipe and prevent any further spillage.

71. ITEMS FOR DISCUSSION

(a) Postal service in the area

Members discussed the continuing poor postal service to homes and businesses in the area.

In February Members had met Royal Mail senior management to discuss complaints from residents about infrequent deliveries, some of whom had missed important appointments due to missing or delayed post. At the time, staffing at Barnoldswick Delivery Office was under strength. Royal Mail was asking regulators to change the Universal Service Obligation (USO) which would reduce second class deliveries to every other day and said that recruitment was on hold due to the USO review. They expected the situation to improve in the summer.

However, Members continued to receive complaints about delays in receiving post and infrequent deliveries. It was understood that there were still staff shortages at Barnoldswick delivery office. Members were keen to point out it was not a criticism of individual post persons, who were working in difficult circumstances, but the service in general.

RESOLVED

That senior management at Royal Mail be asked why the postal service in the West Craven area had not improved in recent months and that action be taken to put things right.

REASON

To improve postal deliveries in the area.

(b) HGVs using the 'top road' between Barnoldswick and Higherford - consideration of requesting 'A' road designation on main roads into the town

Members discussed an ongoing problem with HGVs using the B6251 road between Higherford and Barnoldswick. This country road was unsuitable for such vehicles and there had been numerous accidents causing damage to cars and to the boundary wall. Satnavs were part of the problem directing vehicles this way. It was suggested that upgrading the main roads in and out of Barnoldswick from 'B' to 'A' roads, would result in satnavs sending more traffic on the major routes.

RESOLVED

That LCC be asked to meet Members of the Committee to discuss the problem of HGVs using the B6251 and the possibility of designating the main roads in and out of Barnoldswick 'A' roads so that more heavy traffic would use them.

REASON

In the interests of highway safety.

(c) Tree planting at Bailey Street, Earby

There was an opportunity to plant a 200m² micro forest on a triangular piece of land off Bailey Street to the rear of Aspen Grove at no cost, with donated trees planted by volunteers, and support from contractors working on the Spring Mill housing development. This was being organised and overseen by LCC.

RESOLVED

That the Committee support the tree planting initiative at Bailey Street, Earby and the Executive be asked to endorse the scheme.

REASON

In the interests of the environment.

(d) Salterforth Village Car Park

There had been a number of complaints about misuse of Salterforth Village car park. In the discussions it had come to light that the car park had been transferred to Pendle Council when the former Silentnight site was developed, but the intention had been for it to be transferred to Salterforth Parish Council.

RESOLVED

That a meeting be arranged with Salterforth Parish Council to discuss the future ownership of the car park.

REASON

To provide a local, well managed car park in Salterforth.

(e) Effluent leak on Ben Lane, Barnoldswick

There had been reports of an effluent leak on Ben Lane in Barnoldswick for several months. The Council's Environmental Health Officers had been involved trying to find the leak.

RESOLVED

That the Head of Housing and Environmental Health take up the issue of the effluent leak on Ben Lane, Barnoldswick with the Environment Agency to try to get the problem resolved.

REASON

In the interests of public health.

(f) Use of former sports field off Clifford Street, Barnoldswick

This area of green space was situated in a densely populated built-up part of Barnoldswick and was well used by children. It was owned by LCC but no longer maintained as a sports field.

RESOLVED

That the Head of Property and Engineering be asked to request that LCC maintain this area of green space or consider transferring the land to Barnoldswick Town Council who would be prepared to maintain it for use by local residents.

REASON

To retain this valuable green space for the benefit of residents, particularly children.

(g) Mains water pressure in Wentcliffe Drive area of Earby

At times the mains water pressure in the Wentcliffe Drive area of Earby ran at a trickle. There were concerns that additional housing in the area would make matters worse.

RESOLVED

That Yorkshire Water be asked if they could do anything to improve the water pressure in the Wentcliffe Drive area of Earby.

REASON

For the benefit of local residents.

(h) Roadside Bench, New Road, Earby

It was understood that the developer of the former Brook Shed site in Earby, Gleesons, wanted to move the bench at the top of New Road, Earby, which was situated at the edge of their housing development, but was happy to move it somewhere nearby. The bench was owned by Earby Town Council and well used by residents.

RESOLVED

That Earby Town Council be asked to liaise with Gleesons on the relocation of the roadside bench at the top of New Road.

REASON

For the benefit of local residents.

(i) Condition of Little Cut, Rainhall Rock, Barnoldswick

Members discussed the condition of the land at Little Cut, Rainhall Rock in Barnoldswick which was an eyesore but had the potential to be a wildlife sanctuary – an environmental asset for the area. It was understood that it had been in the ownership of a local man Fred Birtwistle, where distribution of the estate had been protracted.

RESOLVED

That the Assistant Director Operational Services be asked to consider the potential for improving the land at Little Cut, Rainhall Rock in Barnoldswick and to report back on the various options in due course.

REASON

In the interests of visual amenity and local wildlife.

(j) Agricultural vehicles on public roads

Members discussed the increasing use of powerful, large agricultural vehicles being driven on public roads through towns and villages, when some drivers could be as young as 16 years. The more modern vehicles could travel up to 30mph. Whilst the Committee was not against the use of agricultural vehicles on the road, their size and speed, with inexperienced young drivers caused some concern. There had been reports of these vehicles increasingly transporting waste around the borough.

RESOLVED

- (1) That this issue be raised with the Police and discussed the next time they attended the area committee meeting, to hear their views on the matter, and how they were dealing with any related incidents.
- (2) That the Assistant Director Operational Services be asked to raise the issue of the enforcement of waste transfer licences with Lancashire County Council.

REASON

In the interests of highway safety.

72. EXCLUSION OF THE PUBLIC AND PRESS

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

73. OUTSTANDING ENFORCEMENTS

The Assistant Director Planning, Building Control and Regulatory Services submitted a report on outstanding enforcements which was noted.

74.

PROBLEM SITES

The Assistant Director Planning, Building Control and Regulatory Services submitted a report on problem sites in West Craven. It was noted that the Empty Homes Officer would be providing an update on some of the empty problem buildings to a future meeting.

RESOLVED

That the Assistant Director Planning, Building Control and Regulatory Services be asked to put back on the problem site list a property that had dropped off, and to provide an update on progress to a future meeting.

Chair.....