

**MINUTES OF A MEETING OF THE
COLNE AND DISTRICT COMMITTEE
HELD AT COLNE TOWN HALL
ON 7TH AUGUST 2025**

PRESENT –

Councillor D. Cockburn-Price (Chair)

Councillors

*M. Atkinson
A. Bell
S. Cockburn-Price
D. Lord
R. O'Connor
K. Salter
A. Sutcliffe*

Co-optees

*M. Thomas (Colne Town Council)
R. Bucknell (Laneshaw Bridge Parish Council)*

Officers in attendance

<i>Alex Cameron</i>	<i>Principal Planning Officer</i>
<i>Lynne Rowland</i>	<i>Committee Administrator</i>

(Apologies for absence were received from Councillor N. Butterworth.)

◆◆◆◆

The following persons attended the meeting and spoke on the items indicated.

<i>Chris Thomas</i>	<i>25/0359/FUL Full: Residential development of 4 no. dwellings with associated landscaping, parking and the demolition of 2 no. existing garages at land to the north of 47 Townley Street, Colne</i>	<i>Minute No.77(a)</i>
<i>Angela Hudson Amjad Rais</i>	<i>25/0233/FUL Full: Part demolition and part rebuild to former workshop at 8 Cumberland Street, Colne</i>	<i>Minute No.77(a)</i>
<i>Mark Clegg Eileen Edmondson Gary Peterson</i>	<i>25/0338/FUL Siting of an additional 5 no. static park homes at Prospect Farm Caravan Site, Lenches Road, Colne</i>	<i>Minute No.77(a)</i>
<i>Lee Greenwood Amanda McConachie</i>	<i>25/0372/PIP Permission in Principle: Erection of 9 no. dwellings at land to the south of the junction with Keighley Road, School Lane, Laneshaw Bridge</i>	<i>Minute No.77(a)</i>

72. DECLARATION OF INTERESTS

Members were reminded of the legal requirements concerning the declaration 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 a pecuniary interest in the item indicated –

Councillor D. Cockburn-Price
Councillor S. Cockburn-Price

Colne Youth Action Group

Minute No.84

Councillors D. Cockburn-Price and S. Cockburn-Price had each been granted a dispensation by the Council's Monitoring Officer to speak and vote on Colne Youth Action Group (CYAG) matters.

73. PUBLIC QUESTION TIME

There were no questions from members of the public.

74. MINUTES

RESOLVED

That the Minutes of the meeting held on 3rd July 2025 be approved as a correct record and signed by the Chair.

75. PROGRESS REPORT

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

In a verbal update it was reported that, since the publication of the report, a response had been received from Lancashire County Council (LCC) regarding the replacement of bollards in Colne Town Centre. This had been circulated to the Committee prior to the meeting.

Reference was made to the Committee funded forthcoming review of the Albert Road Conservation area. It was suggested that LCC be asked to delay replacement of any bollards in the Town Centre until this was complete.

RESOLVED

That Lancashire County Council be advised of the forthcoming review of the Albert Road Conservation Area and be instructed not to replace any cast iron bollards until the review was complete.

76. COMMUNITY SAFETY ISSUES AND POLICE MATTERS

The Chair provided a brief update following his attendance at the earlier Community Safety Partnership meeting.

77. PLANNING APPLICATIONS

(a) Applications to be determined

The Assistant Director, Planning, Building Control and Regulatory Services submitted a report of the following planning applications to be determined -

25/0359/FUL Full: Residential development of 4 no. dwellings with associated landscaping, parking and the demolition of 2 no. existing garages at land to the north of 47 Townley Street, Colne for Mr Smith Benson

The Assistant Director, Planning, Building Control and Regulatory Services submitted an update which advised of a correction to the application reference stated in the report and on the agenda. The correct reference was 25/0359/FUL.

RESOLVED

That consideration of this application be **deferred** to allow for discussions with the applicant regarding the design of the development.

25/0233/FUL Full: Part demolition and part rebuild to former workshop at 8 Cumberland Street, Colne for Mr A. Rais

The Assistant Director, Planning, Building Control and Regulatory Services submitted an update which reported additional public comments and the receipt of amended plans. Further revisions were required and it was recommended that the approval of the application be delegated to the Assistant Director, Planning, Building Control and Regulatory Services subject to the receipt of further amended plans removing the steps from the footway.

RESOLVED

That the Assistant Director, Planning, Building Control and Regulatory Services be delegated authority to **grant consent** subject to the receipt of amended plans removing the steps from the footway, and the conditions presented in the update report, apart from condition 3, which be amended to require that red brick is used and details of materials be submitted for approval.

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 Local Planning Policy and the guidance set out in the Framework. 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.

25/0338/FUL Full: Siting of an additional 5 no. static park homes at Prospect Farm Caravan Site, Lenches Road, Colne for Mr P. Culligan

RESOLVED

That planning permission be **refused** for the following reasons –

1. The proposed development due to the increase in the extent of development, its position on elevated ground and lighting at night would have an unacceptable impact on the landscape and visual amenity of the area, including significant long-range views identified in the Colne Significant Views Assessment (2021) contrary to Policy ENV1 of the adopted Pendle Local Plan Part 1: Core Strategy and Policy CNDP13 of the Colne Neighbourhood Development Plan.
2. The proposed development would result in loss of trees and would impact on the ecology and biodiversity of the site and neighbouring land. The applicant has failed to demonstrate that

the impacts would be acceptably mitigated contrary to Policy ENV1 of the adopted Pendle Local Plan Part 1: Core Strategy.

25/0372/PIP Permission in Principle: Erection of 9 no. dwellings at land to the south of the junction with Keighley Road, School Lane, Laneshaw Bridge for Mr J.W. Driver

RESOLVED

That Permission in Principle be **granted**.

INFORMATIVE

As part of a Technical Details application, the following information should be provided:

- Site access plan
- Visibility splays plan
- Car parking and cycle storage provisions plan
- Refuse storage plan
- Drainage strategy
- A Construction Management Plan,
- Arboricultural assessment
- Transport assessment
- Drainage assessment
- Heritage impact assessment
- Landscape assessment
- Design assessment
- BNG assessment

(b) Planning appeals

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

78. ENFORCEMENT/UNAUTHORISED USES

Enforcement Action

The Head of Legal and Democratic Services submitted a report which gave the up-to-date position on prosecutions.

79. AREA COMMITTEE BUDGET 2025/26

The Head of Housing and Environmental Health submitted a report which advised Members on the Committee's 2025/26 area committee budget and reported on the commitments for 2025/26.

The report included the following bids for consideration –

- Guttering project at Colne Citadel £1,000
- Sundial outside Colne Library £1,000

RESOLVED

That –

- (1) £1,000 be allocated to Colne Citadel for the supply and fix of new guttering to Colne Citadel;
- (2) an allocation of £1,000 be made towards the replacement of the numerals on the sundial outside Colne Library;
- (3) the following funding be deallocated and returned to the Committee's central area committee budget –
 - £20 from scheme 32
 - £250 from scheme 118

REASON

To allocate the Committee's budget effectively.

80. TRAFFIC LIAISON MEETING

The minutes of the Traffic Liaison meeting held on 9th June 2025 were submitted for information.

It was noted that the minutes stated that there were no speed or traffic concerns. Members did not agree with this statement.

RESOLVED

That Colne Town Council be asked to supply Lancashire County Council with current and historic Speed Indicator Device (SPID) data.

REASON

To evidence the speed issues in Colne and District.

81. PUBLIC SPACES PROTECTION ORDER – DOG CONTROL

The Director of Resources submitted a report on the extension of the Dog Control Public Spaces Protection Order (PSPO).

The PSPO related to dog fouling in any space accessible by the public in Pendle, dog restrictions in cemeteries, war memorials and memorial gardens and no dogs and no smoking in children's play areas (which were not otherwise included in either the Parks or Sports Grounds PSPOs). During May and June town and parish councils and the public had been invited to comment on a further three-year extension of the PSPO from 20th September. Anonymised comments from the public were attached to the report.

RESOLVED

That the Committee approves a three-year extension of the Dog Control Public Spaces Protection Order generally, including the sites in Colne and District specifically, with the continued inclusion of allowing two dogs on lead in Colne Cemetery.

REASON

To enable the Council and its partners to respond to concerns regarding behaviour that is detrimental to the quality of life in public spaces in Pendle, including enforcement action.

82. VACANT HOUSES

The Head of Housing and Environmental Health submitted a report which informed the Committee on the current position regarding vacant houses in Colne and District.

83. PIGEONS IN COLNE TOWN CENTRE

The Head of Housing and Environmental Health submitted a report which provided an update on actions taken with respect to pigeons in Colne Town Centre.

It was noted that an update was still required on the Committee's request to pursue with Lancashire County Council permission for a falconer to access the roof of the library to use a hawk for pigeon control. A request was also made for information on any poisoning regime.

RESOLVED

- (1) That the report be noted.
- (2) That the Head of Housing and Environmental Health be asked to provide a further update to a future meeting on the outstanding issues.

REASON

To keep the Committee updated on the action being taken to address the problem of pigeons in Colne Town Centre.

84. COLNE YOUTH ACTION GROUP

(Councillors D. Cockburn-Price and S. Cockburn-Price declared a pecuniary interest in this item but had been granted a dispensation by the Council's Monitoring Officer to speak and vote on Colne Youth Action Group matters.)

An update was provided on the work of Colne Youth Action Group (CYAG). This included information on the Group's ongoing activities, which included a residential trip away and a music project concert; participation in the Summer Holiday Activities with Food (HAF) programme; and funding.

85. LEVELLING UP FUNDED PROJECTS

An update on progress with Colne Market Hall was submitted for information.

In a verbal update, Members were advised that the Heads of Terms for the lease had been sent to the preferred operator for review.

86. COLNE BID

Vena Reid, the new BID Manager, attended the meeting. She reported on the success of the recent Food and Drink Festival and provided information on upcoming events including the 70s

event in September and plans for a Santa Run later in the year.

87. PROVISION OF LITTER/DOG WASTE BINS

The Assistant Director, Operational Services reported on the spend on litter/dog waste bins in Quarter 1 for the period April to June 2025.

88. OUTSTANDING ITEMS

The following items had been requested by the Committee. Reports/updates would be submitted to a future meeting.

- (a) Colne Cemetery Chapel
- (b) Play Streets

89. 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 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.

90. LAND TO THE REAR OF RED LANE, COLNE

The Director of Resources submitted a report on land to the rear of Red Lane, Colne.

RESOLVED

That consideration of this item be deferred.

REASON

To allow for further information and a meeting with interested parties as appropriate.

91. OUTSTANDING ENFORCEMENTS

The Assistant Director, Planning, Building Control and Regulatory Services submitted, for information, a report which gave the up-to-date position on outstanding enforcement cases.

92. PROBLEM SITES

It was noted that a report on problem sites in the Colne and District area would be submitted to the next meeting of the Committee for information.

93. ENVIRONMENTAL CRIME

The Assistant Director, Operational Services submitted a report on enforcement action taken between 1st April to 30th June 2025 within the Colne and District area and provided annual totals for 2025/26.

94. VACANT HOUSES

Details of vacant properties were submitted for information.

95. NUISANCE VEHICLES

The Head of Policy and Commissioning submitted a report, for information, on nuisance vehicles in Colne and District.

CHAIR _____