

Freckleton Parish Council

Minutes of the Planning Committee Meeting held on Monday 13th October 2008

Present: Councillor St J Greenhough (Chair)

Councillors, Mrs. S Delany, Mrs. E Willis, Mrs. M Dowling, Linda Burn, Mrs. M Whitehead, T Fiddler, T Threlfall, L Rigby and C Robb

1) Apologies: Councillors P Quinn and Mrs. M Foster (another meeting)

2) Public participation

A number of people expressed concern about the appeal by BAE systems regarding application 07/0895 – redevelopment of land on the former GEC Marconi factory at Warton.

3) Declaration of interest

There were no declarations of interest.

4) To approve the minutes of the meeting held on Monday 8th September 2008

It was resolved that the minutes, previously circulated, should be approved

5) To consider proposals for the 2009/10 budget

It was resolved that the following items should be proposed;-

1. New memory stick - Approximate cost - £35.
2. Replacement lamp for the projector - Approximate cost - £10

6) To consider delegating the processing of routine applications.

It was resolved that Councillors Greenhough and Robb should deal with these applications provided the response was to support the application.

7) Previous applications

It was reported that FBC had made the following observations on the applications considered since the last meeting:-

Number	address	description	FBC Decision	Freckleton decision	FC comments
07/0958	Land at Hunter Road	Construction of 4 x 3 bed terraced houses & 2 x 4 bed semi-detached house – all to provide affordable housing	granted	Supports	provided section 106 is used to ensure these properties are allocated to local people, to satisfy the local needs.
07/0959	Land at Lower lane	Construction of 2 pairs of semi-detached units to provide affordable housing	granted	Supports	provided section 106 is used to ensure these properties are allocated to local people, to satisfy the local needs.
07/0960	Land at Vulcan Road	Construction of 3 x 3 bed terraced houses & 2 x 4 bed semi-detached house – all to provide affordable housing	granted	Supports	provided section 106 is used to ensure these properties are allocated to local people, to satisfy the local needs.
08/0565	10, Tarnbrick ave	Re-sub: - 08/0106 – rear dormer & single storey rear extension	granted	No comments	Unable to comment on this application without the site plan.
08/0569	Land opposite Pool side lodge, Naze lane	Resub: of 08/0051 – Outline application for erection of Detached bungalow for disabled person & double garage	refused	Objects	The proposed development does not conform to FBC Planning policy SP2, EP15 and EP17, as far as the Parish Council

					can determine.
08/0572	Pool side lodge, Naze lane	Change of use of existing dwelling to 3 self contained holiday flats.	refused	Objects	Because holiday use should not be encouraged in the sensitive area. The original use was only granted because it was tied to the boat yard business.
08/0623	2, Dibbs Pocket, Marsh gate	Proposed 3 bedroomed detached house & associated works (re-sub: of 07/0908)	granted	Supports	As it will enhance the surrounding properties.
08/0627	61, Ribble ave	Single storey front extension	granted	Supports	
08/0679	11, Sagar Drive	Single storey side extension & dormers to front and rear.	Refused	Objects	Because it is over intensive use of the site and it contravenes guidelines notes 2 and 6.
08/0707	2, Clifton Place	Retrospective application for fencing to front & side of property.	Refused	Objects	Because the fence is too high. The Parish Council recommends that the Enforcement Officer takes immediate action to have it removed.

8) To consider the Applications received

It was resolved to make the following decisions on the applications received from Fylde Borough Council:-

App. No.	Location	Description	Decision	Comments
08/0845	25, Bunker st	Demolition of conservatory and single storey kitchen and sun lounge extension and first floor bedroom extension.	Supports	Because the proposal complies with the relevant development plan policies and guidelines and does not have an undue impact on the amenities of nearby residents or the visual amenity of the area.
08/0847	1, Spring hill	Single storey front & side extension	Supports	Because the proposal complies with the relevant development plan policies and guidelines and does not have an undue impact on the amenities of nearby residents or the visual amenity of the area.
08/0884	43, Clifton Place	2, storey side extension	Objects	Because the proposal is contrary to Guidelines notes 1b and 7. It will not be set back and it is over dominant.
08/0820	21, Croft Butts lane	Rear garden conservatory	Supports	Because the proposal complies with the relevant development plan policies and guidelines and does not have an undue impact on the amenities of nearby residents

				or the visual amenity of the area.
08/0817	24, Derwent ave	Resub; of 07/0554 erection of a fence to side (retrospective application)	Objects	Because part of the fence, adjoining the highway, is more than 1.8 metres high.

9) To consider the plans for the extension to the Rawstorne Centre

It was agreed that a meeting should be held with the Rawstorne centre committee before a decision is made.

10) To consider a response to the appeal from BAE regarding application 07/0895

It was resolved that a response should be sent setting out the reasons for objecting to this application, as per the original objection.

There being no further business the Chairman closed the meeting.

Signed.....Councillor St J Greenhough, Chairman.....

Date.....10/11/08.....