

## HORWICH TOWN COUNCIL

Minutes of a meeting of the Planning Committee held in the Saddlery, Horwich Community Centre, Beaumont Road, Horwich on Thursday 24 June 2021 commencing at 7.30 pm.

PRESENT Councillors: D. Grant (in the Chair), I. Aldcroft, M. Baines, J. Bostocksmith, S. Chadwick, A. Coward, S. Denton, S. Rock, G. Stone, P. Wright.  
Town Clerk, C. Hutchinson

TO APPOINT THE CHAIR OF THE PLANNING COMMITTEE FOR 2021 – 2022:

PL 4146 Resolved to appoint Councillor Grant as chair of the Planning Committee for 2021 – 2022.

TO APPOINT THE DEPUTY CHAIR OF THE PLANNING COMMITTEE FOR 2021 – 2022:

PL 4147 Resolved to appoint Councillor Stone as Deputy Chair of the Planning Committee.

On behalf of Council, Councillor Grant thanked Councillor Rock for his excellent work as Chair of the Planning Committee over the past two years.

CHAIRPERSON TO OUTLINE FIRE AND SAFETY EVACUATION PROCEDURE:

PL 4148 Councillor Grant outlined the fire and safety evacuation procedure.

TO SUBMIT APOLOGIES FOR ABSENCE AND ACCEPT THE REASONS:

PL 4149 Resolved to accept apologies from Councillors Brady, Burke, Rotheram and Williamson.

TO REMIND MEMBERS TO MAKE A DECLARATION CONCERNING ANY MATTERS TO BE DISCUSSED DURING THE MEETING OF WHICH THEY HAVE AN INTEREST:

PL 4150 Councillor Rock declared a personal interest in application number 11379/21 as the applicant was known to him.

TO APPROVE THE MINUTES AND RECOMMENDATIONS OF THE MEETINGS OF THE PLANNING COMMITTEE HELD ON 20 MAY 2021:

PL 4151 Resolved to approve the minutes and recommendations of the meetings of the Planning Committee held on 20 May 2021.

TO DISCUSS THE PLANNING APPLICATIONS FOR THE PARISH (TOWN AND COUNTRY PLANNING ACT 1990 SCHED 1, PARA 8):

PL 4152 11111/21  
34 Brightwater  
Erection of single storey extension at rear.

Resolved to recommend approval of this application.

11229/21  
Woodleigh, High Bank Lane, Lostock  
Demolition of existing garage and single storey rear extension

together with erection of two storey side and part two storey/part single storey rear extensions and erection of a detached garage.

There had been one objection and one comment regarding size and massing and the development will be very close to the party boundary, will be overbearing and loss of outlook with potential loss of trees. There had been no highway objections. Greenspace had commented on the requirement for a bat survey, with other issues relating to trees and shrubs being deferred to Woodlands for comment.

Resolved to recommend approval of this application, subject to any conditions specified by Greenspace and Tree and Woodlands.

11246/21

Bolton Fold Farm, Old Lane

Prior notification application for the erection of an agricultural building to be used for the storage of feed and machinery.

The new building is required to accommodate a range of feed and machinery and although the site is located within the Green Belt, the Planning Officer had confirmed that the application is considered permitted development under GDPO.

Resolved to recommend approval of this application.

11249/21

29 Ansdell Road

Erection of porch at front, demolition of existing garage and erection of two storey extension at side together with single storey extension at rear with balcony over.

There had been one objection to the balcony on grounds of overlooking and that the privacy wall will block views and light.

Resolved to recommend approval of this application.

11258/21

Vale House, Vale Avenue

Erection of single storey detached building comprising 2No one bed flats and staff accommodation together with 9No parking spaces and associated landscaping

Some Members expressed concerns about overdevelopment of the site and the effect on the original building. However, it was noted that the proposed development appeared to be adequately screened from neighbouring properties by a number of trees.

Resolved to recommend approval of this application

11334/21  
Stonebeck, Foxholes Road  
Erection of first floor balcony at rear.

There had been one comment requesting measures put in place to minimise overlooking into neighbour's garden and house.

Resolved to recommend approval of this application.

11335/21  
21 Stocks Park Drive  
Erection of single storey extensions at front and side.

Resolved to recommend approval of this application.

11365/21  
24 Longworth Road  
Application to retain use as retail.

Resolved to recommend approval of this application.

11379/21  
60 Ainsworth Avenue  
Demolition of existing store and erection of single storey extension at side.

Resolved to recommend approval of this application

11384/21  
Walker Fold, Walker Fold Road  
Variation of Condition 3 (to allow the mobile food unit to trade until 8.00pm in line with their trading standards licence and to allow the mobile food unit to remain at their car park overnight. The unit would not be permanently fixed) on application 06007/19.

There had been one comment in support concerning continued provision of employment; the unit is well used by the public and is a deterrent to antisocial behaviour.

Members raised concerns that the unit has effectively become a permanent fixture, thereby encouraging antisocial behaviour and vandalism.

Resolved to recommend refusal of this application due to concerns about the unit becoming a target for antisocial behaviour and vandalism.

10686/21  
168 Brownlow Road  
Erection of single storey rear extension.

It was noted that the issues with the information on the planning website

had now been rectified.

Resolved to recommend approval of this application.

**BOLTON COUNCIL PLANNING DECISIONS IN HORWICH (EMAILED TO ALL COUNCILLORS): FOR INFORMATION ONLY:**

PL 4153 A list of contrary planning decisions had been circulated to all Members for information.

**CORRESPONDENCE (EMAILED TO ALL COUNCILLORS): FOR INFORMATION ONLY:**

- PL 4154
- a. Bolton Council: Road Traffic Regulations (Special Events) Act 1994, notification of temporary road closures and restrictions for Ironman event on Sunday 4 July 2021.
  - b. Bolton Council: Road Traffic Regulation Act 1984, notification of Bolton (Public Footpath Horwich 013) (Temporary Closure) (No) Order 2021 from 14 June 2021 for a period of approximately 2 weeks for essential surface repairs.

**TO CONFIRM THE DATE FOR THE NEXT MEETING OF THE PLANNING COMMITTEE AS 22 JULY 2021:**

PL 4155 Resolved to confirm the date of the next meeting of the Planning Committee as 22 July 2021.

**OTHER PLANNING MATTERS: FOR INFORMATION ONLY:**

PL 4156 Application number 10636/21 91 Catherine Street East– Councillor Grant informed Members that he had raised concerns with Bolton Planning from neighbouring residents who had not been consulted about this application. A satisfactory response had not been provided and it was possible that the residents may seek a judicial review. It was noted that one of the criteria for consideration by Bolton Planning Committee was 5 or more objections and as none of the Ward Councillors had asked for the application to go to Committee it had been a delegated decision.

The meeting closed at 8.01 pm.

Chair..... Date.....