



Committee: PLANNING AND HIGHWAYS REGULATORY COMMITTEE

Date: MONDAY, 21 SEPTEMBER 2015

Venue: LANCASTER TOWN HALL

Time: 10.30 A.M.

A G E N D A

Officers have prepared a report for each of the planning or related applications listed on this Agenda. Copies of all application literature and any representations received are available for viewing at the City Council's Public Access website <http://www.lancaster.gov.uk/publicaccess> by searching for the relevant applicant number.

1 Apologies for Absence

2 Minutes

Minutes of meeting held on Monday 24th August 2015 (previously circulated).

3 Items of Urgent Business authorised by the Chairman

4 Declarations of Interest

To receive declarations by Members of interests in respect of items on this Agenda.

Members are reminded that, in accordance with the Localism Act 2011, they are required to declare any disclosable pecuniary interests which have not already been declared in the Council's Register of Interests. (It is a criminal offence not to declare a disclosable pecuniary interest either in the Register or at the meeting).

Whilst not a legal requirement, in accordance with Council Procedure Rule 10 and in the interests of clarity and transparency, Members should declare any disclosable pecuniary interests which they have already declared in the Register, at this point in the meeting.

In accordance with Part B Section 2 of the Code Of Conduct, Members are required to declare the existence and nature of any other interests as defined in paragraphs 8(1) or 9(2) of the Code of Conduct.

Planning Applications for Decision

Community Safety Implications

In preparing the reports for this agenda, regard has been paid to the implications of the proposed developments on Community Safety issues. Where it is considered the proposed development has particular implications for Community Safety, this issue is fully considered within the main body of the report on that specific application.

Category A Applications

Applications to be dealt with by the District Council without formal consultation with the County Council.

5	A5 15/00587/OUT	Land Off, Marsh Lane And Main Street, Cockerham	Ellel Ward	(Pages 1 - 11)
		Outline application for the erection of up to 25 residential dwellings for Mr P Hewitt		
6	A6 15/00720/REM	Land Opposite Greendale Drive, Mill Lane, Warton	Carnforth and Millhead Ward	(Pages 12 - 21)
		Reserved Matters application for the erection of 21 residential dwellings with associated access for L & W Wilson		
7	A7 15/00854/VCN	Laund Fields, Stoney Lane, Galgate	Ellel Ward	(Pages 22 - 30)
		Outline application for residential development of up to 50 dwellings (pursuant to the variation of conditions 5 and 19 and removal of condition 11 on outline planning permission 12/00834/OUT to alter the extent and timing of the off site highway works, to refer and adhere to the most up to date ecology appraisal and to remove the requirement for the dwellings to comply with level 3 of the Code for Sustainable Homes) for Mr Chris Gowlett		
8	A8 15/00855/VCN	Laund Fields, Stoney Lane, Galgate	Ellel Ward	(Pages 31 - 39)
		Reserved Matters application for 50 dwellings and associated roads and landscaping (pursuant to conditions 4 & 6 on Reserved Matters consent 14/01105/REM relating to external window/door reveals to change from 70mm to 50mm and an updated Arboricultural Impact Assessment and Method Statement) for Mr Chris Gowlett		

9	A9 15/00626/FUL	Riverside Caravan Park, Lancaster Road, Heaton With Oxcliffe	Overton Ward	(Pages 40 - 42)
		Change of Use of land for siting static caravans for holiday occupation 11 months of the year from 1st March to 31st January for Britaniacrest Ltd		
10	A10 15/00449/FUL	Bank Barn, Crag Road, Warton	Warton Ward	(Pages 43 - 50)
		Erection of a detached dwelling with associated new access and a detached garage for Mr Paul Edmondson		

Category D Applications

Applications for development by the City Council

11	A11 15/00807/FUL	1 - 3 High Street, Lancaster, Lancashire	Castle Ward	(Pages 51 - 54)
		Installation of 6 replacement external doors and 2 replacement windows for Mr Tom Greenwood		
12	A12 15/00440/LB	1 - 3 High Street, Lancaster, Lancashire	Castle Ward	(Pages 55 - 57)
		Listed building application for the installation of 6 replacement external doors and 2 replacement windows for Mr Tom Greenwood		
13	Delegated Planning Decisions (Pages 58 - 67)			

ADMINISTRATIVE ARRANGEMENTS

(i) Membership

Councillors Roger Sherlock (Chairman), Helen Helme (Vice-Chairman), June Ashworth, Stuart Bateson, Eileen Blamire, Carla Brayshaw, Dave Brookes, Sheila Denwood, Andrew Kay, James Leyshon, Margaret Pattison, Robert Redfern, Sylvia Rogerson, Malcolm Thomas and Peter Yates

(ii) Substitute Membership

Councillors Susie Charles (Substitute), Mel Guilding (Substitute), Tim Hamilton-Cox (Substitute), Geoff Knight (Substitute), Richard Newman-Thompson (Substitute), David Smith (Substitute) and Nicholas Wilkinson (Substitute)

(iii) Queries regarding this Agenda

Please contact Sarah Moorghen, Democratic Services: telephone (01524) 582132 or email smoorghen@lancaster.gov.uk.

(iv) Changes to Membership, substitutions or apologies

Please contact Democratic Support, telephone 582170, or alternatively email democraticsupport@lancaster.gov.uk.

MARK CULLINAN,
CHIEF EXECUTIVE,
TOWN HALL,
DALTON SQUARE,
LANCASTER, LA1 1PJ

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