

Lanchester Parish Council

Minutes of the Planning Committee held in the Conference Room in Park House, Lanchester on Tuesday 1 March 2011 at 7.15 pm

Present Mr M Wardle (Chair)

Mr S Walker, Mr C Burton, Mr K Harrison
Mr K Leary, Mr B Gray, Mrs A Cook
Mr P Jackson, Mr A Myers,

Mr O Johnson (observer)

Apologies

Apologies for absence were received as follows:

Mr B Glass - other commitments
The above apologies were received and accepted

60/11 **Declarations of Interest**

There were no declarations of interest.

61/11 **Public Participation**

There were no press or public present.

62/11 **Planning Applications**

Members considered the following planning applications:

- (i) **Application to vary Condition 3 of Planning Permission 1/2006/0243 to enable part of garage, stable and storage building to be used as a residential annex with external alterations (Resubmission) at Woodlea Manor, Browney Bank, Lanchester 1/2011/0035**

Members discussed the application.

Resolved that:

- (i) members object to the application as a detached residential development in the open countryside
- (ii) members consider that Condition 3 of planning permission 1/2006/0243 should remain in place

Members also stated that if approval was to be given to the development that a condition on the approval be made to state

that it can only be used as an annex to the main dwelling and not as a separate residential dwelling

(ii) Change of use from police station to wedding car hire business and extension of existing garage and creation of pitched roof to former Police Station, Millfield, Lanchester 1/2011/0042

Members considered the application and raised various concerns.

Resolved that members object to this development and raise the following issues:

- (i)** members note that the development is within / adjacent to the designated conservation area / article iv area which requires sensitive consideration
- (ii)** members consider this to be a significant commercial development in a residential area
- (iii)** there is concern of the access and egress to the site and of vehicle movement within the area
- (iv)** this is a congested location next to a church and schools
- (v)** there is concern about disruption for current residents

(iii) Agricultural Determination for the erection of a silage pit and creation of new access road at Greenwell Farm, Lanchester 1/2011/0036

Members considered the application and raised various concerns, including public right of way, highway issues and concerns around the silage tank.

Resolved - that members object to this development.

A member of the planning committee has done extensive research on this application and it was agreed that these notes form the basis of the response.

(iv) Felling of one silver birch tree (section 211 notice) at White Leas, Crow Hall, Lanchester 1/2011/0065

Resolved - that members raise no objection to the application but request that the felled tree be replaced with a suitable alternative

(v) Conservatory to rear at Foxhills Crescent, Lanchester 1/2011/0079

Resolved - that members raise no objection to the application

63/11

Decisions of the Planning Authority

The following planning applications had been **refused** by Durham County Council:

- Advertising consent for the erection of one fascia sign with three sign lights above and erection of one awning at 33 Front Street, Lanchester
- Proposed surface mining of coal with restoration of the site to include woodland, species rich grassland and haymeadow, scrub, water features and agriculture at site to be known as Bradley, near Leadgate, Consett for UK Coal Ltd

Business concluded at 8.00pm