

Lanchester Parish Council

Minutes of the Planning Committee held at Lynwood House, Lanchester on Tuesday 10 July 2018 at 8.35pm

Present Cllr. D Friesner (Chair)

Cllr. K Harrison, Cllr. S Walker, Cllr. I Tute, Cllr. M Gray,
Cllr. B Gray, Cllr. D Smith, Cllr. O Johnson, Cllr. P Jackson,
Cllr. J Considine, Cllr. K Leary, Cllr. T Jones

Apologies Apologies for absence were received as follows:

Cllr. A Cook - ill
Cllr. A Gray - other commitments
Cllr. M Walker - other commitments

The above apologies were received and accepted

194/18 Election of Chair

Resolved - that Cllr. David Friesner be elected as Chairperson for the ensuing year.

195/18 Election of Vice Chair

Resolved - that Cllr. Paul Jackson be elected as Vice Chairperson for the ensuing year.

196/18 Declarations of Interest

Councillors O Johnson and J Considine declared an interest in item 7.

197/18 Public Participation

There were no public present.

198/18 Planning Meetings – Public Participation

Members were reminded of the current procedure for notification of meetings which includes a notice placed in the Library and the agenda placed on the Parish Council notice board on the Village

Green, displayed with 3 clear days before the meeting.
Meetings are open to the press and public.

The Parish Council is not the decision making body with regard to planning applications, this responsibility lies with Durham County Council as the Planning Authority.

The Parish Council are a consultee on planning applications and have 21 days to respond to a planning application which is the same as for members of the public.

Members considered that the existing procedure was appropriate.

Recommended - that the existing procedure for notification of meetings is retained

199/18 County Durham Plan Preferred Options Paper

The Parish Council have made previous comments on the County Plan draft documents in 2012 and 2013. The County Durham Plan Preferred Options Paper currently being consulted on contains similar content in terms of vision, objectives and many of its policy areas.

The proposed content of the Lanchester Neighbourhood Plan and the proposed County Plan are largely in compliance and support of each other. There are no housing allocations for Lanchester identified in the County Durham Plan Preferred Options Paper.

Recommended that:

- (i)** The Clerk and Chair of the Planning Committee formulate a response to the consultation
- (ii)** a letter of response to the consultation is sent to Durham County Council to include the following elements:
 - reference and content to previous correspondence sent from the Parish Council regarding the County Plan
 - support of the plan
 - welcome the long term aims of the plan
 - Neighbourhood Plan policies in compliance with the County Durham Plan Preferred Options Paper
 - note that there are no housing allocations in Lanchester
 - specific reference to the importance of Landscape and Historic Environment to Lanchester including: Longovicium, Roman Heritage, Lanchester Heritage Audit, Views etc
 - the policies in the County Durham Plan Preferred Options Paper are largely in keeping and supportive of the Lanchester Neighbourhood Plan

Decisions of the Planning Authority

The following planning applications had been approved by Durham County Council:

- Proposed change of use of agricultural farm buildings to equestrian use for full livery and dressage training purposes on land to the west of Stonelea, Hole House Farm, Lanchester
- Variation of wording of condition 4 of planning permission DM/18/00603/FPA (change of use of buildings to equestrian use for full livery and dressage training purposes) to 'The development hereby approved shall not be used for competitions, gymkhanas or as a riding school. However professional training to horse and rider in the equestrian disciplines of dressage and show jumping may be provided through private tuition and specialised equestrian clinics' on land to the west of Stonelea, Hole House Farm, Lanchester
- Reconfiguration of the exit from St Bedes Catholic School and Sixth Form College onto the A691 to provide additional lanes at St Bedes Catholic School, Lanchester
- Internal remodelling to ground floor, alternative relocated rear ground floor window and erection of single storey rear extension at The Deanery Farm, Lanchester
- Listed building consent for internal remodelling to ground floor, alternative relocated rear ground floor window and erection of single storey rear extension at The Deanery Farm, Lanchester
- Demolition of existing two storey rear extension, erection of new rear extension with rooflights, insertion of new window opening at first floor level to front elevation at 4 Percy Place, Lanchester
- Sun room to rear at 21 Fenhall Park, Lanchester
- Extension to front of existing garage, conversion of garage into habitable room and replacement of flat roof with pitched roof at 11 Mount Park Drive, Lanchester
- Alterations to the existing garage including render existing facing brick, renew existing roof covering, infill window opening, replace up and over garage doors with roller shutter doors and renew existing timber side door with a UPVC door at 17 Croft View, Lanchester
- Listed building consent to remove render on rear elevation, removal of brick infill to reinstate original kitchen window aperture, pointing of stonework and new stone steps to replace concrete steps at same dimensions and replacement of ground floor kitchen window with timber double glazed timber sash window at 9 Hollinside Terrace, Lanchester
- Single storey rear extension, loft conversion with dormer window and roof light to rear, detached storage building

to rear, replacement windows to front and rear and replacement front door (part retrospective) (re-submission) at 13 Kitswell Road, Lanchester

- Listed building consent for the installation of oil tank in garden to rear of property, installation of oil pipe connection to house across road, at 11 Hollinside Terrace, Lanchester
- Single storey side extension at Land House Farm, Lanchester
- Re-building of the stone/brick wall featuring a distinctive moon gate at 31 Kitswell Road, Lanchester

Recommended - that with regard to planning application DM/18/00603/FPA clarification is sought from the County Council regarding the works undertaken on the road passing points

Business concluded at 9.05pm