

# Lanchester Parish Council

Minutes of the Planning Committee held at Lynwood House on  
Tuesday 11 January 2022 at 8.30pm

**Present** Cllr. D Friesner (Chair)

Cllr. S Walker, Cllr. K Harrison, Cllr. B McDermid,  
Cllr. T Jones, Cllr. E Hepplewhite, Cllr. V Jackson,  
Cllr. D Smith, Cllr. P Jackson

County Cllr. D Oliver

**Apologies** Apologies for absence were received as follows:

Cllr. I Tute	- other commitments
Cllr. A Gray	- other commitments
Cllr. L Montgomery	- other commitments
Cllr. O Johnson	- ill
County Cllr. M McGaun	- ill

The above apologies were received and approved

**14/22**            **Declarations of Interest**

There were no declarations of interest

**15/22**            **Public Participation**

Members of the public were welcomed to the meeting.

**16/22**            **Planning Applications**

**(i)      Erection of a 2 storey dwelling house with a gross internal area of 289m<sup>2</sup> and an integral garage on plot 6, The Pastures, Lanchester DM/21/03987/RM**

Councillors discussed the application.

It was noted that the plot is on the outer edge of The Pastures site and visible on entering the village. It was also considered that this is a large dwelling for the plot size.

Councillors considered that the same concerns regarding scale and impact on the settlement edge which applied to other

planning applications on the outer edge of the site apply to this application.

**Recommended** - that a letter of objection is sent to Durham County Council

**(ii) Notification of Appeal**

**Approval of reserved matters (appearance, landscaping, layout and scale) relating to planning permission DM/16/00871/OUT for plot 14 at 15 The Pastures, Lanchester DM/21/02516/RM**

Councillors were informed that the applicant has appealed to the Planning Inspectorate against the Local Planning Authorities decision to refuse planning permission. Our representations previously made to the planning authority will be considered by the Inspector when determining the appeal.

**Recommended** - that the information be received

**Planning application**

**Approval of reserved matters (appearance, landscaping, layout and scale) relating to permission DM/16/00871/OUT at 15 The Pastures, Lanchester DM/21/04256/RM**

Councillors discussed the application and noted the changes to the previous application.

Councillors considered that the same concerns applied to this application.

**Recommended** - that a letter of objection is sent to Durham County Council

**(iii) Felling of 4 Spruce, 3 Larch and 1 Cherry tree (TPO-DER-005) at Greystones, Ford Road, Lanchester DM/21/04261/TPO**

Councillors discussed the application. It was noted that the works were required following damage to trees from Storm Arwen.

**Recommended** - that the information be received

**17/22**

**Neighbourhood Planning Information Session**

Councillors were informed that the Parish Council had been invited to attend a seminar to present information on the Neighbourhood Plan process. The session organised by the

County Durham Association of Local Councils will take place on Tuesday 1 February 2022 at 6pm. It was agreed that the Clerk and Councillor David Friesner should attend.

**Recommended** – that the information be received

## **18/22 Section 106 Funding – The Pastures**

Councillors were informed that a section 106 sum of money had been paid to the County Council in relation to the development site known as The Pastures. This money is available for organisations which include the Parish Council to apply for, for projects that benefit open space/recreation/sports.

It was agreed that the Solar Planet Walk could be a good project to apply for the funds.

**Recommended** - that the information be received

## **19/22 Decisions of the Principal Planning Authority**

The following planning applications have been approved:

- Two storey side and single storey front porch extension with pitched roof above front off-shoot at Mount Park Drive, Lanchester
- Erection of retaining wall to rear garden with fence to top of wall and raise the level of the rear garden (retrospective application) at Oakwood, Lanchester
- Application for variation of condition 2 of approval DM/15/02426/FPA to allow for revised design and appearance of dwelling at Langley Mill, Lanchester
- Two storey extension to rear and single storey porch to front at Durham Road, Lanchester
- Garage to side of existing building (re-submission of approval DM/21/01136/FPA) at Woodlea Manor, Lanchester
- Single storey pitched roof extension and raised terraced area to rear at The Close, Lanchester
- Replacement windows at Stable Cottage, Knitsley
- Retrospective planning application for alterations to the existing garage to create a single garage and garden room, the works include increasing the roof height and installation of new windows and doors at Ford Road, Lanchester
- Tree work at Colepike Hall, Lanchester

**Recommended** - that the information be received

**Business concluded at 9.00pm**