

PLANNING PANEL

MINUTES OF MEETING HELD ON 14 AUGUST 2013 AT 2:00PM IN THE BAINBRIDGE ROOM, THE COPELAND CENTRE.

Present: Councillors Geoff Blackwell (Chair); Jackie Bowman; Margarita Docherty; Stephen Haraldsen; Joan Hully; John Jackson; Alan Jacob; Michael McVeigh; John Park; Gilbert Scurrah and William Southward.

Officers: John Groves, Head of Nuclear, Energy and Planning; Nick Hayhurst, Senior Development Control Officer; Simon Blacker, Development Control Officer and Clive Willoughby, Member Services Technical Support Officer.

PP15/13

Minutes

The Minutes of the meeting held on 17 July 2013 were signed by the Chairman as a correct record.

PP16/13

Declarations of Interest

Councillor Jackie Bowman declared a non-pecuniary interest in Planning Application 4/13/2173/OF1. Application for the Installation of a single 250kw Wind Turbine (with a maximum height of 45.5m to blade tip) and Associated Infrastructure at Land at Stubbsgill Farm, Distington due to the application site being visible from her home.

PP17/13

Arrangement of the agenda

The Panel was advised that due to members of the public being present, Application Number 3 would be considered after Application number 1.

PP18/13

Planning Applications

Due to members of the public being present the following applications were dealt with at this point of the meeting.

4/12/2532/OF1 – application for Use of Land to provide short term Holiday Accommodation with Static Lodges, Touring Caravans & Camping Pods; Erection of Shower Block & Installation of sewage treatment Plant at Land at Lamplugh Tip, Frizington.

During discussion of this item Mr N Henderson spoke on behalf of Mr W Sharpe in objection to the application.

The Applicant, Mr B Spencer exercised his right to respond.

RESOLVED – That delegated authority be given to the Head of Nuclear, Energy and Planning to grant planning permission subject to:

- a) no adverse comments being received following consultation with Natural England.
- b) the removal of condition 16, and
- c) the addition of two new conditions, as follows:

Additional Condition 1

“No development shall commence on site until a scheme for intrusive ground investigations to assess the nature and extent of any contamination on the site; and a Phase II site investigation report and risk assessment, incorporating a proposed scheme of remediation for any contaminated land subsequently identified, has been submitted to and agreed in writing by the Local Planning Authority (LPA). No construction of the holiday homes hereby permitted and no excavation for laying drainage ditches, pipes or other water or sewage carrying infrastructure shall take place until the aforementioned scheme of intrusive-investigations and the approved remediation scheme have been carried out.”

Additional Condition 2

“The holiday homes and camping area hereby permitted shall not be occupied until a contaminated land validation report, demonstrating successful remediation of the land in accordance with the approved remediation scheme, has been submitted to and approved in writing by the Local Planning Authority.”

4/13/2213/OF1 – application for Variation of Condition 3 of Planning Permission 4/12/2170/OF1 to extend the period of permission from 20 years to 25 years at Fields 4400 & 6382, Land adjacent to Watch Hill, Low Moresby, Whitehaven.

During discussion of this item Mr M Carter spoke in objection to the application

RESOLVED – That in accordance with the Planning Code of Conduct, the application be Deferred as Members were minded to refuse the application against the Planning Officer’s recommendation.

The remaining Planning Applications were dealt with at this point of the meeting.

RESOLVED – That applications for planning permission be determined as shown on the schedule hereto, subject to conditions of approval and reasons for refusal as set out in the report of the Head of Nuclear, Energy and Planning dated 14 August 2013.

PP19/13 **Deferral of Planning Application 4/11/2568/0F1 Erection of 33 Dwellings and Associated Infrastructure, Land off Links Crescent, Seascale**

Members were reminded that at the last Planning Panel meeting held on 17 July 2013, they were 'Minded to Refuse' this application against the Planning Officer's recommendation and in accordance with the Council's Planning Code of Conduct it was deferred.

Paragraph 9 of the Planning Code of Conduct states that a final decision on the application is deferred to the next meeting of the Planning Panel. This deferral of the final decision being to allow time for further advice to be prepared, including the drafting of suitable reasons for refusal, as appropriate.

The Panel was advised that in this case, it had not been possible to collect and collate all the information within the intervening time period.

Members were therefore requested to further defer a decision until the next Planning Panel meeting due to take place on 11 September 2013.

RESOLVED – That Planning Application 4/11/2568/0F1 be further Deferred to the next Planning Panel meeting on 11 September 2013.

PP20/13 **Planning Appeal Decision**

Members were informed of the outcome of a recent Appeal decision in respect of Springfield Farm, Bigrigg.

RESOLVED – That the decision to ALLOW the appeal be noted in the context of the Council's Local Plan Policies and also in relation to performance monitoring.

PP21/13 Planning Panel Site Visits

It was noted that there were two Site Visits resulting from the meeting, being at Fields 4400 & 6382, Land adjacent to Watch Hill, Low Moresby, Whitehaven and Land bound by Woodhouse to North & High Road/Wilson Pit Road to West & South, Whitehaven.

RESOLVED – that the Site Visits be arranged for Wednesday 28 August 2013. Departing the Copeland Centre at 10:00am.

The meeting closed at 3:50pm

Chairman

Date

LIST OF DECISIONS MADE

AT PLANNING PANEL

ON 14 AUGUST 2013

Application Number	4/12/2532/0F1
Applicant	Dollar Financial c/o Concept Sign & Display
Location	LAND AT LAMPLUGH TIP, LAMPLUGH
Proposal	USE OF LAND TO PROVIDE SHORT TERM HOLIDAY ACCOMMODATION WITH STATIC LODGES, TOURING CARAVANS & CAMPING PODS; ERECTION OF SHOWER BLOCK & INSTALLATION OF SEWERAGE TREATMENT PLANT
Decision	Delegated powers to approve subject to no adverse comments from Natural England
Decision Date	14 August 2013

Application Number	4/13/2084/0F1
Applicant	Mr R Whitton
Location	LAND OFF TARN FLATS, SANDWITH, WHITEHAVEN
Proposal	REMOVAL OF CONDITION 3 OF PLANNING APPROVAL 4/08/2315/0 (OUTLINE APPLICATION FOR AGRICULTURAL WORKERS DWELLING)
Decision	Approve Subject to 106
Decision Date	14 August 2013

Application Number	4/13/2173/0F1
Applicant	Mr W Lawson
Location	LAND AT STUBSGILL FARM, DISTINGTON
Proposal	INSTALLATION OF A SINGLE 250KW WIND TURBINE (WITH A MAXIMUM HEIGHT OF 45.5M TO BLADE TIP) AND ASSOCIATED INFRASTRUCTURE
Decision	Approve
Decision Date	14-Aug-13

Application Number	4/13/2192/0F1
Applicant	Mr J Hoey
Location	INGLENOOK CARAVAN PARK, LAMPLUGH
Proposal	DEMOLITION OF EXISTING GARAGE, CONSTRUCTION OF TWO STOREY BUILDING INCORPORATING HOLIDAY ACCOMMODATION & OFFICE ON 1ST FLOOR, WITH GARAGE & STORE ON GROUND FLOOR
Decision	Site visit
Decision Date	14-Aug-13

Application Number	4/13/2202/0F1
Applicant	Mr L Greggain
Location	33 PINEWOODS, GILGARRAN, DISTINGTON
Proposal	ERECTION OF MOTORCYCLE STORE & FITNESS ROOM (RETROSPECTIVE)
Decision	Approve
Decision Date	14 August 2013

Application Number	4/13/2235/001
Applicant	Story Homes
Location	LAND BOUND BY WOODHOUSE TO NORTH & HIGH ROAD/WILSON PIT ROAD TO WEST & SOUTH, WHITEHAVEN
Proposal	OUTLINE PLANNING PERMISSION FOR THE ERECTION OF 431 (APPROX) DWELLINGS, LAND RESERVED FOR PRIMARY SCHOOL & ASSOCIATED ANCILLARY OPEN SPACE & INFRASTRUCTURE AND APPROVAL IN FULL FOR MATTERS IN ASSOCIATION WITH 139 DWELLINGS TO THE SOUTH OF THE SITE WITH ACCESS, PEDESTRIAN BRIDGE, SUDS FEATURES & ASSOCIATED OPEN SPACES AND INFRASTRUCTURE
Decision	Site Visit
Decision Date	14 August 2013

Application Number	4/13/2213/0F1
Applicant	Mr H Harper
Location	FIELDS 4400 & 6382, LAND ADJACENT TO WATCH HILL, LOW MORESBY, WHITEHAVEN
Proposal	REMOVAL OF CONDITION 3 OF PLANNING PERMISSION 4/12/2170/0F1 TO EXTEND THE PERIOD OF PERMISSION FROM 20 YEARS TO 25 YEARS
Decision	Defer
Decision Date	14 August 2013