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**EGREMONT
TOWN
COUNCIL**

Cumberland Council
The Copeland Centre
Catherine Street
Whitehaven
Cumbria

19th September 2024

PLANNING APPLICATIONS

- 4/24/2286/0F1 New shop front; replace window frames; replace existing entrance door with a window and replace one window with a new entrance door; new air conditioning condensers and extract grilles
- The old McColl building
50/52 Main Street, Egremont
- 4/24/2287/0A1 Application for consent to replace existing fascia panel with a new aluminium panel & two badge box signs to be installed
- The old McColl building
50/52 Main Street, Egremont

No objection as long as the signage adheres to the rules relating to a conservation area.

The Town Council would further like to comment that it is delighted that a business has taken on these empty premises which, if left empty, would be another major eyesore in our town and to this end, we would also ask that if Greggs owns the shop that they will be vacating, do they have any plans for the building, if not, will they ensure that it is maintained? If they do not own the building what can be done to ensure the owner does not just neglect it?



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There were some points which the Town Council would also like to highlight:

1. To the rear of the new premises there are residential dwellings and we want to ensure that any impacts are mitigated against where possible. To help with this, can we ensure that Greggs have locked waste receptacles for their waste (to be located to the rear of their property). The Main Street has seen an increase in vermin and we would ask that everything is done to reduce access to waste foods.
2. There is an access lane adjacent to the property, as said there are residential properties located to the rear of the property that require vehicular access therefore this lane must not be blocked off at any time.
3. Can we place a condition to ensure that Greggs maintains the land to the rear of the property? Complaints have already been made with regards to overgrown trees on land at the rear of the store, it is imperative that this land is not allowed to become an even more overgrown area negatively impacting on the nearby residents.
4. The Council requests that Greggs provide two litter bins, one for either side of the shop to encourage people when leaving Greggs to deposit their litter in these bins and not drop litter on the ground – we would expect Greggs to be responsible for these bins and to ensure they are emptied on a regular basis and at least at the end of each day.
5. At the Greggs current store, cars used to continually pull up onto the pavement, to stop this the Town Council sited several flower planters close by so cars could not mount the pavement and it worked. We do not want the new store to suffer from the same issue therefore the Council would ask that (through planning conditions), Greggs are requested to provide similar planters or bollards to stop this happening and reducing the risk of cars hitting pedestrians.

On a similar issue there is concern over where delivery vehicles intend to park? Again, they have been known to use the pavement which risks accidents as well as damaging the pavement, which was not created to hold the weight of delivery vans. The provision of planters or bollards will ensure this does not happen. We would expect this to be done before the store opens and as said, as part of the planning conditions.



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Egremont Town Council does welcome the relocation of Greggs but from previous experience, it is right we raise our concerns now so that they can be eradicated or minimised by preventative action. Due to the relocation of Greggs, we can presume that the need for this larger store is due to the number of customers and this will result in an increase in the number of cars and pedestrians, if we put something in place before the shop opens and can manage the drivers and safeguard the pedestrians, then it is the best outcome for all.

4/24/2289/0F1 Demolition of conservatory, erection of single storey extension to rear, and detached garage to front

15 Peel Gardens, Bigrigg

No objections, as long as there is neighbourhood consultation

