

DEVELOPMENT CONTROL COMMITTEE

At a meeting of the Development Control Committee on Monday, 18 May 2015 at the Civic Suite, Town Hall, Runcorn

Present: Councillors Nolan (Chairman), Cole, R. Hignett, S. Hill, June Roberts, Rowe, Wainwright, Woolfall and Zygadlo

Apologies for Absence: Councillors Morley, C. Plumpton Walsh, J. Stockton and Thompson

Absence declared on Council business: None

Officers present: A. Jones, J. Tully, T. Gibbs, M. Noone and A. Plant

Also in attendance: 1 Member of the Public

ITEMS DEALT WITH UNDER DUTIES EXERCISABLE BY THE COMMITTEE

	<i>Action</i>
DEV58 MINUTES	
The Minutes of the meeting held on 14 April 2015, having been circulated, were taken as read and signed as a correct record.	
DEV59 PLANNING APPLICATIONS TO BE DETERMINED BY THE COMMITTEE	
The Committee considered the following applications for planning permission and, in accordance with its powers and duties, made the decisions described below.	
DEV60 - 15/00152/FUL - PROPOSED EXTENSION OF EXISTING B8 (STORAGE AND DISTRIBUTION) WAREHOUSE INCLUDING ANCILLARY WORKS TO HARDSTANDING, CAR PARKING AND SITE ACCESS AT LIDL DISTRIBUTION CENTRE, BLACKHEATH LANE, MANOR PARK, RUNCORN	
The consultation procedure undertaken was outlined in the report together with background information in respect of the site.	
Officers reported that the issues relating to the	

objection from the Environment Agency regarding the adequacy of the Floor Risk Assessment had now been resolved following the submission of further information.

RESOLVED: That the application be approved subject to the following conditions:

1. Standard 3 year permission (BE1);
2. Condition specifying plans (BE1);
3. Materials condition, requiring building and hardsurfacing materials to match the existing building/hardsurfacing or in accordance with details submitted to and agreed in writing (BE2);
4. Submission and agreement of a scheme of temporary amphibian fencing (GE21);
5. Submission and agreement of a Construction Environmental Management Plan including wheel cleansing facilities (BE1);
6. Construction and delivery hours to be adhered to throughout the course of the development (BE1);
7. Vehicle access, parking and servicing to be constructed prior to occupation of properties/commencement of use (BE1);
8. Any additional conditions recommended by the Environment Agency (PR16/CS23).

DEV61 - 15/00175/FUL - PROPOSED SINGLE STOREY REAR/SIDE EXTENSION AND PITCHED ROOF OVER EXISTING GARAGE (REDUCED IN LENGTH TO ACCOMMODATE EXTENSION) AT 40 BEACONSFIELD CRESCENT, WIDNES

The consultation procedure undertaken was outlined in the report together with background information in respect of the site.

RESOLVED: That the application be approved subject to the following conditions:

1. Standard 3 year expiry; and
2. Materials to match existing (BE1)

DEV62 - 15/00138/HBCFUL - PROPOSED ERECTION OF SINGLE ALLEY GATES TO EITHER END OF PASSAGEWAY AT PASSAGEWAY BETWEEN 2-16 STANLEY STREET AND 3-15 PARKER STREET, RUNCORN

The consultation procedure undertaken was outlined in the report together with background information in respect of the site.

RESOLVED: That the application be approved subject to the following conditions:

1. Standard time limit for implementation;
2. List of plans; and
3. Requirement for colour coating Dark Green (BE22).

DEV63 - 15/00171/HBCFUL - PROPOSED ERECTION OF DOUBLE ALLEY GATES TO EITHER END OF PASSAGEWAY AT PASSAGEWAY BETWEEN 44-78 YORK STREET AND 7-39 VICTORIA ROAD, RUNCORN

The consultation procedure undertaken was outlined in the report together with background information in respect of the site.

Officers advised that an objection had been received from a disabled resident. Property Services had contacted the resident to suggest a push bar could be installed on the gate. Property Services had confirmed the resident thought this an acceptable solution.

RESOLVED: That the application be approved subject to the following conditions:

4. Standard time limit for implementation;
5. List of plans; and
6. Requirement for colour coating Dark Green (BE22).

Meeting ended at 6.35 p.m.