

Local Government Act 1972  
**Whalley Parish Council**  
**Planning Committee Meeting**

Members of the Council, you are summoned to a Meeting of the Parish Council to be held on Thursday 16<sup>th</sup> November 2023 in the Calder Room, Whalley Old Grammar School at 7.00-7.30pm

Signed: *EKHaworth*

Liz Haworth - Clerk & Responsible Finance Officer

**Minutes**

Agenda items should be submitted to the Clerk seven clear days before the meeting.

The Clerk will forward Councillors, all relevant information and supporting documents, 3 clear days before the meeting.

1.	<b>Attendance &amp; Apologies</b>	
	Present: Cllr Brown, Cllr Carlton, Cllr Highton, Cllr Mirfin, Cllr Threlfall (Chairman), Cllr Vickers. Apologies: Cllr Allen, Cllr Ball, Cllr Smith. In Attendance: Liz Haworth (Clerk), 3 members of the public.	100/23
2.	<b>Declaration of Interests</b>	
	There were no declarations of disclosable pecuniary, other registrable and non-registrable interests in items for discussion on the agenda.	101/23
3.	<b>To Approve the Minutes of the Previous Meeting</b>	
	It was resolved to approve and confirm the accuracy of the Minutes of the meeting held on Thursday 21 <sup>st</sup> September 2023 and thereafter signed by the Chair.	102/23
4.	<b>To consider the Planning applications received since October 2023 meeting.</b>	
	Planning Applications received for consideration attached.  Public Participation at the discretion of the Chairman (5 mins per person)	103/23

Planning App	Location/Proposal	Plan Officer	Comments /Link
3/2023/0794  Received : 05/10/2023 Registered : 18/10/2023	41 Oakdale Drive Calderstones Park Whalley BB7 9FW <b>Certificate of Lawfulness - Proposed</b> Certificate of lawfulness for proposed conversion of loft and addition of dormer to rear.	Emily Pickup	<a href="https://webportal.ribblevalley.gov.uk/planningApplication/35809">https://webportal.ribblevalley.gov.uk/planningApplication/35809</a>  Noted.

Planning App	Location/Proposal	Plan Officer	Comments /Link
3/2023/0771  Received : 27/09/2023 Registered : 03/11/2023	<b>First Floor Unit 6A Abbey Works Back King Street Whalley Lancashire BB7 9SP</b> <b>Applications for full consent</b> Change of use from booking office to taxi office at first floor level. Access to first floor reception/sitting area via entrance hall and staircase on ground floor.	Emily Pickup	<a href="https://webportal.ribblevalley.gov.uk/planningApplication/35787">https://webportal.ribblevalley.gov.uk/planningApplication/35787</a>  <b>Emailed to WPC for Consultation</b>
3/2023/0862  Received : 23/10/2023 Registered : 02/11/2023	<b>De Lacy Arms 61 King Street Whalley BB7 9SP</b> <b>Discharge of Conditions</b> Approval of details reserved by condition 3 (elevations and sections of timber windows) of planning permission 3/2023/0668.	Will Hopcroft	<a href="https://webportal.ribblevalley.gov.uk/planningApplication/35875">https://webportal.ribblevalley.gov.uk/planningApplication/35875</a>  <b>Noted</b>
3/2023/0884  Received : 31/10/2023  New	<b>135B King Street Whalley BB7 9SP</b> <b>Alter or Extend a Listed Building</b> Proposed conversion and re-use of the unused space to a building for any use under Class E (commercial, business and service). The unsafe wall to be partially demolished due to poor condition and rebuilt.		<a href="https://webportal.ribblevalley.gov.uk/planningApplication/35895">https://webportal.ribblevalley.gov.uk/planningApplication/35895</a>  Awaiting Plans
3/2023/0883  Received : 31/10/2023  New	<b>235B King Street Whalley BB7 9SP</b> <b>Applications for full consent</b> Proposed conversion and re-use of the unused space to a building for any use under Class E (commercial, business and service). The unsafe wall to be partially demolished due to poor condition and rebuilt.		<a href="https://webportal.ribblevalley.gov.uk/planningApplication/35894">https://webportal.ribblevalley.gov.uk/planningApplication/35894</a>  Awaiting Plans
3/2023/0871  Received : 27/10/2023	<b>345 Abbey Fields Whalley BB7 9RS</b> <b>Applications for full consent</b> Regularisation of single-storey extension to side, garden store and alterations to the existing dwelling. Resubmission of 3/2022/0631.		<a href="https://webportal.ribblevalley.gov.uk/planningApplication/35884">https://webportal.ribblevalley.gov.uk/planningApplication/35884</a>  <b>Emailed to WPC for Consultation</b> WPC to note condition on hedge heights when located in a visibility splay for highway and pedestrian safety.

<sup>1</sup> Applications are NEW and not yet allocated, there are currently no plans available to view as at 10/11/2023. As there is no Planning Committee Meeting in December, WPC may wish to keep an eye on these applications and contact the Chairman or Clerk if there are any comments to make and delegate authority to respond on the Councils behalf in December 2023 and ratify in January 2024.

<sup>2</sup> As footnote one

<sup>3</sup> As footnote one

3/2023/0903  Received : 06/11/2023  New	<b>49 Moor Field Whalley BB7 9SA Variation of Condition</b> Proposed roof lift with insertion of dormers front and rear. Conversion of garage to increase living space with an increase in height and insertion of velux windows front and rear (pursuant to variation of condition 4 (approved plans) from 3/2022/0130 to add a third dormer to the front of the garage).		<a href="https://webportal.ribblevalley.gov.uk/planningApplication/35911">https://webportal.ribblevalley.gov.uk/planningApplication/35911</a>  Awaiting Plans
3/2023/0905  Received : 07/11/2023	<b>St Marys and All Saints Parish Church Church Lane Whalley BB7 9SY Application for tree works in a conservation area</b> Crown raise T530 Oak, reduce canopy spread T557 Red Oak, remove branch obstructing path T623 Cherry.	<b>David Hewitt</b>	<a href="https://webportal.ribblevalley.gov.uk/planningApplication/35913">https://webportal.ribblevalley.gov.uk/planningApplication/35913</a>  Noted

<b>5. Reports/Updates/Other</b>	
<p>Items arisen re planning / correspondence received since the last meeting.</p> <p>Correspondence</p> <ul style="list-style-type: none"> <li>• Planning Inspectorate ROW/3322263</li> <li>• Email from Resident requesting withdrawal of objection re above ROW.</li> </ul> <p>It was resolved that as there is no Planning Committee meeting in December, any planning applications received for attention, would be responded to by Councillors for comments or objections via email with delegated powers to the clerk and chairman to respond to objections to the planning department, to be reported at January 2024 meeting.</p> <p>The letter received from a resident requesting WPC's withdrawal of objection with regards to the PROW on Mitton Road was discussed and it was resolved that as there has been no material change, and this should have been resolved at the point of planning approval, our position with longstanding Public Rights of Way, still stands and the process with the Planning Inspectorate will be followed.</p> <p>A resident of Church Lane reported on the building development on George Lane. It was felt that a number of building issues were not in accordance with planning permission and there were concerns highlighted around drainage, residents parking, and the access ginnel between Church Lane properties and the development to garage and parking. It was suggested to contact RVBC planning department and/or enforcement officers.</p>	<p>104/23</p> <p>105/23</p> <p>106/23</p>
<b>6. Next Meeting Dates</b>	
It was resolved to approve the date of the next meeting on Thursday 18 <sup>th</sup> January 2024 at 7pm at Whalley Old Grammar School.	107/23

The meeting closed at 19:30.

Signed by Chairman:

Date:

Councillor Richard Vickers

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<sup>4</sup> As footnote one