

St. Anne's on the Sea Town Council

Minutes of the Planning and Environment Committee held on 16th March 2017 at West Lodge, 5 St George's Road, St. Anne's on the Sea FY8 2AE

Present:

Councillors	T Ford	Chairman
	C Lanyon	Deputy Chairman
	A Jacques	
	S Trudgill	
Officers	J Nightingale	Town Council Support Officer
Members of the Public/Press		3

064/17 APOLOGIES FOR ABSENCE

Apologies were received from Councillors C Akeroyd and B Meadowcroft.

065/17 DECLARATIONS OF INTEREST

No declarations of interest were received.

066/17 DISPENSATIONS REPORT

No dispensations to report.

067/17 REPRESENTATIONS REPORT

No representations to report.

068/17 MINUTES OF PREVIOUS MEETING

RESOLVED That the minutes of the meeting held on 16th February 2017 be approved.

069/17 LOCAL LIST OF HERITAGE ASSETS

The committee instructed officers to search for any existing list and for the discussion to continue at the next meeting.

070/17 FYLDE BOROUGH COUNCIL – PLANNING APPLICATIONS CONSIDERED

RESOLVED That the following comments be forwarded to Fylde Borough Council on the applications received:

Application number 16/0489

24 Wood Street, Lytham St Annes, FY8 1QR.

Proposal Retrospective application for replacement of windows at first and second floor to Wood Street elevation with UPVC framed windows.

Case Officer Anton Godfrey, Planning Inspectorate.

Deadline 22nd March 2017

Notes This is an appeal against refusal of previous application. Previous observations will be forwarded to the Planning Inspectorate by FBC. If the Town Council has any additional observations, they are to be sent directly to the Planning Inspectorate.

Observations No Specific Observations.
No additional observations to add.

Application number 17/0054 Lancashire Energy HQ, Blackpool and the Fylde College, Blackpool Airport Enterprise Zone, Squires Gate Lane, Lytham St Annes, Blackpool, FY4 2QS.

Proposal Variation of condition 21 of planning permission 15/0811 relating to phasing of off-site highway improvement works.

Case Officer Kieran Birch.

Deadline 12th March 2017

Observations Object.
This condition was agreed by all when the application was approved in 2015.
The condition is based on existing FBC Policies, CFI and TRI and the NPPF, and should remain in order to promote sustainable methods of travel.

Application number 17/0065 21 Cavendish Road, Lytham St Annes, FY8 2PX.

Proposal Single storey rear extension.

Case Officer Claire Booth.

Deadline 12th March 2017

Observations No Specific Observations.

Application number 17/0094 Westgate House, Squires Gate Lane, Lytham St Annes, Blackpool, FY4 2TS.

Proposal Advertisement consent for display of 1 x internally illuminated 7.5m high totem sign, 1 x non-illuminated directional post sign, 1 x internally illuminated poster display unit, 2 x internally

illuminated eaves signs, 4 x billboards & 1 x free standing billboard.

Case Officer Planning Support Team.

Deadline 18th March 2017.

Observations No Specific Observations.

Application number 17/0117 25 Knowles Road, Lytham St Annes, FY8 2BG.

Proposal Single storey extension to side.

Case Officer Ruth Thow.

Deadline 12th March 2017.

Observations No Specific Observations.

Application number 17/0119 Queensway Hotel, Blackpool Road North,
Lytham St Annes, FY8 3RU.

Proposal Refurbishment of existing pub building including new entrance porch/lobby with revised access stairs and ramp, and raised decking area to front to form an external dining area with illuminated post / rope edge, Jumbrellas and heaters and new patio doors & steps for access.

Case Officer Rob Clewes.

Deadline 12th March 2017.

Observations Object.
No objection in principle. But have major concerns over noise levels emanating from outdoor seating / dining area, impacting on residential accommodation.
Loss of car parking – the patrons of this establishment already park on Blackpool Road North and this will only make matters worse regarding traffic circulation.
Relocation of recycling bins to rear of building and restrictions placed on collection times.
If application approved the Town Council would hope to see conditions approved in relation to the above and hours of operation.
Some close neighbours do not appear to have received 'near neighbour' notification.

Application number 17/0122 Queensway Hotel, Blackpool Road North,
Lytham St Annes, FY8 3RU.

Proposal Advertisement consent for revised signage scheme including 4 x post mounted internally illuminated signs, 2 x internally

illuminated individual letter signs to building, and 1 x externally illuminated double sided post sign.

Case Officer Rob Clewes.
Deadline 12th March 2017.
Observations No Specific Observations.

Application number 17/0131 88 St Thomas Road, Lytham St Annes, FY8 1JR.

Proposal Two storey rear extension.
Case Officer Rob Clewes.
Deadline 20th March 2017.
Observations No Specific Observations.

Application number 17/0136 14 Albert Road, Lytham St Annes, FY8 3SU.

Proposal Proposed single storey rear extension.
Case Officer Alan Pinder.
Deadline 17th March 2017.
Observations No Specific Observations.

Application number 17/0157 Builders Yard Rear 82, Hove Road, Lytham St Annes.

Proposal Erection of replacement building for storage in association with landscape contractors use.
Case Officer Alan Pinder.
Deadline 25th March 2017.
Observations No Specific Observations.
Can we assume that no.80 has received 'near neighbour' notification?

Application number 17/0159 46 St Annes Road East, Lytham St Annes, FY8 1UR.

Proposal Change of use from two flats into a single dwelling, removal of front door & replacement with window, pitched roof over single storey rear extension & insertion of bi-fold doors, new vehicular

access with gravel driveway, replacement of wooden windows with UPVC to front & rear.

Case Officer

Alan Pinder.

Deadline

26th March 2017.

Observations

No Specific Observations.
Whilst the Town Council appreciates this development is in a Conservation area we raise no objections to the creation of the additional car parking spaces and new access the proposal offers a sensitive solution which sits well with the existing street scene.

Application number 17/0168 12a Wood Street, Lytham St Annes, FY8 1QS.

Proposal

Resubmission of application 16/0784 replacement of windows to front elevation at first floor with double glazed, timber equivalents, alteration of window on rear elevation at first floor level to provide door with access onto a balcony area with proposed external staircase - part retrospective.

Case Officer

Ruth Thow.

Deadline

26th March 2017.

Observations

No Specific Observations.

071/17 REPRESENTATIONS

RESOLVED Town Councillors need not make any representations at the next Development Management Committee meeting.

072/17 DATE AND TIME OF NEXT MEETING

It was noted that the next meeting of the Committee would take place at **1.00 pm on Thursday 20th April 2017.**

The meeting finished at 14.27pm

Signed

Chairman

Date: 20th April 2017