

St. Anne's on the Sea Town Council

Minutes of the Planning Committee held on 15th November 2018 at
West Lodge, 5 St George's Road, St. Anne's on the Sea FY8 2AE

Present: Councillors T Ford Chairman
S Trudgill Deputy Chairman
A Jacques
C Lanyon
D O'Rourke

Officers J Nightingale Responsible Finance Officer

Members of the Public/Press 0

0265/18 APOLOGIES FOR ABSENCE

Apologies were received for Councillor Akeroyd.
Did Not Attend: None.

0266/18 DECLARATIONS OF INTEREST

No declarations to report.

0267/18 DISPENSATIONS REPORT

No dispensations to report.

0268/18 REPRESENTATIONS REPORT

No representations to report.

0269/18 MINUTES OF PREVIOUS MEETING

RESOLVED That the minutes of the meeting held on 18th October 2018 be approved.

0270/18 PLANNING APPLICATIONS Fylde Borough Council (FBC).

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

Application number 18/0490 65 Cartmell Road, Lytham St Annes, FY8 1DF.

Proposal Two storey front extension. Three storey rear extension with Juliet balconies to first floor. Addition of windows to side elevations.

Case Officer Alan Pinder.

Deadline 1st November 2018.

Notes Previously considered on the 19th July 2018. 'No Specific Observations' were made. Application has been re-submitted with revisions.

Observations Observations below.
The applicant is encouraged to investigate and implement appropriate measures to provide renewable energy, to maximise energy efficiency, and to incorporate water recycling technology into the development wherever possible.

Application number 18/0784 194 Church Road, St Annes, Lytham St Annes, FY8 3NW.

Proposal Formation of new vehicular access onto Church Road including creation of driveway within front garden, blocking up of existing vehicle access onto Lima Road including demolition of existing garage and removal of driveway and erection of fencing up to 1.8m in height to enclose side and rear gardens including section atop perimeter boundary wall to Lima Road.

Case Officer Alan Pinder.

Deadline 10th November 2018.

Observations No Specific Observations.
Note on quality of plans. Would have preferred the plan to have more surrounding detail as this is a semi-detached property.

Application number 18/0801 40 St Patricks Road North, Lytham St Annes, FY8 2DU.

Proposal Single storey side extension including conversion of existing garage to study and installation of roof lantern.

Case Officer Ruth Thow.

Deadline 11th November 2018.

Observations Observations below.
The applicant is encouraged to investigate and implement appropriate measures to provide renewable energy, to maximise energy efficiency, and to incorporate water recycling technology into the development wherever possible.

Application number 18/0803 50 St David's Road South, Lytham St Annes, FY8 1TS.

Proposal Change of use of part of ground and first floors of building to provide office accommodation (use class B1a) on ground floor and associated storage on first floor - retrospective application.

Case Officer Alan Pinder.

Deadline 13th November 2018.

Observations No Specific Observations.

Application number 18/0808 Morrison Supermarkets Plc, Amy Johnson Way, Lytham St Annes, Blackpool, FY4 2AY.

Proposal Installation of a single storey Timpson's retail pod.

Case Officer Alan Pinder.

Deadline 11th November 2018.

Observations No Specific Observations.

Application number 18/0843 32-34 Wood Street, Lytham St Annes, FY8 1QR.

Proposal Change of use of part of first floor from offices and storage space (use class B1) to restaurant (use class A3) to provide additional floorspace for expansion of ground floor restaurant including extension of shop front to form new entrance to first floor.

Case Officer Alan Pinder.

Deadline 25th November 2018.

Observations Support.
Heritage statement – will enhance the appearance in Conservation Area and lift the area. In keeping with Neighbourhood Plan DH1 Creating a distinctive St. Annes and E6 Leisure Culture and Tourism.

Application number 18/0851 124 St Andrews Road South, Lytham St Annes, FY8 1YA.

Proposal 1) single storey rear extension to existing basement level garage; 2) split level two/three storey side and rear extensions including front, rear and side facing dormers in roof space to provide residential annex for carer; 3) construction of bay window extensions to rear; and 4) addition of pitched roof to existing rear dormer.

Case Officer Ruth Thow.

Deadline 27th November 2018.

Observations Observations below.
The applicant is encouraged to investigate and implement appropriate measures to provide renewable energy, to maximise energy efficiency, and to incorporate water recycling technology into the development wherever possible.
Fylde Council are encouraged on completion of the development to use its power to ensure the applicant creates a more visually appealing street scene as in Policy E2 of the Neighbourhood Plan.

Application number 18/0852 2 Windsor Road, St Annes, LYTHAM ST ANNES, FY8 1ET.

Proposal Demolition of existing garage and erection of detached two storey outbuilding.

Case Officer Alan Pinder.

Deadline 25th November 2018.

Observations Observations below.
The applicant is encouraged to investigate and implement appropriate measures to provide renewable energy, to maximise energy efficiency, and to incorporate water recycling technology into the development wherever possible.

Application number 18/0853 Toast, 23 Wood Street, Lytham St Annes, FY8 1QR.

Proposal Erection of one non-illuminated fascia sign, two externally illuminated canopy signs and two externally illuminated balcony signs to front elevation of building.

Case Officer Alan Pinder.

Deadline 23th November 2018.

Observations No Specific Observations.

Application number 18/0858 97-99 St Annes Road East, Lytham St Annes, FY8 3NF.

Proposal Demolition of existing building and construction of three storey block of 8 apartments including erection of garages to rear and formation of front parking area.

Case Officer Ruth Thow.

Deadline 29th November 2018.

Observations Observations below.
The applicant is encouraged to investigate and implement appropriate measures to provide renewable energy, to maximise energy efficiency, and to incorporate water recycling technology into the development wherever possible.

- 1, Insufficient provision for parking spaces in relation to number of flats. (Only 6 shown on plan).
- 2, No provision for waste or recycling facilities or screening.
- 3, No reference made to Town Council design guide or Neighbourhood Plan.
- 4, Onsite parking should not harm character of the street (in a conservation area) by removing trees, gardens and garden walls. Ref HOU2 of the Neighbourhood Plan.

0271/18 FBC RESPONSE TO QUERIES RAISED REGARDING

- a) Shepherd Road Allotments.

Fylde Council granted the application for Shepherd Road Allotments. The Town Council had objected to the application.

- b) Poor quality of plans.

The poor quality of plans submitted by applicants was noted by Fylde Council.

- c) Campervan parking North Beach Car Park.

The temporary Campervan parking at North Beach Car Park was made permanent by Fylde Council.

0272/18 REPRESENTATIONS

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

0273/18 DATE AND TIME OF NEXT MEETING

The next meeting will be held at West Lodge, 5 St George's Road St Anne's on the Sea, **Thursday 20th December 2018 at 1.00 pm**

The meeting finished at 14.10.

Signed

Chairman

Date: 20th December 2018