



MINUTES

Planning Committee

Date:	Wednesday, 17 January 2018
Venue:	Town Hall, St Annes.
Committee Members Present:	Councillor Trevor Fiddler (Chairman) Councillor Richard Redcliffe (Vice-Chairman) Councillors Christine Akeroyd, Jan Barker, Michael Cornah, Neil Harvey, Kiran Mulholland, Liz Oades, Ray Thomas
Other Members Present:	Councillors Karen Buckley, Sandra Pitman
Officers Present:	Mark Evans, Paul Drinnan, Julie Glaister, Eddie Graves, Lyndsey Lacey- Simone
Members of the Public:	2 members of the public were in attendance

1. Declarations of Interest

Members were reminded that any disclosable pecuniary interests should be declared as required by the Localism Act 2011 and any personal or prejudicial interests should be declared as required by the Council's Code of Conduct for Members.

There were no Declarations of Interest.

2. Substitute Members

There were no substitute members.

Decision Items

3. Schedule of Proposed Modifications to Fylde Local Plan to 2032

The Chairman, Councillor Trevor Fiddler introduced the report. In doing so, he made reference to the Late Observation Schedule which was circulated at the meeting and provided members with the opportunity to read the updated information prior to consideration of the matter. He then went on to invite Eddie Graves (Planning Policy Officer) to present the report.

Mr Graves reported that further to the submission of the Local Plan and associated documents to the Secretary of State for Examination on 9 December 2016 and the subsequent three hearing sessions held during 2017 (to consider representations made to the plan), the Council has drafted modifications to the plan as recommended by the Inspector to enable the Local Plan to be deemed sound.

Mr Graves then went on to report that the version of the modifications circulated with the Committee Report were sent to the Inspector on 22nd December, these modifications were discussed at the Stage 3 hearings in December 2017.

Included as appendices to the report were: Schedule of Proposed Main Modifications; Schedule of Additional Modifications; Schedule of Proposed Modifications to the Policies Map and Housing Trajectory.

Mr Graves stated that discussions with the Inspector to finalise a version of the modifications for consultation were ongoing. He indicated that further comments had been received from the Inspector week commencing 15th January 2018. A summary of the modifications received from the Inspector were set out in the Late Observation Schedule circulated. It was reported that most of the modifications required the changing of one word or the regrouping of modifications as one modification under one reference number.

Members were advised that once the modifications are agreed with the Inspector they will be subject to Sustainability Appraisal and a six week public consultation. The Inspector will need to take into account the consultation responses before finally concluding whether a change along the line of the modifications is required to make the plan sound.

Members sought clarification on various matters including: the use of the 'Liverpool' method for the purpose of calculating the 5 year housing land supply and the associated number of dwellings per annum required to be completed; the housing number accepted by the Inspector; ability to secure Section 106 education contributions relevant to the area and not outside the area; Masterplan/infrastructure for the area; additional sites excluded from the Plan; settlement boundaries and links to the Neighbourhood Plan.

An undertaking was given to progress the meeting (previously agreed) with Lancashire County Council regarding S106 contribution education contributions.

Following consideration of this matter, it was RESOLVED:

1. That authority be delegated to the Head of Planning and Housing and the Chairman and Vice- Chairman of Planning Committee to agree any further changes resulting from continued liaison with the Inspector.
2. To note that the final version of the Schedule of Proposed Main Modifications, Proposed Additional Modifications and Proposed Additional Modifications to the Policies Map, will be subject to Sustainability Appraisal and public consultation.

4. Local Lists of Buildings: Heritage Zones 3-9

The Chairman invited Paul Drinnan (Regeneration Manager) to introduce the updated report. In doing so, he provided a PowerPoint presentation incorporating a pictorial overview of the local list of buildings.

By way of introduction, Mr Drinnan made reference to the background to the matter including recent committee reports/decisions and links to the 4 main strands to the Council's Built Heritage Strategy. The report also summarised the methodology used and the associated selection process applied for the local listing project.

In brief, the report highlighted proposals for introducing locally listed buildings in the remaining zones of Lytham St Annes. Mr Drinnan highlighted the 7 zones for consideration which were detailed on the appendix attached to the report.

Detailed maps of the zones illustrating the geographical location of the proposed locally listed buildings were made available at the meeting. A Late Observation Schedule was also circulated at the meeting.

The Late Observation Schedule made reference to the fact that the listing system protocol allowed for the submission of formal appeals, where dialogue and discussion with property owners cannot be satisfactorily resolved and fundamental objections remain. The Protocol provides for a means of appeal where an interested party takes issue with the reasons for listing set against the adopted criteria.

It was reported that two appeals had been made which related to the Synagogue, Orchard Road, St. Annes and St. Thomas School, St. Thomas Road, St Annes and in view of this, it was proposed that these two properties be deleted from the schedule under consideration.

Concerns were raised about the ability to further protect and preserve key local and national listed buildings from future development. Mr Evans was invited to address this point.

Following consideration of this matter it was RESOLVED:

1. That, with the exception of The Synagogue, Orchard Road and St Thomas School, St Thomas Road, St Annes which shall be removed from the schedule pending their consideration at appeal against local listing, the local list of buildings as set out within Schedule 1 (appendix 1) of the report contained within the seven remaining zones be approved and adopted.
2. That authority be delegated to officers to consider the necessity for the introduction of Article 4 Directions, as may be relevant, to each locally listed building and thereafter, and following appropriate consultation, introduce such directions.

(Councillor Cornah left the meeting prior to the consideration of the following matters)

5. Kirkham: Public Realm Improvements

By way of introduction, Paul Drinnan (Regeneration Manager) provided an overview of the background to the phased public realm improvements works at Kirkham. This included an overview of previous committee reports and the various phased works undertaken to date following committed sum payments made as a result of the Mill Farm development at Wesham.

The report went on to refer to cost savings made from 'phase 6' works undertaken to the frontage between Birley Street and Market Square and the suggestion to utilise the savings (£21k) for the next phase of the repaving works are around the Market Square, which would form a logical conclusion to this part of the public realm enhancement works.

It was reported that the cost of the next phase of works is estimated at £60,000. It is proposed that part of the funding for this would be by way of utilising the residual £21,000 underspend from the last phase of works. In respect of the balance of funding for the scheme, a sum of £29,000 be the subject of a capital growth bid for 2018/19 (to be met by Fylde Council) and that the remaining funding (estimated at up to £10,000) be met by way of a contribution from Kirkham Town Council.

Following consideration of this matter the committee RESOLVED:

1. To approve the use of the £21,000 initially allocated to Phase 5 of the Kirkham Regeneration Scheme, for the purposes of making a contribution to the undertaking of Phase 6, the area of which was detailed on the plan at Appendix 1 of the report.
2. To authorise the implementation of the re-paving scheme subject to the funding for the full scheme cost being secured; and
3. To agree to the method of procurement and implementation as set out in the report, namely the continued working partnership with Lancashire County Council for the delivery of the scheme.

6. Fylde Council Tree Preservation Order 2017.144: Land North of Weeton Road, Wesham

The Committee was asked to confirm the above Tree Preservation Order following consideration of the comments/objection received during the consultation on the Order. Members were advised that the Council's constitution requires that when an objection is received, the decision whether to confirm the Order is to be made by the Planning Committee.

An overview of the legislative background, process and changes to the TPO procedures together with details relating to the objection were set out in the report.

It was RESOLVED to confirm Tree Preservation Order 2017.14 relating to land North of Weeton Road, Wesham to enable it to become permanently effective.

7. Budget Setting - Prioritisation of Capital Bids 2018/19

For the purposes of budget setting, Paul Drinnan (Regeneration Manager) was invited by the Chairman to present a report on the prioritisation of capital bids for 2018/19 which fall within the terms of reference of the committee.

The Committee was advised that 3 bids had been received and these related to: Woodlands Road Phase 4; Wood Street Phase 3 and Kirkham Phase 6. Details of the individual bids were included as an appendices to the report.

Clarification was sought about the type of stone using for paving and matters associated with 'District Centres'. This was addressed by Mr Drinnan.

It was RESOLVED to support the bids as detailed in the report for further consideration by the Budget Working Group.

8. Budget Setting - Fees and Charges 2018/19

The Chairman invited Mark Evans (Head of Planning and Housing) to introduce the report. In doing so, he advised that each year, as part of the budget-setting process, the schedule of fees and charges for the coming year (for each of the services that the Council provides) is reviewed by budget-holders prior to that schedule being considered by the relevant Programme Committee and finally being approved at the March Budget Council meeting.

The Committee was requested to consider the schedule of fees and charges for those activities within the remit of the committee as detailed in appendix to the report. In addition, a link to access the full schedule of fees and charges for all Council services was included in the report.

Following discussion, the committee RESOLVED:

1. To recommend to Council the schedule of fees and charges for those activities within the remit of the committee as detailed in appendix circulated.
2. To note that the final fees and charges for 2017/18 will be approved by the Budget Council in March 2018.

Information Items

The following information item were received by the committee.

9. Budget Setting – Revenue Budget 2018/19 - First Draft

The link included on the Information Report circulated provided access to the first draft of the revenue budget for 2018/19.

10. Revenue Budget Monitoring Report 2017/18 - Position as at 30th November 2017

This Information Report circulated provided an update of the Council's General Fund Revenue Budget as at 30 November 2017 with specific reference to those services under the Committee's remit.

11. Capital Programme Monitoring Report 2017/18 - Position as at 30th November 2017

This Information Report circulated provided an update of the Council's approved Capital Programme as at 30th November 2017 with specific reference to those schemes under the Committee's remit.

12. Mid-Year Performance 2017/18

The Information Report circulated provided details of the key performance outcomes (relevant to the remit of the committee) for the first half of the financial year 2017/18.

Clarification was sought on the under-performance item relating to the number of swims at St Annes pool (PM23). Councillor Pitman and Tim Dixon addressed this point.

Clarification was also sought on the support and the financial implications relating to PM21. Mark Wilde addressed this point.

13. Fylde High Street innovation Fund

The Information Report provided an update on how the Government's High Street Innovation Fund had been spent by the Town Centres Forum under the scheme. It was reported that the project had now been completed and a table included in the report provided a summary of the distribution of funds.

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