

Agenda Item 3

**Minutes of the Meeting of Barrowford Parish Council
Held at Holmefield House Gisburn Road Barrowford
On Wednesday, 19th January 2022**

Present

Cllr. A Stringer – Chairman in the Chair

Parish Councillors

T. Titchiner R. Oliver A. Vickerman J. Gibson
S. Nike L Ashworth
Pendle Cllr. Nadeem

Public Question Time: Two representatives from Pendleside Hospice spoke on a Witch Record fund raising event they wish to run in September using Barrowford Memorial Park as the hub for the event Councillors raised concerns over parking and vehicle damage to the park. The Clerk will engage in further discussions to resolve the problems and report back.

123. Declaration of Interest: None

124. Apologies: Cllr. Manzar Iqbal

125. Minutes of Meeting of the Council Held on the 8th December 2021: Copies having been previously circulated.

It was resolved: That the minutes be approved as a correct record

126. Planning Application 21/0949/FUL: Report on the Council's response to this planning application. A report having previously been circulated.

It was Resolved:

- 1) To engage Mrs. Fitzgerald for the drafting of the Council's response at a fee of £720.00.
- 2) To Retain Mrs. Fitzgerald to speak on the Councils behalf at the meeting of the Policy & Resources where the application is decided.

127. Planning Applications, Tree Orders and Highway Matters:

It was Resolved: That the following comments are submitted by the Council.

Number		Comments
21/0664/FUL	Full: Change of use of part of building from light industrial (Use Class E(g)(iii)) to motor vehicle workshop to motor vehicle workshop and MOT centre (Use Class B2) (206 m2), vehicle	Objection to the proposed access and car parking Layout: After reading the Highways response to the original plan the Parish Council now feels that the division of the car park to create two single entry units with the car park divided by a fence will

Agenda Item 3

	<p>storage (Use Class B8) (500 m2) and motor vehicle display and sales (Sui Generis) (61m2). Innovation Works Gisburn Road Barrowford</p>	<p>seriously affect the entry and exit to the units due to lack of turning circles for larger vehicles. Traffic on this site has worked very well in the past because of the through flow even when used by MacGregors as a large transport company base. The latest configuration with the car park split has the potential to create significant highway problems for the unit accessed via Ridley Street. Ridley street is virtually a single lane road due to on street parking and the potential for a larger vehicle encountering an obstruction from a vehicle egressing the car park is significant. The introduction of two additional parking spaces although essential will further reduce the turning space within that area.</p> <p>The same problems also apply to the car park accessed via Roughlee Street but in a lesser degree although the turning circle for large vehicles will be tight. The creation of a electric vehicle charging point area with a new entrance on to Roughlee Street will further complicate traffic flow on Roughlee Street. The Parish Council although supportive of a new use for this building would need to see significant changes to the access and egress of the site with the preferred option being free flow through the site between Ridley Street and Roughlee Street.</p>
21/0664/FUL	<p>Full: Erection of a two storey extension to the rear. 15 Kendal Avenue Barrowford Nelson</p>	<p>Concerns: The Parish Council has concerns regarding the adverse impact of amenity caused by loss of light that the proposed two storey 3.5m extension may cause due to close proximity to next doors downstairs window. The Parish Council has concerns on lack of details on the drainage measure for the large increase in the surface area of the flat roof. The Council questions the sustainability of large flat roofs on domestic premises through increased rainfall attributable to climate change.</p>
21/0758/FUL	<p>Full: Erection of two detached dwellinghouses. Land To the North West of Parrock Road</p>	<p>Request for Implementation of Conservation Officers Recommendations: The Parish Council wishes to retain its</p>

Agenda Item 3

	<p>Barrowford. FOR: Therapy Assist Ltd</p>	<p>original comments regarding this application but having considered the Planning Officers Report sent to the February BWPAC (application invalidated). The Council would like to see the comments of the Conservation Officer included as conditions especially those relating to her thoughts regarding boundaries and setting. "Provided the perimeter of the site is sufficiently landscaped the secluded setting should be preserved. Additional landscape screening should therefore be provided to the SE (front) and NW edges of the site, and stone boundary walls provided to match existing". Are adequately addressed to preserve and enhance the setting of both the Listed Building and the Conservation Area Barrowford Parish Council would not object to this application.</p>
<p>21/0999/HHO</p>	<p>Full: Demolish existing detached garage and erection of two storey side/rear extension with raised patio to South West elevation and porch to and North East elevation. Green Gables 3 Forest Lane Barrowford</p>	<p>Objection: This application is within the Carr Hall and Wheatley Lane Conservation Area and as such should accord with the Conservation Character Appraisal. (6.45 page 34) The appraisal was revised and approved in July 2010 and already highlights the extent of intrusion or damage to that area since its inception in the late 1980's. The Conservation area has since been devalued by major extensions and remodelling of some of the key houses within the conservation area particularly Rosehill House. Although this a more recent build it was built of natural stone with a blue slate roof large bay windows with some timbered designs to the eaves reminiscent of the Arts & Craft style. The modern conservatory presumably installed without consultation with the Conservation Officer does not improve the aesthetics of the building. The proposed large two storey of modern design with large window openings flat roofed dormer and presumably rendered walls does not accord with Character Appraisal and detracts from both the integral quality of the buildings original design and its setting and visual amenity within the Carr</p>

Agenda Item 3

		Hall and Wheatley Lane Road Conservation Area. This application should be refused on the grounds of poor design and its impact on the Character, setting and visual amenity within the Conservation Area. Barrowford Parish Council is not against extensions within any conservation area as long as the proposed extension, by both sympathetic design and materials enhances the ideals of that Conservation Area. This application unfortunately does not.
21/0984/LHE	Permitted Development Notification (Larger Home Extension): Erection of single storey extension to rear (Length 4m, eaves height 2.4m, overall height 3.45m). 32 Lee Street Barrowford Nelson Lancashire BB9 8NR	Permitted Development for Information.
Cornerstone 126173 / VF015108	Telecommunications site at Holmeffield Mill, Gisburn Road, Barrowford, BB9 8NB NGR: 385804, 438901	Permitted Development for Information.

128. Budget 2022-23: To consider the Report of the Finance Working Group including the reallocation of funding from the 2021-22 Budget and recommendations for the 2022-23 budget copies having previously been circulated.

It Was Resolved:

- 1) That the Overview of Council Finances and recommendations for 2021-22 and 2022-23 be noted.
- 2) Virements for December 2021 as highlighted in the report be approved.
- 3) Outturn to 31st December 2021 be noted.
- 4) That the Proposed Budget for 2022-23 is adopted.
- 5) That the precept be set at £183,500 for the year 2022-23

129. Financial Matters: The payment schedule having been previously circulated.

It was Resolved:

- a. To Approve payments of £15,035.04 for January 2022

Payments January 2022

Mr B Lord	240.00
Defib Store	264.00
Wages & Salaries	6121.10
Handyman 1	58.85
Handyman 2	11.70
Clerk	68.84
HM Revenue & Customs	1427.07

Agenda Item 3

Nest	307.97
Peninsula	115.17
Petty Cash	202.31
Zen	40.32
Waterplus	148.03
British Gas	69.68
British Gas	148.34
British Gas	45.24
British Gas	11.61
British Gas	11.06
British Gas	11.44
British Gas	11.82
J B Barnes Ltd	285.96
Sharp Business Systems	32.20
Sharp Business Systems	27.40
Option Hygiene Ltd	45.60
Paula Fitzgerald	720.00
Lite	3480.00
Lite	480.00
Meals on Wheels	84.31
Meals on Wheels	133.65
Meals on Wheels	187.03
Meals on Wheels	229.05
Meals on Wheels	15.29
Total	15035.04

130. Land at Oaklands House: Developers public consultation in progress report circulated for information only.

131. Provision of CPRE Equipment: A request from Cllr. Ashworth for this to be added to the agenda: The Clerk circulated a report at the meeting.
It Was Resolved: To wait for further information regarding the Appleby Drive request.

132. Barrowford Town Centre, the Re-opening the High Streets Safely Fund (RHSSF) and the Welcome Back Fund: Report of the Clerk: Recent items arising for information only. The Council has received payment for installation work and has had a request for photographs of the work.

133. Report of the Clerk:

Agenda Item 3

- 1) **Pendle Heritage Centre:** The centre has been closed temporarily and it is envisaged that the centre will be re-opened before Easter.
 - 2) **Water Supply to Bowling Pavilion:** The pipe to the Bowling Pavilion has been capped off so that the water to the Cemetery and Allotments can be re-instated. Mr. Aspey is dealing with a quote for the work.
 - 3) **AFSG:** Request to use the facilities including, ground floor Holmefield House, car park and field on Saturday 4th June 2022:
It Was Resolved: To approve use of the facilities for the proposed Queens Platinum Jubilee Celebrations.
 - 4) **AFSG:** The Armed Forces Support Group have requested permission to open up the blocked doorway in to the unused derelict section of their building to both ascertain the level of works required to bring the building back into use and clear the accumulated rubble/debris. A temporary door will be attached to the opening making the site secure.
It was Resolved: To devolve this matter to the Clerk as part of the day to day works at Holmefield House.
- 134. Report on the Barrowford and Western Parishes Area Committee Meeting:**
A verbal report was given by Cllr. Oliver.
- 135. Date, time & place of the Next Meeting of the Council: 7pm Wednesday 23rd February at Holmefield House.**