

Minutes of a special planning meeting of Cockermouth Town Council held in the Council Chamber, Town Hall, Cockermouth on Thursday 1 March 2018 at 7.00pm

Members

A Tyson (Mayor)

I Burns
A Kennon
E Nicholson

R Hanson
D Malloy
A Smith

Apologies: L Davies, J Laidlow, K Scales, S Nicholson & S Standage

Also present: 1 member of the press, 1 of the public

The Dementia Workshop was cancelled due to the inclement weather

177 Declaration of Interest

Councillor E Nicholson declared a personal interest in planning application 2/2018/0070 due to carrying out work for the land owner.

Councillor E Nicholson declared a prejudicial interest in planning application 2/2014/0546 due to owning land nearby. He left the room whilst the application was discussed.

178 Public Participation

There was none.

179 Planning Applications

2/2018/0070

Hybrid application – erection of non-food retail unit (class A1) with external garden centre (full application), employment unit (class B1, B2, & B8)(Outline application with details of appearance reserved) including access, parking, landscaping and associated works

Land at Low Road, Cockermouth

Councillor Hanson moved refusal. This was seconded by Councillor Kennon.

Councillor Hanson requested a recorded vote.

The results of the recorded vote were as follows:-

Councillor Hanson	Refuse
Councillor Smith	Abstain
Councillor Burns	Abstain

Councillor Malloy	Refuse
Councillor Nicholson	Abstain
Councillor Kennon	Refuse
Councillor Tyson	Refuse

Recommended – Refusal for the following reasons:-

1. Town prosperity analysis incorrect. The analysis was carried out before the 2015 floods and does not consider the loss of trade which followed those floods or the impact of subsequent developments. Analysis needs to be robustly challenged. Independent survey requested.
2. The Local Plan has a clear hierarchy of settlements. The B & M store proposed is much larger than the Workington store. It should be in a Principle Service Centre not a Key Service Centre
3. The loosest application of the sequential test has been applied. Land which is not obviously for sale and potential development opportunities should be properly explored and considered.
4. The land is designated employment land in the Local Plan.

Resolved – That Councillor Tyson represent the Town Council at Development Panel.

2/2018/0072

Application for reserved matters following outline approval 2/2014/0546 for five detached self build houses and new vehicular access

Land on the North East Side of Lorton Road

Recommended – Refusal due to massing, prefer single storey dwellings on site.

HOU/2018/0025

Change wood door and windows to a grey composite door and grey upvc windows and velux roof windows from wood interior to upvc

1, Printers Court

Recommended - Approval

The meeting closed at 7.35pm