



CRANTON PARISH COUNCIL

GENERAL PURPOSES & ENVIRONMENT COMMITTEE

Minutes of the meeting of the **General Purposes and Environment Committee** held on **23 May 2016** at the Parish Council Office, 7 Hampton Drive, Cranton, commencing at 7.00 pm.

Present: Councillors D Rostance (Chair), S Cooper, J Foran, P M Green, M O'Dowd and G Pentin

In attendance: Ward Councillor G Flatley
Constable Simon McArdle (Neighbourhood Police)
Vitti Osborne (The Clerk)
30 members of the public

1. **APOLOGIES**

It was resolved that apologies for absence received from Councillors D Bray, W Cook and G McGann, and Ward Councillor T Newman be accepted.

2. **DECLARATIONS OF INTEREST**

It was reported that no declarations of interest had been submitted.

3. **MINUTES OF LAST MEETINGS**

It was resolved to accept the minutes of the General Purposes and Environment Committee meeting held on 11 April 2016 as a correct record and signed by the Chairman.

4. **ORDER OF BUSINESS**

It was resolved that the agenda item 5 – Planning Application be considered before the Public Participation session.

5. **PLANNING APPLICATIONS**

APP. NO: 16/00257/OUT

APPLICANT: Mrs Ruth Ford

APP. TYPE Outline Application

LOCATION: Land To The Rear Of The Ridgeway Penny Lane Cranton Knowsley

PROPOSAL: OUTLINE APPLICATION FOR THE ERECTION OF 17 NO. AFFORDABLE DWELLINGS - APPROVAL FOR ACCESS SOUGHT AT THIS STAGE (ALL OTHER MATTERS RESERVED FOR FUTURE APPROVAL)

A deliberation took place on the above planning application. After discussion, it was proposed by Councillor S Cooper, seconded by Councillor D Rostance and **unanimously resolved** to object to the planning application for the following reasons:

1. The application relates to land currently designated as Green Belt. The Knowsley Local Plan which was adopted in January 2016 clearly states that inappropriate development in the Green Belt is not permitted. The access road is clearly inappropriate development.
2. The application relates to land that is close to the Cranton conservation area and as such will be detrimental to that area. It will adversely affect the unique nature of Cranton village as recognised in the Knowsley Local Plan.

Council members do not accept the applicant's statement at paragraph 4.18 of the supporting planning statement which claims that there are very special circumstances that clearly outweigh the harm to the openness of the green belt.

Furthermore council members believe that the applicant's contention that this development will help to achieve the local plan objectives by reducing the housing deficit on affordable housing within affluent areas of the Borough can be best met if the development was proposed for one of the 9 Sustainable Urban Extensions identified in the Local Plan.

Members strongly disagree with parts of paragraph 5.14 of the supporting planning statement where the applicant considers the Green Belt study for the site to be flawed. The Local Plan was subject to a long period of consultation and rigorous examination by an independent planning inspector leading to adoption by Knowsley Council in January of this year. It would fly in the face of all that took place prior to adoption of the Local Plan if this application is granted.

6. PUBLIC PARTICIPATION

(a) Members of the public were invited to make observations on the planning application discussed. The following points were raised:

- Majority of properties in the village are affordable homes. Supply is already matching demand.
- There are identified sites in the Borough for affordable housing development.
- For what reason the developer keeps on applying to build on the green belt of the village.
- There might be more houses than stated on the proposed site plan.
- The proposed exit on to Penny Lane is dangerous because it is too close to the blind bend.

Ward Councillor G Flatley reassured that the site has not been released by Knowsley Council for development.

Members of the public were reminded that only valid reasons for objections would be considered by the Planning Authority. The deadline for submission is the 3 June 2016.

Parishioners cared about the environment of the village, their presence showed their strength and support. They thanked the Council for their efforts and for representing the interest of the parish.

- (b) The surface of the public footpath from Mill Lane to Pex Hill should be tarmacked for all users and in all weather conditions. The land ownership has yet to be identified.
- (c) The shrubs opposite the junction of Hall Lane/Brook Close are obstructing the road and need to be cut back.
- (d) The road surface of Hall Lane (from the junction of Penny Lane) leading to Rainhill is in a very poor condition. Knowsley Council has been request to consider introducing a weight limit order to minimise damages to the road surface without success.
- (e) Overgrown hedges at 43 Hampton Drive need to be cut back.

7. NEW LIGHTING AT CRANTON C OF E PRIMARY SCHOOL

The new security lighting at the new extension of the Cranton C of E Primary School is adversely affecting neighbouring properties.

It was resolved that Knowsley Council be contacted for assistance in resolving the problem.

8. STATE OF THE VILLAGE

The following issues were discussed:

- Fly-tipping remains an issue.
- Summer flowers will soon be planted in the planters by the sponsor.
- Ground maintenance at Coronation Gardens is not up to the standard. The lower maintenance plants are disappointing.

9. ANTI-SOCIAL BEHAVIOUR

The following issues were raised with the Police:

- Youth issues shifted from Halton to Cranton
- Over 100 youths entered into the village on a Friday night.
- Bad vandalism happened in the Pasture.
- The hair salon on Cranton Road has been vandalised in the early hours of Saturday 28/5/16.
- Request Police presence in the village.

Constable S McArdle reported that action has been taken to clarify the location of Cranton to ensure reported incidents are attended to without delay. They are working with Cheshire Police to tackle quad-bikes issues and are appealing for more information. There were only a few crimes reported and residents were advised to take all precautions.

Crimes and incidents should be reported to the Police via 999 (emergency) or 101 (non-emergency). Police is patrolling the area on a regular basis and can pay visit to vulnerable residents. Policing matters discussed tonight will be reported to the Neighbourhood Police Inspector.

The Council will contact Pex Hill JFC requesting drivers to use the Holy Family Parish Centre car park when taking their children to the Pasture to relieve traffic congestion outside the entrance.

10. CRANTON NEWSLETTER

The summer newsletter is in progress.

The Chairman thanked Ward Councillor G Flatley and Constable S McArdle for attending the meeting.

The meeting closed at 8.07 pm.

Signed _____ Date 4 July 2016