



**You are summoned to attend a meeting of the  
FINANCE, PLANNING & ADMINISTRATION COMMITTEE OF RAINFORD PARISH COUNCIL  
in the Council Chamber at Rainford Village Hall on Tuesday 05 April 2022 at 6.30pm**

**The press & public are invited to attend**

### **AGENDA**

**1. Apologies**

**2. Approval of the minutes of the meeting held on 09 March 2022**

**3. Plans**

The following planning applications have been granted:

*P/2021/1044/FUL      Addition of extra car parking spaces between plots 1 & 2  
Millbrook Business Park, Mill Lane, Rainford*

*Condition: No development shall take place until a scheme for the provision of cycle parking, in accordance with the Council's current standards, has been submitted to and approved in writing by the Council as Local Planning Authority. The scheme shall be implemented as approved before any part of the development is brought into use and shall be retained as such thereafter.*

*P/2022/0034/HHFP      First floor rear extension along with minor alterations to existing dwelling and outbuilding  
33 Pilkington Street*

*P/2022/0058/HHFP      Front porch with canopy roof bay window extension, and extension to the existing dropped kerb (amended proposal).  
132 Ormskirk Road, Rainford*

*P/2022/0083/HHFP      Single storey rear extension and garage conversion  
32 Croxteth Drive, Rainford*

*P/2022/0084/HHFP      Demolition of existing conservatory and partial demolition of garage with the erection of a single storey side and rear extension  
5 Arnian Way, Rainford*

*P/2022/0092/HHPA      Prior approval for a single storey apex extension projecting 3.555m from the rear, 3.95m max height and 2.16m at the eaves  
166 St Helens Road, Rainford*

The following planning applications have been amended:

*P/2020/0040/HHFP      Erection of proposed outbuildings and detached garage  
51 Bushey Lane*

2 objections from neighbours & tree plan requested. Plans have been amended

*P/2022/0231/HHFP      Resubmission of application/2021/0382/HHFP – Proposed front and rear dormer with alterations to roof from hip to gable and removal of chimney stack  
3 Dairy Farm Road, Rainford*

The following plans have been refused:

*P/2022/0040/HHFP      Erection of proposed outbuilding and detached garage  
51 Bushey Lane, Rainford*

- i. Disproportionate additions to the original dwelling to the detriment to the principles of the Green Belt
- ii. The proposed outbuilding would be located outside the defined residential curtilage of the application which would be considered to be encroachment into the countryside. This would undermine one of the fundamental purposes of the Green Belt and therefore would be considered to inappropriate development within the Green Belt
- iii. Insufficient information has been submitted to determine if the proposed development would have an impact on existing trees within the site

The Local Planning Authority offered solutions to the applicant in order to make the development acceptable. The applicant was however unwilling to amend the plans. Without these amendments the development would not improve the economic, social and environmental conditions of the area and therefore does not comprise sustainable development.

*P/2022/0050/TPO      Works to 2x Beech Trees covered by Tree Preservation Order  
41 St Helens Road, Rainford*

The Council's Trees and Woodlands Officer was not satisfied with the level of information required for the justification of the works to the 2no protected trees. Therefore, the proposed application is contrary to Policy ENV 12A of the Unitary Development Plan as it would result in a significant loss of trees and impact the character of the area without justification.

New applications:

*P/2022/0205/HHFP      Partial demolition of existing rear extension with the erection of  
single storey front extension, front dormer and garage conversion  
78b Old Lane, Rainford*

*P/2022/0206/HHFP      Single storey side and rear extension and demolition of existing  
outbuilding  
8 Arnian Way, Rainford*

*P/2022/0209/FUL      Retention of external seating area and pergola  
Red Cat PH*

*P/2022/0222/HHFP      Single storey extension to an existing single storey rear extension  
15 Siding Lane, Rainford*

#### **4. Clerk's Report**

1. The high-level delaminating stone work on the Village Hall has been made safe. A report has been submitted detailing other repair work required visible from the scaffolding. An alternative quote for the pointing is being obtained.
2. The research being carried out regarding grants for installing on-street residential car charging points is on-going. A local firm which installs the charging points has also been contacted.
3. Quiz nights are continuing, with additional marketing to encourage more teams.
4. Many complaints have been received about the closure of the footpath between Higher Lane and Lakeside Gardens. The footpath will be closed for safety reasons until the bungalow has been fully demolished. The footpath should then be re-opened. The demolition of the bungalow has now taken place. Both myself and Councillor Lamb have been in contact with the planning department. The order allowing the closure of the footpath lasts for, at most until 03.07.2022.
5. Tickets are now available for the Afternoon Tea on 22.05.2022 and Gala Dinner on

- 28.05.2022 to celebrate the Queen's Platinum Jubilee. Please support these events.
6. The outstanding furlough money will be shown on the payroll for April 2022.
  7. The details for payroll payments for November, December, January and February have now been received, but not in time to make a payment before the end of the financial year.
  8. The survey commissioned by Steve Littler is due to take place on 07.04.2022.
  9. The document suggesting an alternative distribution for the wards within the parish for the Community Governance Review has been submitted to St Helens Council.
  10. The invoice for the premises licence has been received.
  11. An invoice for rent for the Village Hall has been received.
  12. A new weekly class will be starting after Easter.
  13. The documentation and instructions for the Annual Governance and Accountability Return has been received.
  14. Notice of the elections to be held on 05.05.2022 has been received and displayed

**5. Income & Expenditure for March 2022**

Income £8725 + Heritage Lottery Grant of £9160

Expenditure £8433

This does not include salaries for March 2022

Bank balances @ 31.03.2022:

Current Account: £13552    Business Account: £47435    Christmas Fayre Account: £2525

Liability for payroll November 2021 – March 2022 £40053

Other liabilities: £2195

Amount owed for furlough payments £12958

Debtors £1548

Available funds £26610 + earmarked £9160

**6. Village Hall repairs**

**7. Terms for the New Lease**

*For discussion*

**8. Improvement of the offer and the profitability of the Village Hall**

**9. Banners for the Primary schools**

*For discussion and decision.*

*The primary schools have designed banners for outside the schools encouraging cars to drive and park safely. See separate document for details of costs.*

**10. End of Year Accounts**



**Clerk & RFO**  
**Rainford Parish Council**