

## West Lancashire District Council Local Development Framework



JUNE 2008

Supporting Comments made on the Draft Skelmersdale Town Centre SPD / Masterplan





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### **Supporting Comments made on the Draft Skelmersdale Town Centre SPD / Masterplan**

#### **Introduction**

- 1.1 This report sets out the supporting comments made on the Skelmersdale Town Centre Draft Supplementary Planning Document / Masterplan.

#### **Format of the Report**

- 1.3 The report deals with each person's or organisation's 'support' or 'support with conditions' comment in turn. Each representation received has been given a unique reference code (skemspd1, skemspd2 etc). The individual comment is set out in the 'Consultee Comment' column. Where the comment is followed by (S) this indicates that the comment has been summarised, when followed by (F) this indicates that this is the comment in full.



## Skelmersdale Town Centre Comments Report – Support / Support with Conditions

Id	Consultee	Nature Of Response:	Number	Consultee Comment	Council Comment	Officers' Recommendation
skemspd3	West Lancs CPRE	Support with conditions	1.2	<p>WLCPRE generally support the Regeneration of Skelmersdale Town Centre while anxious to retain the good points of the original design - safety from traffic, green cloughs and other attractive walkways,.....</p> <p>We note your commitment to "attractive and sustainable housing, some affordable housing", and trust that the "sustainability" is of a high calibre. (F)</p>		Support noted
skemspd11	West Lancs CPRE	Support with conditions	7.8	We support this subject to suitable lane-arrangements on Northway to keep the leaving and joining traffic separate from through traffic on this fast road (which we assume will remain one-way clockwise.) (F)		Support noted
skemspd14	West Lancs CPRE	Support	9.9	WLCPRE support the Council's aims for increased and increasing levels of sustainability and for the use of renewable energy wherever possible. (F)		Support noted
skemspd36	Environment Agency	Support	2.17	Para 2.17: We support the identification of Biological Heritage Sites as a constraint to development within the Masterplan area. (F)		Support Noted.
skemspd42	Lancashire County Council	Support with conditions	5.18	The new library must be developed to the satisfaction of the County Council. (S)	Discussions will be ongoing in the County Council to ensure they are satisfied with the final layout and location of the building.	Comments Noted.
skemspd46	Lancashire County Council	Support with conditions	Figure 7.2	Further detail and modelling is required to ensure that what is being proposed meets the transport needs of the area - further comments can be made as St Modwen produce detailed proposals.		Noted

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				At this stage, the County Council feels that the masterplan is not detailed enough to understand which are primary or secondary routes, or how sites will be accessed. Vehicle movement in the town centre is yet to be defined, particularly on the new High Street. Key pedestrian and cycle routes and linkages have not been identified at this stage. More detailed consideration also needs to be given to parking in the town centre, particularly for disabled users. (S)		
skemspd49	Lancashire County Council	Support with conditions	Chapter 5	Supports the principle of the 'one stop shop' principle but recommends that partners should seek to maximise accessibility. (S)		Support Noted.
skemspd54	Network Rail	Support	7.16	Network Rail support the comments in para 7.16 relating to providing better bus links to the closest rail stations. (S)		Support Noted.
skemspd71	United Utilities	Support	9.10	United Utilities supports all the wording of this paragraph. (F)		Support Noted.
skemspd72	United Utilities	Support	9.11	United Utilities supports all the wording of this paragraph. (F)		Support Noted
skemspd73	United Utilities	Support	Chapter 10	United Utilities supports all the wording of this Chapter. (F)		Support Noted
skemspd77	Mr Paul Dickie	Support		The re-development of Skelmersdale Town Centre is very welcome and the increase in population will enliven the town centre. (S)		Support Noted
skemspd81	Mr Paul Dickie	Support	7.14	Agreed that the present bus station, at first floor level, is not ideal. (S)		Support noted
skemspd87	Environment Agency	Support	6.18	We support this paragraph as it promotes the value of watercourses and highlights the importance of community involvement in maintaining them as an asset that they can use and enjoy together. (S)		Support Noted

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skemspd88	Environment Agency	Support	Chapter 9	We support the overall objectives of this chapter and the minimum standards required in new developments. (F)		Support Noted.
skemspd89	Environment Agency	Support	Chapter 10	We strongly support this chapter and the requirements that are identified in relation to the issues of drainage and flooding. (S)		Support Noted.
skemspd90	Environment Agency	Support with conditions	11.2	Para 11.2 supported, but consideration should be given to the ecological assessment that should be part of any future planning application. (S)		Support Noted.
skemspd103	North West Regional Assembly	Support	Chapter 4	We would support the key principles identified in Chapter 4 of the SPD which are in line with RSS policy. (S)		Support Noted
skemspd107	English Partnerships	Support		English Partnerships would like to express their overall support for the draft SPD. (F)		Support noted
skemspd144	The Church at the Centre	Support		Support for the need to regenerate and improve the town centre. (S)		Support Noted
skemspd247	The Co-operative Group	Support	Figure 1.1	Broad support for the regeneration proposals. (S)		Support noted.