

## KEIGHLEY TOWN COUNCIL

Ms Safia Kauser  
Town Clerk to the Town Council  
18 May 2017

Keighley Civic Centre, North Street  
Keighley, BD21 3RZ  
Tel: 01535 618252  
Email: safia.kauser@bradford.co.uk

**YOU ARE HEREBY SUMMONED TO ATTEND** a meeting of the Planning Committee which will be held in the **BRIGG ROOM**, Town Hall, Keighley on **Tuesday 23 May 2017** at **6.00pm**.

Deputy Town Clerk

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### COMMITTEE MEMBERSHIP

Mayor or Deputy Mayor (Ex-Officio)  
Councillor Corkindale  
Councillor M Walker  
Other councillors to be confirmed at the Annual Meeting of the Town Council

\*Committee Terms of Reference are contained within the Scheme of Delegation.

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### ADJOURNMENT FOR PUBLIC PARTICIPATION

Notice is given that at a time agreed by the meeting, 15 minutes may be set aside for members of the public to make representation on the business of the agenda for the meeting:

- Members of the public wishing to speak are to have given three working days notice to the Town Clerk; this may be waived at the Clerk's discretion.
- Any member of the public shall not speak for more than five minutes.
- In the event of more than three members of the public wishing to address the Council then priority will be determined by the Town Clerk, based on subject matter.
- A question asked by a Member of the Public during Public Participation shall not require a response or debate during the meeting though the Chairman may direct that a written response will be provided subsequent to the meeting.

Under the Openness of Local Govt. Bodies Regulations 2014, members of the public may now film, photograph and make audio recordings of the proceedings of the formal Council meeting, though not, under current legislation, of the Public Participation session, as this is not part of the formal agenda of the meeting. Recording activity should be respectful to the conduct of the meeting and behavior that disrupts the meeting (such as oral commentary) will not be permitted

## AGENDA

### 1 To receive and approve apologies for absence

### 2 Disclosures of Interest (Members' Code of Conduct)

To receive disclosures of personal and prejudicial interests from members and co-opted members on matters to be considered at the meeting: the disclosure must include the nature of the interest. An interest must also be disclosed in the meeting when it only becomes apparent to the member during the meeting.

Note: Members may remain in the meeting and take part fully in discussion and voting unless the interest is a disclosable pecuniary interest or an interest which the Member feels would call into question their compliance with the wider principles set out in the Code of Conduct. Disclosable pecuniary interests relate to the Member concerned or their spouse/partner.

Members must withdraw from the meeting if the interest is a prejudicial interest unless a dispensation has been obtained from the Town Clerk. Members are reminded that under the Members Code of Conduct they must register within 28 days changes to their financial and other interest and notify the Monitoring Office of any gifts and hospitality received.

### 3 Officers' Disclosure of Interests

Under the Local Government Act 1972, section 117; Officers must make a formal declaration about council contracts where the employee has a financial interest. Every officer is responsible for identifying whether he/she has any conflict of interest in any matter which is under consideration, actual or perceived, within the Council, and notifying the Town Clerk.

Where an Officer has a conflict of interest in any matter, he/she shall not participate in that matter in his/her capacity as an Officer except with the prior approval of the Town Clerk. Any approval granted by the Town Clerk shall be formally recorded in the Council minutes. Where such approval has been granted for the Officer to participate in a Council meeting of that subject matter, he/she must ensure that the disclosure of interest is also declared at the start of the Council meeting under the disclosures of interests for members and officers.

### 4 Public Participation

To adjourn the meeting to allow members of the public to make representation on the business item on the agenda for the meeting

Note: No resolution can be made under public participation.

### 5 Minutes

5.1 – To note that the meeting of the Planning Committee scheduled for 09 May was not quorate

5.2 – To approve the minutes of the Planning Committee meeting held on 04 April 2017

### 6 Comments on Planning Applications

To consider and comment on planning applications within the Keighley parish on the Bradford Council planning portal (see Table 1), as at 16 May 2017

### 7 Bradford Council Area Planning Panel and Regulatory & Appeals Committee

7.1 – To receive details of planning applications to be discussed by Bradford Council's Area Planning Panel (Keighley and Shipley)

7.2 – To receive details of planning applications to be discussed by Bradford Council’s Regulatory & Appeals Committee

**8 Enforcement Cases and Appeals**

8.1 – To receive the list of planning enforcement cases

8.2 – To receive any notifications of appeals

**9 Footpaths and Public Rights of Way**

To bring forward details of any footpaths or public rights of way which are under the threat from any planning applications

**10 Site Visits**

To set the date and time for site visits (if any).

**11 Any items for discussion for future agenda**

To notify the Clerk of any matters for inclusion on the agenda of the next meeting

**12 Date of next committee meeting**

To note that the date of the next committee meeting will be agreed at the Annual Meeting of the Town Council

**Table 1: Planning applications for comment by Planning Committee**

	<b>Plan Number</b>	<b>Address</b>	<b>Description</b>
<b>1</b>	17/02676/HOU	10 Broomfield Street Keighley West Yorkshire BD21 2BZ	Front dormer windows
<b>2</b>	17/02915/PAR	Land At Westfield Farm Tim Lane Oakworth Keighley West Yorkshire BD22 7SA	Change of use of agricultural building and adjoining land to residential use (C3): one dwelling
<b>3</b>	17/02909/HOU	1 Victoria Court Keighley West Yorkshire BD21 2SE	Retrospective planning application for new concrete roof to existing garage to form patio with boundary treatment works
<b>4</b>	17/02904/HOU	9 Sefton Place Keighley West Yorkshire BD21 3BD	Construction of single storey front extension, with double storey side extension and detached single storey flat roof store in rear yard
<b>5</b>	17/02864/FUL	3 Granby Drive Riddlesden Keighley West Yorkshire BD20 5AU	Construction of a 4 bedroom detached house (re-submission of 17/00444/FUL)
<b>6</b>	17/02691/FUL	Units E1 To E2 Royd Way Keighley West Yorkshire BD21 3LG	New toilet facility block
<b>7</b>	17/02737/OUT	74 Glen Lee Lane Long Lee Keighley West Yorkshire BD21 5QY	Construction of two detached dwellings

8	17/02787/PAR	Land At Grid Ref 402981 438348 Tim Lane Oakworth Keighley West Yorkshire	Change of use of agricultural building to one storey three bedroom dwelling.
9	17/02802/HOU	21 Wardle Crescent Keighley West Yorkshire BD21 2RS	Construction of double storey side extension
10	17/02809/MAO	Land At Redwood Close Long Lee Keighley West Yorkshire	Outline planning application for up to 45 dwellings and associated works with all matters reserved except for access to the site (access within the site is reserved)
11	17/02707/HOU	56 Green End Road East Morton Keighley West Yorkshire BD20 5TS	Construction of new lift, and alterations to front porch to facilitate wheelchair access
12	17/02766/HOU	53 Banks Lane Riddlesden Keighley West Yorkshire BD20 5PD	Part two, part three storey extension to side and two storey to front, new roof with dormer to rear and porch to side
13	17/02777/FUL	Whinburn Farm Hollins Lane Keighley West Yorkshire BD20 6LU	Construction of agricultural worker's dwelling (outline with all matters reserved except access) and an agricultural building (full permission)
14	17/02825/HOU	5 Bracken Bank Grove Keighley West Yorkshire BD22 7BG	Two storey side and single storey rear extension.
15	17/02773/HOU	4 Keelham Lane Keighley West Yorkshire BD20 6DE	First floor extension above existing single storey and single storey side extension

**Table 2: Planning applications for comment by officers**

	Plan Number	Address	Description
16	17/02394/HOU	62 Lidget Keighley Road Oakworth Keighley West Yorkshire BD22 7HH	Lean-to single storey extension to form utility and dining area
17	17/02744/PNH	19 Smithville Riddlesden Keighley West Yorkshire BD21 4EX	Construction of single storey rear extension of the following dimensions: Depth of proposed extension from rear wall: 3.50 metres Depth of total extension from original rear wall: 4.00 metres Maximum height of proposed extension: 3.00 metres Maximum height of total extension: 3.50 metres Height to eaves of proposed extension: 4.00 metres Height to eaves of total extension: 3.00 metres

<b>18</b>	17/02847/CLP	50 Dale View Road Long Lee Keighley West Yorkshire BD21 4YF	Single storey extension to side and rear
<b>19</b>	17/02789/HOU	7 Hillside Grove Oakworth Keighley West Yorkshire BD22 7QG	Demolition of existing garage and construction of single storey rear extension and loft conversion
<b>20</b>	16/02996/NMA0 1	Colin Appleyard Limited Cornmill Garage South Street Keighley West Yorkshire BD21 1AH	Non material amendment to planning approval 16/02998/FUL to amend positions of wall to parking deck Date 12.05.16 :Removal of existing store area roof and construction of new car storage deck, extension to form new parts store, removal of existing low level boundary wall to Halifax Road, part regarding of existing forecourt, and relocation of existing compound security fence /gate
<b>21</b>	17/02779/CLP	25 Cliffe Street Keighley West Yorkshire BD21 2ES	Dormer and gable ends not to exceed 50 cubic metres