

KEIGHLEY TOWN COUNCIL

Ms Safia Kauser
Town Clerk to the Town Council
11 June 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 18 July 2017 at 6.00pm.**

Deputy Town Clerk

COMMITTEE MEMBERSHIP

Councillor Corkindale (Chair)
Mayor or Deputy Mayor (Ex-Officio)
Councillor Herd
Councillor Hussain

Councillor Khan (Vice Chair)
Councillor C A Mahmood
Councillor M Walker
Councillor Westerman
Councillor Zubair

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

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**

To approve the minutes of the Planning Committee meeting held on 04 July 2017

6 **Committee 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 11 July 2017

7 **Delegation of comments on Planning Applications**

To note the applications delegated, in consultation with the Chair of the Planning Committee, to the Deputy Town Clerk for comment (see Table 2), as at 11 July 2017

- 8 Bradford Council Area Planning Panel and Regulatory & Appeals Committee**
8.1 – To receive details of planning applications to be discussed by Bradford Council's Area Planning Panel (Keighley and Shipley)
8.2 – To receive details of planning applications to be discussed by Bradford Council's Regulatory & Appeals Committee
- 9 Enforcement Cases and Appeals**
9.1 – To receive the list of planning enforcement cases
9.2 – To receive any notifications of appeals
- 10 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
- 11 Site Visits**
To set the date and time for site visits (if any).
- 12 Any items for discussion for future agenda**
To notify the Clerk of any matters for inclusion on the agenda of the next meeting
- 13 Date of next committee meeting**
To note that the date of the next committee meeting will be Tuesday 1 August at 6.00pm in the Brigg Room, Town Hall, Bow Street, Keighley

Table 1: Planning applications for comment by Planning Committee

	Plan Number	Address	Description
1	17/03820/PNA	Coppy Hill Farm Tarn Lane Laycock Keighley West Yorkshire	Agricultural storage building
2	17/03860/ADV	2 - 4 Bow Street Keighley West Yorkshire BD21 3PE	Installation of 46" TV depicting various Santander advertisements.
3	17/03898/HOU	37 Roedhelm Road East Morton Keighley West Yorkshire BD20 5RF	Re-build roof to existing roof shape inc. new rear flat roof dormer and new entrance porch.
4	17/03979/FUL	Church Street Parkwood Keighley West Yorkshire	Demolition of existing commercial lock up garages and construction of new vehicle maintenance and MOT workshop
5	17/03932/HOU	Lower Turnshaw Farm White Lane Oakworth Keighley West Yorkshire BD22 0QS	Addition of garage/utility room, attic conversion and alteration to position of door on existing porch to gable elevation
6	17/03881/OUT	Land At Grid Ref 407661 440011 Moss Carr Road Long Lee Keighley West Yorkshire	Construction of agricultural worker's dwelling
7	17/03959/FUL	Land North Of 14 Sykes Lane Oakworth Keighley West Yorkshire	Construction of double garage
8	17/03896/HOU	9 Malvern Crescent Riddlesden Keighley West Yorkshire BD20 5DL	Construction of rear balcony
9	17/03821/LBC	28 Cavendish Street Keighley West Yorkshire BD21 3RG	Alterations to the existing shop front to form a flat shop front, replace the windows or repair as required. Removal of shutter. Refurbishment of interior.
10	17/04100/FUL	Eden House 25 Temple Street Keighley West Yorkshire BD21 2AD	Provision of car parking for new flats; to include retrospective permission for demolition and alteration of wall and gate opening
11	17/03912/FUL	Dobfield Farm Todley Hall Road Laycock Keighley West Yorkshire BD22 0QB	Construction of agricultural Building

12	17/04013/MAF	Former Hengbays (1984) Limited Brewery Street Keighley West Yorkshire	Revisions to planning approval 13/01396/MAF dated 31.07.13: Construction of industrial units and offices
13	17/03956/PAR	Low Barn High Hollins Farm Hollins Lane Keighley West Yorkshire BD20 6LX	Change of use of agricultural building and land to residential use (C3): one dwelling and associated operational development Scheme submitted as an amendment to an approval 16/02214/PAR. Amended domestic curtilage line and retention of all existing building areas
14	17/03978/FUL	Acetarc Welding And Engineering Company Limited Burlington Mills Dalton Lane Keighley West Yorkshire BD21 4HT	Replacement building and extension

Table 2: Planning applications delegated to the Deputy Town Clerk for comment

	Plan Number	Address	Description
1	17/03866/HOU	34 Arncliffe Road Keighley West Yorkshire BD22 6AR	Formation of front and rear dormer windows (loft conversion)
2	17/03863/HOU	203 Bradford Road Riddlesden Keighley West Yorkshire BD20 5JR	Formation of front and rear dormer windows.
3	17/03829/HOU	56 Roedhelm Road East Morton Keighley West Yorkshire BD20 5RF	First floor extension to rear of existing dwelling house
4	17/03960/HOU	6 Florist Street Keighley West Yorkshire BD21 4DY	Construction of single storey rear extension and front and rear dormer windows
5	17/03897/HOU	Dwelling Adj To The Laithe Goff Well Lane Keighley West Yorkshire BD21 5QG	Construction of single storey extension to the rear.
6	17/03871/HOU	4 Millstream Close East Morton Keighley West Yorkshire BD20 5QG	Construction of single storey side extension
7	17/03916/CLP	Bunkers Hill Farm Barn Bunkers Hill Lane Keighley West Yorkshire BD22 6NA	Replace the existing velux rooflight in each bedroom with a dormer style window.
8	17/00613/SUB01	The Cottage Morton Hall Green End Road East Morton Keighley West Yorkshire BD20 5TY	Submission of details to comply with condition 2, 3 and 4 of planning approval 17/00613/LBC: Demolition of existing rear porch and construction of single storey rear extension, roof repairs, removal of chimney, replacement of all windows and doors, formation of new window openings and new flues to service wood burning stoves
9	17/03989/PNH	Heathfield Hob Cote Lane Oakworth Keighley West Yorkshire BD22 0RW	Construction of single storey rear extension of the following dimensions: Depth of proposed extension from rear wall: 8m Maximum height of proposed extension: 4m Height to eaves of proposed extension: 2.8m Depth of total extension from original rear wall: Maximum height of total extension: Height to eaves of total extension:
10	17/04077/HOU	31 Aireville Street Keighley West Yorkshire BD20 6DN	Construction of single storey extension to rear

11	17/00446/NMA01	Holme House Farm 2 - 3 Holme House Lane Keighley West Yorkshire BD22 0QY	Non Material Amendment to permission 17/00446/LBC dated 4.5.17: Demolition of existing modern side extension and construction of new single storey extension with associated landscaping works. Internal alterations to the existing dwelling at ground and first floor levels, drainage improvement works to the existing cellars and replacement windows.
12	17/04078/HOU	13 Devonshire Street West Keighley West Yorkshire BD21 2QW	Formation of front and rear dormer windows (loft conversion)
13	17/03938/HOU	Hoyle House Bungalow Station Road Oakworth Keighley West Yorkshire BD22 0DU	Construction of single storey extension
14	17/03884/HOU	10 Moss Carr Road Long Lee Keighley West Yorkshire BD21 4SD	Two storey side extension and alterations