

KEIGHLEY TOWN COUNCIL

Cllr. Peter Corkindale
Locum Town Clerk to the Town Council
13th November 2019

Keighley Civic Centre, North Street
Keighley, BD21 3RZ
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YOU ARE HEREBY SUMMONED TO ATTEND a meeting of the meeting of the **Planning Committee**, which will be held in the Victoria Room, Civic Centre, Keighley on **Tuesday 19th November** at **6 p.m.**

Cllr. Peter Corkindale

COMMITTEE MEMBERSHIP

Mayor or Deputy Mayor (Ex-Officio)
Cllr M. Walker – Chairman
Cllr E. Bernardini – Vice-Chairman
Cllr C. Abberton
Cllr J. Akthar

Cllr M. Dowse
Cllr S. Fletcher
Cllr M. Shaw

The quorum for this committee is four.

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 Chairman'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 Chairman, 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 after the meeting.

RECORDING OF MEETINGS

Under the Openness of Local Government 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 behaviour that disrupts the meeting (such as oral commentary) will not be permitted.

AGENDA

2019/172 Fire safety announcement

2019/173 Apologies for absence

Members are asked to receive apologies of absence for this meeting.

2019/174 Declarations of Interest

To receive declarations of interest under consideration on this agenda in accordance with the Localism Act 2011 s32 and The Relevant Authorities (Disclosable Pecuniary Interests) Regulations 2012.

(Members are reminded that should you declare a pecuniary interest at a meeting, it is your responsibility to inform the Monitoring Officer).

- i) Declarations of Interest from Members
- ii) Declarations of Interest from Officers

2019/175 Public Question Time and Participation

Members of the public are advised that they are welcome to ask questions about items on the Agenda. It is not always possible to give a verbal response at the meeting and questions may receive a written reply.

No resolution can be made under this item.

Questions should relate to matters of Town Council policy or practice and not relate to the individual affairs of either the questioner or any other named person.

2019/176 Minutes

Members are asked to approve the minutes of the Planning Committee meeting held on Tuesday 5th November 2019.

Copy attached

2019/177 Committee comments on Planning Applications

Members are asked to consider and comment on the following:

- I) New applications
 1. 15/07198/SUB01 Dawat Lounge Bradford Road Keighley
Submission of details to comply with condition 7 (foul and surface water drainage) of planning approval 15/07198/FUL
 2. 19/04511/CLP 12 Saxilby Road East Morton
Single storey rear extension
 3. 19/04503/LBC 35 Bridge Street Oakworth
Replacement of all exterior windows and installation of roof lights (retrospective)

4. 19/04523/HOU 300 Spring Gardens Lane Keighley
Extension to side and above existing garage to form ancillary accommodation, and new entrance gates to drive
5. 19/04525/CLE 32 Hollins Lane Keighley
Roofing materials changed from concrete Roman tiles (in brown) to natural grey slates
6. 19/04570/HOU 32 Cark Road Keighley
Front and rear dormer windows
7. 19/04527/FUL Land At Grid Ref 402811 440009 Newsholme New Road Newsholme Keighley
Change of use of grassed paddock area to all-weather animal turnout and exercise area and associated works
8. 19/04583/TPO 33 Berrington Way Oakworth
T1 - Ash prune to clearance of 3m over footpaths and 5.2m over roads
9. 19/04584/TPO 34 Hareton Way Oakworth
T1 - Maple fell
10. 19/04586/TPO Morton Close Residential Care Home Morton Lane East Morton
T1 Lime - No action
T2 Sycamore - Fell and remove
T3 Beech - Fell and remove
T4 Chestnut - No action
T5 Silver Birch - No action
T6 Sycamore - Fell and remove
T7 Lime - No action
T8 Lime - No action
T9 Sycamore - Fell and remove
T10 Lime - Draw back by 2m from road
11. 19/04574/HOU 14 Ashleigh Street Keighley
Dormer windows to front and rear
12. 19/04003/REM Whinburn Farm Hollins Lane Keighley
Reserved matters application further to permission 17/02777/FUL requesting consideration of the appearance, landscaping, layout and scale of a single detached agricultural workers dwelling and associated external works.
13. 19/04275/FUL Florence House Lawkholme Lane Business Park Lawkholme Lane
Change use of adopted highway to private curtilage including installation of palisade fencing and electric gates
14. 19/04421/FUL Oakworth Primary School Chapel Lane Colne Road Oakworth Keighley
Temporary double classroom unit
15. 19/04593/HOU 9 Worthville Close Keighley
Demolition of existing garage and decking area to construct a new double garage with extra off street parking

iii) Applications Granted

17/01916/SUB02 Wyngarth Park Lane Keighley

Submission of details required by conditions 8 (drainage) and 9 (boundary treatments) of planning permission 17/01916/OUT

19/02232/FUL Land To Rear Of 14 Barley Cote Road Riddlesden

Demolition of a single garage and construction of a detached house

19/02346/FUL Land South Of 2 To 10 Royd Lane

New three storey apartment building incorporating 9 one bed supported living units

17/06276/SUB02 The Livery Rooms North Street

Submission of details to comply with condition 3 (surface treatments) of planning permission 17/06276/FUL

19/03230/HOU 57 Braithwaite Avenue

Two Storey Side Extension

19/03696/FUL Site At Back Eric Street Keighley

Construction of five terraced houses (amendments to previously approved plans)

19/03711/HOU 3 Denby Court Oakworth

Two storey side extension with integral garage

19/03732/HOU 56 Calton Road Thwaites Brow

Conversion of integral garage

19/03724/FUL 14 Cavendish Street Keighley

Change of use of shop/retail unit to a micro pub (A4)

19/04074/PNH Elm Tree Slaymaker Lane Oakworth

Construction of single storey rear extension of the following dimensions:

Depth of proposed extension from rear wall: 5.9m

Maximum height of proposed extension: 3.98m

Height to eaves of proposed extension: 2.98m

Depth of total extension from original rear wall: n/a

Maximum height of total extension: n/a

Height to eaves of total extension: n/a

18/05104/MAO Land 404492 438794 Goose Cote Lane Oakworth

Outline application for residential development of up to 100 dwellings with all matters reserved apart from access

18/05380/FUL Marriner Road Keighley

Change of use of land from B2 (General Industrial) to sui generis bus depot with associated parking for 58 buses

19/03596/TPO 11 Woodlands Mill Lane Oakworth

T1, T2, T3 and T4 Conifer - Fell

T5 Norway Spruce (not pine) - Fell

T6 Ash - Reduce hanging branch by 2 m from the tips back to suitable side branch (see photo)

19/03686/FUL Buildings At Grid Ref 400618 440834 Greystones Lane Laycock
External alterations to existing agricultural barn to facilitate its change of use to one C3 dwelling under Schedule 2 Part 3 Class Q permitted development rights (prior notification reference 17/05118/PAR)

19/03806/CLE Bronmagnum Lumbfoot Stanbury Keighley
Certificate of lawfulness for the established use of a biomass boiler flue

19/03947/FUL Bowls Pavilion Devonshire Park Spring Gardens Lane
Demolition of disused bowls pavilion, regrading of derelict steps and retaining walls using hardcore from demolished building, removal of kerbs and infill of gutter

iv) Applications Refused

19/02331/FUL The Croft
Construction of three detached houses with associated amended driveway serving all properties and continuing access to established properties, visitor parking spaces, pedestrian access routes, servicing and structured low maintenance landscaping

v) Other Planning Matters

There are none as at the time of writing the agenda.

2019/178 Delegation of comments on Planning Applications

Members are asked to agree any applications to be delegated to the Deputy Town Clerk for comment.

2019/179 Bradford Council Area Planning Panel and Regulatory & Appeals Committee

Members are asked:

- 8.1 To receive details of planning applications to be discussed by Bradford Council's Area Planning Panel (Keighley and Shipley) – to be tabled
- 8.2 To receive details of planning applications to be discussed by Bradford Council's Regulatory & Appeals Committee – to be tabled

2019/180 Planning Appeals

Members are asked to receive any notifications of appeals – there are none at the time of writing the agenda.

2019/181 Footpaths and Public Rights of Way

Members are asked to bring forward details of any footpaths or public rights of way which are under threat from any planning applications

2019/182 Site Visits

Members are asked to set the date and time for site visits (if any).

2019/183 Any items for discussion for future agenda

Members are asked to notify the Town Clerk of any matters for inclusion on the agenda of the next meeting

2019/184 Date of next committee meeting

Members are asked to note the date of the next meeting is Tuesday 3rd December 2019 at 6 p.m. in the Victoria Room, Keighley Civic Centre.