



## KEIGHLEY TOWN COUNCIL

Mr. Joe Cooney  
Town Clerk to the Town Council  
15 December 2020

Email: [townclerk@keighley.gov.uk](mailto:townclerk@keighley.gov.uk)

**YOU ARE HEREBY SUMMONED TO ATTEND** a meeting of the **Planning Committee** which will be virtually via the following link <https://us02web.zoom.us/j/82644790045> on **Tuesday 22 December 2020 at 6.00pm**. You can also access via phone using the following number and meeting ID number **Meeting ID: 826 4479 0045 Tel No: +44203 4815237**

Mr. Joe Cooney  
Town Clerk

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### COMMITTEE MEMBERSHIP

Mayor & Deputy Mayor (Ex-Officio)  
Councillor M Walker – Chairman  
Councillor E. Bernardini – Vice Chairman  
Councillor C. Abberton  
Councillor J. Akhtar

Councillor A. Ahmed  
Councillor M. Dowse  
Councillor M. Shaw  
Councillor P. Shaw

\*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 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 meetings is allowed at Council, committee and sub-committee meetings which are open to the public, subject to:- (i) the recording being conducted with the full knowledge of the Chairman of the meeting; and (ii) compliance with the Town Council's Recording of Meetings Policy. Anyone wishing to record must contact the Town Clerk prior to the start of the meeting. Any recording must be conducted openly and not in secret.

## AGENDA

### 1. Reminder of arrangements for remote meetings

### 2. Apologies for absence

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

### 3. 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

### 4. 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.

### 5. Minutes – For Decision

Members are asked to approve the minutes of the Planning Committee held on Tuesday 8 December 2020.

*Copy attached*

### 6. Committee comments on Planning Applications – For Decision

Members are asked to consider and comment on the following:

- i) New applications

No.	Application	Description	Location
1.	20/05400/HOU	First floor front extension, single storey side extension, two storey rear extension, front dormer window, front porch extension and remodelling of roof (windows at first and second floor rear extension to be obscure glazed)	25 Branshaw Grove Keighley West Yorkshire BD22 6NH
2.	20/05474/FUL	Change of use from grazing land to dog exercise field and	Land At Grid Ref 403295 439415 Slaymaker Lane Oakworth

		associated works including new hard standing and fence (retrospective)	Keighley West Yorkshire
3.	20/05476/HOU	Single storey rear extension	15 Thorneycroft Road East Morton Keighley West Yorkshire BD20 5QW
4.	20/05416/HOU	Two storey side extension and single storey rear porch extension.	Owd Ikes Cottage Scar Top Road Stanbury Keighley West Yorkshire BD22 0JP
5.	20/05299/HOU	Remove existing garage and replace with a hobby room/storage shed in front curtilage.	9 Worthville Close Keighley West Yorkshire BD21 5NL
6.	20/05437/HOU	Construction of front dormer window	14 Caledonia Road Keighley West Yorkshire BD21 3JP
7.	20/05557/HOU	Two storey extension to side	2 Providence Crescent Oakworth Keighley West Yorkshire BD22 7QT
8.	20/05464/FUL	Demolition of the existing workshop and construction of one bungalow in the grounds of existing house with the addition of off-street parking to both properties.	1 Dimples Lane East Morton Keighley West Yorkshire BD20 5SU
9.	20/05578/FUL	Addition of an industrial unit for a steel workshop	Land To The West Of Low Mill The Old Cotton Mill Gresley Road Keighley West Yorkshire
10.	20/05592/HOU	Two storey rear extension	1 Raglan Street Keighley West Yorkshire BD22 6BE
11.	20/05603/FUL	Installation of new van canopy	Asda Bingley Street Keighley West Yorkshire BD21 3ER
12.	20/05654/HOU	Front and rear dormer windows	24 Grange Road Riddlesden Keighley West Yorkshire BD20 5AE

ii) Applications Granted

No.	Application	Description	Location	Committee Response
1.	20/03879/HOU	Two storey rear and single storey side extension	35 View Road Keighley West Yorkshire BD20 6JN	No objection and recommend for approval (Cllr Akhtar left the meeting during this discussion)
2.	20/04020/FUL	Conversion of lower ground floor into one flat, new bi-fold doors to rear	87 Devonshire Street Keighley West Yorkshire BD21 2BJ	Reject - inadequate access into property

		and new window opening to side elevation		
3.	20/04453/HOU	First floor side extension; single storey rear infill extension and front porch extension	240 Park Lane Keighley West Yorkshire BD21 4RL	No objection and recommends for approval
4.	20/04429/FUL	Change of use from residential to (use class F1) place of worship on ground floor along with associated parking. The first floor will remain as residential.	1 Wesley Place Chapel Haincliffe Road Keighley West Yorkshire BD21 5BY	No objection and recommends for approval
5.	20/04500/HOU	Single storey side extension	5 Middlefield Court East Morton Keighley West Yorkshire BD20 5RN	Keighley Town Council objects to the application as no amendments have been made since the original application
6.	20/04546/HOU	Single storey rear extension	6 Buxton Street Keighley West Yorkshire BD21 4JD	No objection and recommends for approval
7.	20/04559/HOU	Single storey rear extension and dormer windows to front and rear	18 Mannville Grove Keighley West Yorkshire BD22 6AE	No objection and recommends for approval
8.	20/03614/HOU	Hardstanding area opposite dwelling	2 Lakeside East Morton Keighley West Yorkshire BD20 5UY	No objection and recommends for approval
9.	20/04603/HOU	Two storey rear and side extension with associated changes to front porch	35 The Chase Keighley West Yorkshire BD20 6HU	Keighley Town Council objects to the application as the request doesn't fall in line with affordable housing for the future.
10.	20/04316/FUL	Change of use from offices to residential assessment unit including education & training centre for social workers	Holly House Spring Gardens Lane Keighley West Yorkshire BD20 6LE	Keighley Town Council has no objection and recommends for approval
11.	20/04615/HOU	Two storey side and rear extension	25 Worth Avenue Keighley West Yorkshire BD21 4EP	Keighley Town Council objects to the application based on over development
12.	20/04614/HOU	Two storey rear extension and front porch (resubmission of 20/01646/HOU)	21 Worth Avenue Keighley West Yorkshire BD21 4EP	Keighley Town Council objects to the application based on over development

13.	20/04621/HOU	Detached garage	25 North Dean Avenue Keighley West Yorkshire BD22 6QJ	Keighley Town Council has no objection and recommends for approval
14.	20/04733/HOU	Single storey rear extension and garden decking	18 Buckstone Garth East Morton Keighley West Yorkshire BD20 5JE	Keighley Town Council has no objection and recommends for approval

iii) Applications Refused

No.	Application	Description	Location	Committee Response
1.	20/03112/HOU	Detached garage and decked area at the rear of the property	6 Carr Grove Riddlesden Keighley West Yorkshire BD20 5HW	No objection and recommend for approval
2.	20/04497/HOU	First floor rear extension	28 Dale View Road Long Lee Keighley West Yorkshire BD21 4YF	No objection and recommend for approval
3.	20/04597/HOU	Single storey extension to rear of the house and renovation works to double garage including increasing the height of the garage to create habitable space above	The Cottage High Hob Cote Farm Hob Cote Lane Oakworth Keighley West Yorkshire BD22 0RW	Keighley Town Council objects to the application as it was refused in July and cannot see evidence of any amendments.

iv) Applications Withdrawn

None.

v) Other Planning Matters

None.

**7. Delegation of comments on Planning Applications**

None.

**8. Pre-Application Consultation – For Decision**

Proposed 5G Telecommunications Installation for H3G UK  
Drewry Road  
Keighley  
Bradford  
West Yorkshire  
BD21 2PU

Proposed 20.0m Phase 8 monopole c/w wraparound cabinet at base and associated ancillary works.

**9. Town Plan**

**10. Date & Time of Next meeting**

Councillors agree the next meeting will be held on Tuesday 12 January 2021 at 6.00pm.

**OFFICER SUPPORT TO THE MEETING**

Officers scheduled to attend: Joe Cooney (Town Clerk)

**APOLOGIES**

Contact the office during normal opening hours (01535) 872126  
Email: [joe.cooney@keighley.gov.uk](mailto:joe.cooney@keighley.gov.uk)

Late apologies should be made by phone to the senior officer scheduled to attend.