



KEIGHLEY TOWN COUNCIL

Mr. Joe Cooney
Town Clerk to the Town Council
19 October 2021

Email: townclerk@keighley.gov.uk

YOU ARE HEREBY SUMMONED TO ATTEND a meeting of the **Planning Committee** which will be held at Keighley Civic Centre, North Street, Keighley, BD21 3RZ on **26 October 2021 at 6pm.**

Mr. Joe Cooney
Town Clerk

COMMITTEE MEMBERSHIP

Cllr. M Walker – Chairman	Cllr. J Akhtar
Cllr. M Wood – Vice Chairman	Cllr. C Abberton
Cllr. M Shaw	Cllr. K Hussain
Cllr. A Clark	Mayor/Deputy Mayor – Ex- Officio
Cllr. M Dowse	
Cllr. P Corkindale	

*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 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 at Council 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. Introduction from Chairman – For Noting

Members are reminded to consult the Standing Orders regarding conduct at meetings. Member's attention is particularly drawn to Standing Order 1.

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 12 October 2021

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.	21/04779/FUL	Change of use of existing stable block to a single dwelling	The Stables Banks Lane Riddlesden Keighley West Yorkshire BD20 5QX
2.	21/05039/HOU	Single storey side extension	30 Felbrigg Avenue Keighley West Yorkshire BD22 6BA
3.	21/05007/HOU	Front dormer	54 Carr Lane Riddlesden Keighley West Yorkshire BD20 5HP

4.	21/05038/HOU	First floor side extension	7 Lime Close Keighley West Yorkshire BD20 6TZ
5.	21/05100/HOU	Retrospective planning application for the as built two storey side extension to existing dwelling	298 Oakworth Road Keighley West Yorkshire BD21 1RH
6.	21/05102/FUL	Temporary fire station with associated access	Keighley Fire Station Bradford Road Keighley West Yorkshire BD21 4BW
7.	21/05098/FUL	Stables and associated works together with construction of a greenhouse on an existing concrete base to be used in association with an agricultural area.	High Hollins Farm Hollins Lane Keighley West Yorkshire BD20 6LX
8.	21/05178/HOU	Raised Deck to rear of Property	35 Dale View Grove Long Lee Keighley West Yorkshire BD21 4TB
9.	21/05188/HOU	Single storey rear extension	25 Westburn Crescent Keighley West Yorkshire BD22 6LN
10.	21/05218/HOU	Front and rear dormer windows	21 Drake Street Keighley West Yorkshire BD21 3AY
11.	21/05216/HOU	Extensions and external alterations	2 Silk Mill Drive East Morton Keighley West Yorkshire BD20 5UU
12.	21/05085/FUL	Retrospective planning for the alterations to the windows to existing planning approval 20/03408/FUL	25 Temple Street Keighley West Yorkshire BD21 2AJ
13.	21/05190/HOU	Double concrete sectional garage	11 Wheathead Drive Keighley West Yorkshire BD22 6LH

ii) Applications Granted

Application	Description	Location	Committee Response
21/02109/HOU	Wooden summer house on a concrete base to the side of the property.	"The Bungalow High Beck Park Ilkley Road Riddlesden Keighley West	Keighley Town Council has no objection to this application and recommends approval
21/00769/SUB01	Submission of details required by condition 8 (drainage scheme) of planning permission 21/00769/FUL	15 Goose Cote Lane Keighley West Yorkshire BD22 7NG	No comment

21/02232/HOU	Construction of orangery to rear annexe	1 Greenthwaite Close Keighley West Yorkshire BD20 6DZ	Keighley Town Council has no objection to this application and recommends approval
21/02233/HOU	Construction of 2 no. dormer windows to side roof plane. Re-submission of 20/04378/HOU	18 Clayton Rise Keighley West Yorkshire BD20 6JG	Keighley Town Council has no objection to this application and recommends approval
21/02164/HOU	Proposed front and rear dormer windows	93 Selborne Grove Keighley West Yorkshire BD21 1HP	Keighley Town Council has no objection to this application and recommends approval
21/02307/MAO	Outline application for the redevelopment of the site (2.86 ha), to include construction of new commercial and business units (Use Class E, B2 and B8) requesting consideration of access.	Aire Valley Business Centre Lawkholme Lane Keighley West Yorkshire	Keighley Town Council has no objection to this application and recommends approval
21/02354/HOU	Single storey side extension	34 Hospital Road Riddlesden Keighley West Yorkshire BD20 5EU	Keighley Town Council has no objection to this application and recommends approval
21/02678/HOU	Proposed front dormer	11 Park Avenue Keighley West Yorkshire BD21 1JG	Keighley Town Council has no objection to this application and recommends approval
21/02514/HOU	Creation of a hip to gable loft conversion with two dormers.	4 Beechwood Avenue Riddlesden Keighley West Yorkshire BD20 5ED	Keighley Town Council has concerns the proposal is an overdevelopment of the site and its increased size and scale would have a negative impact on

			the street scene and local amenity.
21/02531/HOU	One storey side extension, hip to gable extension with front & rear dormer windows	105 Florist Street Keighley West Yorkshire BD21 4EN	Keighley Town Council has no objection to this application and recommends approval
21/02548/FUL	Agricultural building	Dobfield Farm Todley Hall Road Laycock Keighley West Yorkshire BD22 0QB	Keighley Town Council has no objection to this application and recommends approval
21/02459/HOU	Garage conversion including removal of existing flat roof and replacement with pitched roof and single storey front extension to garage	7 Spring Drive Long Lee Keighley West Yorkshire BD21 4UL	Keighley Town Council has no objection to this application and recommends approval
21/02566/FUL	Change of use first and second floor ancillary shop accommodation to form two self contained flats	120 North Street Keighley West Yorkshire BD21 3AL	Keighley Town Council is concerned about the lack of off street parking identified in the application and believes this could have a detrimental impact on highways. The application should be referred to a planning officer for further consideration.
21/02310/FUL	Two Shepherd's huts	Far Dean Fields Cottage Scar Top Road Stanbury Keighley West Yorkshire BD22 0JP	Keighley Town Council has no objection to this application and recommends approval
21/02768/FUL	Construction of sectional timber stables and increasing the existing access gate width.	Land Off Race Moor Lane Oakworth Keighley West Yorkshire	Keighley Town Council has no objection to this application and recommends approval

21/02691/ADV	Installation of various signage	Asda Bingley Street Keighley West Yorkshire BD21 3ER	Keighley Town Council has no objection to this application and recommends approval
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iii) Applications Refused

Application	Description	Location	Committee Response
21/02316/FUL	External fence and gates to an existing terraced building	16 Devonshire Street Keighley West Yorkshire BD21 2AU	Keighley Town Council has no objection to this application and recommends approval
21/02602/OUT	Outline application for one dwelling requesting consideration of access	Barn Marsh Farm Banks Lane Riddlesden Keighley West Yorkshire	Keighley Town Council has no objection to this application and recommends approval
21/02614/FUL	Construction of enlarged garage extension	The Coach House Kinara Close Aireworth Road Keighley West Yorkshire BD21 4DN	Keighley Town Council has no objection to this application and recommends approval
21/02676/HOU	Portal framed garage/outbuilding to replace existing shipping containers	Moss Carr Farm Moss Carr Road Long Lee Keighley West Yorkshire BD21 4SD	Keighley Town Council has no objection to this application and recommends approval

iv) Applications Withdrawn

Application	Description	Location	Committee Response
21/02685/FUL	Construction of a new build dwelling	Yew Cote Bank Top Way Thwaites Brow Keighley West Yorkshire BD21 4TH	Keighley Town Council has no objection to this application and recommends approval

v) Other Planning Matters

Regulatory and Appeals Committee

Retrospective installation of eleven, ten-metre high lighting columns and associated light fitting with two columns to incorporate PTZ security camera system at Braithwaite Edge Quarry Black Hill Lane Keighley West Yorkshire. **Application Number:** 20/05772/FUL

7. Delegation of comments on Planning Applications

None.

8. Pre-Application Consultation – For Decision

a. Proposed Telecommunications Installation For EE UK Ltd & H3G UK
Site Name/Address:

Keighley College RT
Bradford Road
Keighley
West Yorkshire
BD21 4HQ

NGR: E: 406618, N: 441339

Type of Installation: Proposed rooftop telecommunications installation and associated ancillary works.

b. Proposed 5G Telecommunications Installation for H3G UK
Site Name/Address:

Ingrow Lane Streetworks
Hainworth
Keighley
Ingrow
Bradford
West Yorkshire
England
BD22 7DL

NGR: E: 405064 N: 439633

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

9. Date & Time of Next meeting

Councillors agree the next meeting will be held on Tuesday 9 November 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

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