

PLANNING COMMITTEE, Tuesday, 14th November, 2023

PRESENT: Councillor Hutchinson (Chair)
Councillors: Bellenger, Brundell, Kirton and Kimber

SUBSTITUTES PRESENT

Councillors: Blagbrough (as Substitute for Councillor Thornber) and Cairney (as Substitute for Councillor Clarke)

26 SUBSTITUTES NOMINATED FOR THIS MEETING AND APOLOGIES FOR ABSENCE

Apologies were received from Councillor Clarke and Councillor Thornber.

(The meeting ended at 15:39)

27 MINUTES OF THE PLANNING COMMITTEE MEETING HELD ON 24TH OCTOBER 2023 TO BE AGREED AS A CORRECT RECORD AND SIGNED BY THE CHAIR.

RESOLVED that the Minutes of the meeting of the Planning Committee held on 24th October 2023, be approved as a correct record and signed by the Chair.

28 PLANNING APPLICATIONS LIST

The Director, Regeneration and Strategy submitted a written report detailing the following applications which had been submitted in accordance with the Town and Country Planning Act 1990 and the Town and Country Planning (Development Management Procedure) (England) Order 2015 and reported orally on the following:

APPLICATION NUMBER 22/00777/OUT - CONSTRUCTION OF FARM WORKERS DWELLING AS AMENDED (OUTLINE WITH APPEARANCE AND LANDSCAPING AS RESERVED MATTERS) AT LAND EAST OF PADAN ARUM COTTAGE OLD LINDLEY ROAD OUTLANE ELLAND CALDERDALE - (Recommended to permit for the reasons set out in the list submitted).

RESOLVED that the application shown on the list submitted be determined in accordance with the recommendation of the Director, Regeneration and Strategy.

Note: The applicant and the applicant's agent attended the meeting and addressed the Committee. Councillor Prashad attended the meeting and addressed the Committee as Ward Councillor.

APPLICATION NUMBER 22/01334/FUL - CHANGE OF USE FROM B2 TO CONVENIENCE FOODSTORE (USE CLASS E), EXTENSION OF EXISTING BUILDING, CAR PARKING AND ASSOCIATED WORKS AT SOVEREIGN HOUSE CROWTREES LANE BRIGHOUSE CALDERDALE HD6 3LZ - (Recommended to permit for the reasons set out in the list submitted).

RESOLVED that the application shown on the list submitted be determined in accordance with the recommendation of the Director, Regeneration and Strategy.

Note: The planning case officer presented the application on behalf of the Director, Regeneration and Strategy clarified a discrepancy in the report as to the wording of the recommended condition 10 which should have read as follows:

C10. The development shall not be brought into use until a detailed scheme of works within the highway - including all necessary traffic regulation orders, drawings, safety audits, signing and street lighting - has been submitted to and approved in writing by the Local Planning Authority. The works will include a controlled pedestrian crossing on Crowtrees Lane, provision of a level block paved footway crossover at the vehicular access, waiting and loading restrictions along the site frontage, and bollards to protect vehicle encroachment into the footway adjacent to numbers 20 to 26 Crowtrees Lane. The Development shall not be brought into use until the works within the highway in accordance with the approved scheme have been provided.”

APPLICATION NUMBER 23/00227/COU - CHANGE OF USE FROM AGRICULTURAL LAND TO GARDEN AREA INCLUDING THE CONSTRUCTION OF A RAISED TERRACE (RETROSPECTIVE) (RESUBMISSION OF PLANNING APPLICATION REF: 22/00625/COU) AT 6 DEAN HOUSES DEAN HOUSE LANE LUDDENDEN SOWERBY BRIDGE CALDERDALE – (Recommended to refuse for the reasons set out in the list submitted).

RESOLVED that the application shown on the list submitted be determined in accordance with the recommendation of the Director, Regeneration and Strategy.

Note: An objector and the applicant attended the meeting and addressed the Committee. Councillor Patient attended the meeting and addressed the Committee as Ward Councillor.

(Councillor Bellenger, Councillor Blagbrough and Councillor Kirton declared an interest in the above item as they knew the objector as a former councillor)