



**Service Director – Legal, Governance and
Commissioning**

Julie Muscroft

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Decision Summary

Committee:
(HUDDERSFIELD AREA)

Date:

Committee Clerk:

TEL:

PLANNING SUB-COMMITTEE

THURSDAY 21 JUNE 2018

Richard Dunne

01484 221000

Chair

Councillor Mohan Sokhal

Councillors Attended

Councillor Donna Bellamy
Councillor Richard Eastwood
Councillor Nell Griffiths
Councillor James Homewood
Councillor Ken Sims
Councillor Sheikh Ullah
Councillor Harpreet Uppal
Councillor Bill Armer

Co-optees

Attendees

Observers

Apologies

Councillor Nigel Patrick

1: Appointment of the Chair

The Committee will appoint the Chair for the meeting.

Councillor Mohan Sokhal was appointed as Chair of the meeting.

2: Membership of the Committee

This is where Councillors who are attending as substitutes will say for whom they are attending.

Councillor Bill Armer substituted for Councillor Nigel Patrick

3: Minutes of previous meeting

To approve the Minutes of the meeting of the Committee held on 17 May 2018.

The Minutes of the meeting held on 17 May 2018 were approved as a correct record.

4: Interests and Lobbying

The Councillors will be asked to say if there are any items on the Agenda about which they might have been lobbied. The Councillors will be asked to say if there are any items on the Agenda in which they have disclosable pecuniary interests, which would prevent them from participating in any discussion of the item or participating in any vote upon the item, or any other interests.

Councillors Bellamy an 'other interest' in applications 2018/91198 and 2018/91045 on the grounds that she was a member of Holme Valley Parish Council.

Councillor Bellamy declared she had been lobbied on application 2018/90021.

In relation to items 13 and 14 Councillor Ullah declared an 'other interest' on the grounds that he had been involved in facilitating a number of meetings between the developer and objectors.

In relation to items 13 and 14 Councillor Sokhal declared the following "I am a ward member for the Greenhead ward and I have been involved in the Clayton Fields issues for many years. Whilst I consider myself to be fully able to participate in the meeting and to vote, I will remain as Chair but will not participate and vote on the item. This is in the interest of transparency and to uphold the general principles for members' conduct"

5: Admission of the Public

Most debates take place in public. This only changes when there is a need to consider certain issues, for instance, commercially sensitive information or details concerning an individual. You will be told at this point whether there are any items on the Agenda which are to be discussed in private.

All items on the agenda were taken in public session

6: Deputations/Petitions

The Committee will receive any petitions and hear any deputations from members of the public. A deputation is where up to five people can attend the meeting and make a presentation on some particular issue of concern. A member of the public can also hand in a petition at the meeting but that petition should relate to something on which the body has powers and responsibilities.

In accordance with Council Procedure Rule 10 (2), Members of the Public should provide at least 24 hours' notice of presenting a deputation.

No deputations or petitions were received.

7: Public Question Time

The Committee will hear any questions from the general public.

No questions were asked

8: Site Visit - Application No: 2018/90413

Change of use from dwellinghouse to mixed use dwellinghouse and training centre (within a Conservation Area) Thorpe Grange Manor, Thorpe Lane, Almondbury, Huddersfield.

(Estimated time of arrival at site – 10:20 am)

Contact Officer: Nick Hirst, Planning Services

Wards Affected: Almondbury

Site visit undertaken.

9: Site Visit - Application No: 2016/91200

Erection of single storey rear extension, dormer window to rear and porch to front, formation of gabion wall and associated works. 23, Spa Wood Top, Whitehead Lane, Lockwood, Huddersfield,

(Estimated time of arrival at site – 10:40 am)

Contact Officer: William Simcock, Planning Services

Wards Affected: Newsome

Site visit undertaken.

10: Site Visit - Application No: 2018/91198

Outline application for erection of residential development Land at, Westcroft, Honley, Holmfirth

(Estimated time of arrival at site – 11:05 am)

Contact Officer: Bill Topping, Planning Services

Wards Affected: Holme Valley North

Site visit undertaken.

11: Site Visit - Application No: 2018/90021

Erection of studio/store for domestic use 4 Delves Cottage, The White House, Delves Gate, Slaithwaite, Huddersfield.

(Estimated time of arrival at site – 11:30 am)

Contact Officer: Olivia Roberts, Planning Services

Wards Affected: Colne Valley

Site visit undertaken.

12: Local Planning Authority Appeals

The Sub Committee will receive a report detailing the outcome of appeals against decisions of the Local Planning Authority, as submitted to the Secretary of State.

Contact: Mathias Franklin –Development Management Group Leader

Wards Affected: Almondbury; Golcar; Crosland Moor and Netherton; Holme Valley North.

That the report be noted.

13: Applications for a definitive map modification order to add public footpaths to the definitive map and statement, Clayton Fields, Edgerton. (Application references 30, 31, 184, 185 & 186). Application for a definitive map modification order to vary the recorded width of recorded public footpath Huddersfield 345 (part) (Application reference 187)

The Planning Sub-Committee will consider:

- 1) A number of applications to record public footpaths to the definitive map and statement, Clayton Fields, Edgerton.
- 2) An application for a definitive map modification order to vary the recorded width of recorded public footpath Huddersfield 345 (part).

Contact Officer: Giles Cheetham, Definitive Map Officer

Wards Affected: Greenhead

- (1) That the Committee agree option 2 in paragraph 2.62 of the considered report and authorise the Service Director, Legal, Governance and Commissioning to make a definitive map modification order (“DMMO”) to record public footpaths as shown on appended, amended and clarified plan App Z, under section 53 (3) c (i) of the Wildlife & Countryside Act 1981, but not to make any modification under s 53 (3) c (iii) regarding the recorded width of Huddersfield footpath 345 and
 - (2) Authorise the Service Director, Legal, Governance and Commissioning to confirm the order or if opposed, to submit it to the Secretary of State at DEFRA to determine.
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14: Amendments to the authority given by sub-committee in October 2017 for the extinguishment of claimed public footpaths at Clayton Fields, Edgerton Road, and provision of alternative routes. Town & Country Planning Act 1990, section 257.

The Planning Sub-Committee will consider amendments to the authorisation issued in October 2017 for an order to extinguish claimed Public Footpath rights over land at Clayton Fields and to provide alternative pedestrian routes.

Contact Officer: Giles Cheetham, Definitive Map Officer

Wards Affected: Greenhead

- (1) That the Committee agree option 2 at paragraph 2.7 of the considered report and authorise the Service Director, Legal, Governance and Commissioning to make and seek confirmation of an order under s257 of the Town & Country Planning Act 1990 to reflect the routes determined to subsist, or to be reasonably alleged to subsist in relation to the seven Clayton Fields DMMO applications and to reflect the routes proposed in the implementable planning consents, including the widening of part of Huddersfield 345 lying to the west of the site and
- (2) Delegate authority to the Service Director, Legal, Governance and Commissioning to determine the routes to be extinguished (routes in the DMMO report recommendations are indicatively shown in Plan 5/AppZ, along with the DMMO ref 183 route determined by sub-committee in February). The intention is for the s257 order to reflect the decisions by sub-committee.

15: Planning Application - Application No: 2018/90151

Outline application for erection of residential development adj, 208, Yew Tree Road, Birchencliffe, Huddersfield.

Contact Officer: Adam Walker, Planning Services

Wards Affected: Lindley

Delegate to the Head of Strategic Investment to approve as detailed within the considered report.

16: Planning Application - Application No: 2018/91198

Outline application for erection of residential development Land at, Westcroft, Honley, Holmfirth

Contact Officer: Bill Topping, Planning Services

Wards Affected: Holme Valley North

Delegate to the Head of Strategic Investment to approve as detailed within the considered report.

17: Planning Application - Application No: 2018/90413

Change of use from dwellinghouse to mixed use dwellinghouse and training centre (within a Conservation Area) Thorpe Grange Manor, Thorpe Lane, Almondbury, Huddersfield.

Contact Officer: Nick Hirst, Planning Services

Wards Affected: Almondbury

Deferred.

18: Planning Application - Application No: 2016/91200

Erection of single storey rear extension, dormer window to rear and porch to front, formation of gabion wall and associated works. 23, Spa Wood Top, Whitehead Lane, Lockwood, Huddersfield,

Contact Officer: William Simcock, Planning Services

Wards Affected: Newsome

Refused.

19: Planning Application - Application No: 2018/91045

Erection of fence and alterations to driveway 47, Meltham Road, Honley.

Contact Officer: Olivia Roberts, Planning Services

Wards Affected: Holme Valley North

Delegate to the Head of Strategic Investment to approve as detailed within the considered report.

20: Planning Application - Application No: 2018/90021

Erection of studio/store for domestic use 4 Delves Cottage, The White House, Delves Gate, Slaithwaite, Huddersfield.

Contact Officer: Olivia Roberts, Planning Services

Wards Affected: Colne Valley

Delegate to the Head of Strategic Investment to approve subject to a condition that permitted developments rights are removed to prevent further development in the interests of the Green Belt.
