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KIRKLEES COUNCIL

PLANNING SUB-COMMITTEE (HUDDERSFIELD AREA)

Thursday 12th May 2016

Present: Councillor Terry Lyons (Chair)
Councillor Donna Bellamy
Councillor Jean Calvert
Councillor Donald Firth
Councillor Carole Pattison
Councillor Mohammad Sarwar
Councillor Ken Sims
Councillor Mohan Sokhal
Councillor Linda Wilkinson
Councillor Andrew Marchington
Councillor Bill Armer
Councillor Sheikh Ullah

Apologies: Councillor Musarrat Khan
Councillor Amanda Pinnock
Councillor John Taylor

1 Membership of the Committee

Councillor B Armer substituted for Councillor M Hemingway.

Councillor S Ullah substituted for Councillor M Khan.

2 Minutes of previous meeting

That the Minutes of the meeting of the Committee held on 31 March 2016 be approved as a correct record.

3 Interests and Lobbying

In connection with item 15 – Planning Applications, Members declared interests and identified Planning Applications in which they had been lobbied as follows:-

Councillors Bellamy and D Firth declared an ‘other’ interest in Applications 2015/91832, 2016/90373 and 2016/90576 on the grounds that they were Members of the Holme Valley Parish Council.

Councillor Sims declared that he had been lobbied on Applications 2015/91832 and 2016/90373.

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Councillor Wilkinson declared that she had been lobbied on Application 2015/93052.

4 **Admission of the Public**

All items on the agenda were taken in public session.

5 **Deputations/Petitions**

No deputations or petitions were received.

6 **Public Question Time**

No questions were asked.

7 **Site Visit - Application 2015/91857**

Site visit undertaken.

8 **Site Visit - Application 2015/91832**

Site visit undertaken.

9 **Site Visit - Prickledon Mills, Woodhead Road, Holmfirth**

Site visit undertaken.

10 **Site Visit - Application 2016/90576**

Site visit undertaken.

11 **Site Visit - Application 2016/90499**

Site visit undertaken.

12 **Local Planning Authority Appeals**

RESOLVED - That the report be noted.

13 **Application 2015/93052, Fenay Lodge, Thorpe Lane, Almondbury, Huddersfield**

The Sub Committee considered a report that outlined the grounds for refusal of Application 2015/93052, erection of detached dwelling and new entrance gate (listed building) at Fenay Lodge, Thorpe Lane, Almondbury, Huddersfield.

The report contained details of the background to the refusal, the implications for the Council and officer recommendations and reasons.

RESOLVED -

That the Secretary of State be informed that this Authority would have been minded to refuse planning permission on the grounds that:

(1) The proposed dwelling, by virtue of its siting, scale and design, would harm the setting of the listed building (Fenay Lodge) by substantially reducing the curtilage of the building and introducing a form of development to the site that fails to sustain the significance of the designated heritage asset. The development is therefore contrary to Policy BE1 criteria I of the Unitary Development Plan (UDP) and to chapter 12 of the National Planning Policy Framework.

(2) The proposed dwelling, by virtue of its proximity and scale, would harm the amenity of 21 Dartmouth Avenue by having an overbearing and dominant impact on the main private garden space belonging to this neighbouring property and by introducing a form of development that would detrimentally affect the outlook at the rear of number 21. The proposal is therefore contrary to Policy D2 criteria v of the Kirklees Unitary Development Plan and guidance in the National Planning Policy Framework.

14 Prickledon Mills, Woodhead Road, Holmfirth

The Sub Committee considered a report that outlined a recommendation to discharge Condition 24 (Construction Management Plan) attached to Planning Application 2012/90738 at Prickledon Mills, Woodhead Road, Holmfirth.

The report contained details of the background to the application, the construction management plan, the implications for the Council and officer recommendations and reasons.

The Sub Committee heard representation from Neil Tunnacliffe (objector), Councillor Nigel Patrick (Ward Councillor) and Russel Earnshaw (planning agent).

RESOLVED -

That Condition 24 (Construction Management Plan) be discharged subject to a commitment to carry out a post development survey of Lower Mill Lane; make arrangements to create and engage with a resident liaison group; and provide a means to cover the cost of a Traffic Regulation Order.

15 Planning Applications

The Sub Committee considered the schedule of Planning Applications. Under the provisions of Council Procedure Rule 37, the Committee heard representations from members of the public in respect of the following applications;

(a) Application 2016/90499 – Erection (750 square metres) of portable modular buildings at Moor End Academy, Dryclough Road, Crosland Moor, Huddersfield – David Martin (representing the applicant Kirklees Council)

(b) Application 2015/91832 - Variation of conditions 27 (hours of opening) and 39 (floodlights) on previous permission 2011/92600 for demolition of existing building and erection of food store with associated car parking, landscaping, highways works and relocate existing sub station at Lidl UK GmbH, Huddersfield Road, Holmfirth – Councillor Nigel Patrick (Ward Councillor) and Robert Dibden (planning agent)

(c) Application 2016/90373 - Change of use of 1st floor room to taxi office at Pink Fusion Lounge, Sheffield Road, New Mill, Holmfirth – Councillor Nigel Patrick (Ward Councillor)

(d) Application 2015/91857 - Erection of agricultural building at land off, Lumb Lane, Almondbury, Huddersfield – John Eastwood, Mark Taylor and Jennifer Taylor (objectors)

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(e) Application 2016/90576 - Formation of a porch to front of 3 Digley Cottages, Bank Top Lane, Holmbridge, Holmfirth – Councillor Nigel Patrick (Ward Councillor) and Paul Brown (applicant)

RESOLVED - That the Applications under the Planning Acts included in the list submitted for consideration by the Sub Committee be determined as now indicated and that the schedule of decisions be circulated to Members.