



## Stainland and District Parish Council 23rd Planning Committee Final MINUTES

14<sup>th</sup> June 2021

Councillors Present: Councillor Mullany (Chaired the meeting). In attendance were Councillor Liddell and Councillor Fieldhouse and Councillor Lassey.

Minutes Drafted by Parish Clerk

Laura White-Scott (Clerk)

|           | Item   |
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| 2021P23.1 | <b>Resolved to note</b> there were no apologies and reasons for absence and lateness.  |
| 2021P23.2 | <b>Resolve to agree</b> Cllr Mullany was voted in as the new Chairman until May 2022.<br>Cllr Mullany advised that he would invite Cllr Bottomley to join the committee as Vice Chair.   |
| 2021P23.3 | <b>Public Participation. There were no members of the public present for this session.</b>   |
| 2021P23.4 | <b>Resolved to note</b> there was no Parish Councillors' declarations of interest.   |
| 2021P23.5 | <b>Resolved to accept</b> the minutes of the 22nd Planning Committee meeting held on Thursday 25 <sup>th</sup> February 2021.  |
| 2021P23.6 | <b>Resolved to note</b> that there is no pattern for CMBC's planning committee meetings therefore our meetings will be held on a monthly basis on the 2 <sup>nd</sup> Tuesday of each month. The next meetings will be Tuesday 13 <sup>th</sup> July 2021.<br>Tuesday 10 <sup>th</sup> August 2021<br>Tuesday 14 <sup>th</sup> September 2021<br>Tuesday 12 <sup>th</sup> October 2021<br>Tuesday 9 <sup>th</sup> November 2021<br>Tuesday 14 <sup>th</sup> December 2021  |
| 2021P23.7 | Cllr Liddell gave overview on delegation in relation to the planning committee. Full council approval is only required for certain planning committee decisions as set out in the terms of reference.<br><b>Resolved</b> Any issues that arise in between meetings can be dealt with between Cllr Mullany, Cllr Liddell(Council Chair) & Cllr Lassey (Council Vice Chair). Cllr Mullany as Planning Committee Chair would draft responses to planning consultations (including planning applications) and would circulate these to committee members before publication. |
| 2021P23.8 | <b>Resolved to agree</b> the Terms Of Reference on the website marked as 29-1-21 are approved subject to Chair & Vice Chair submitting consultation responses to CMBC within agreed time limits.   |

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| 2021P23.8.1 | <p>Cllr Liddell gave overview of business plan. Under objective 4 &amp;5 regarding protecting Stainland village. We agreed in the business plan to keep residents updated on planning aspects of the village. Cllr Mullany shared the idea of updating the Stainland Conservation Area Appraisal. The possibility of using this to influence CMBC planning teams.</p> <p>Under the 5<sup>th</sup> objective, Cllr Mullany discussed the possibility of adding a project to the business plan for climate and bio diversity and how this can be addressed through the planning committee.</p> <p><b>Resolved</b> that Cllr Mullany will find out what CMBC are doing and how we can adopt for our area.</p> <p><b>Resolved</b> that Cllr Mullany must quantify what costs may be involved to produce these documents required for 2021.</p>  |
| 2021P23.9   | <p>Final series of Local plan examination hearings will start on 15<sup>th</sup> June 2021. Cllr Mullany to give update at the next meeting on 13<sup>th</sup> July.</p> <p>Cllr Lassey suggested that the information is given to communications committee which can then be shared over website and newsletter.</p>   |
| 2021P23.10  | <p>Cllr Mullany informed that he chose from the backlog of planning applications to limit cases discussed.</p> <p><b>Resolved</b> that Cllr Mullany will list all that have been received with reason on why we are to discuss for the next meeting. Cllr Mullany to categorise all applications with objections and no objections.</p>   |
|             | <p>The following planning applications were discussed:</p> <p>21/00154/FUL   Agricultural store building/lambing shed   Land At Vicars<br/>Lot Broom Hill Road Sowood Elland Calderdale<br/><a href="https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QQ25CFDWH0L00">https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QQ25CFDWH0L00</a><br/><b>Resolved to note that this is on green belt and special landscape area. It seems to not have enough information on farm and the viability.</b></p> <p>21/00358/LBC   Demolition of existing porch to North elevation to facilitate single storey extension (Listed Building Consent)   Burnal Bank Barn Stainland Road Elland Calderdale HX4 9AE<br/><a href="https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QQ0BPCDWI7L00">https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QQ0BPCDWI7L00</a><br/><b>Resolved to support Conservation Officer's comments</b></p> <p>21/00362/HSE   Two storey side extension   1 The Hame Stainland Road<br/>Sowood Elland Calderdale HX4 9HT<br/><a href="https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QQ0POHDWI8900">https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QQ0POHDWI8900</a><br/><b>Resolved to support objection on grounds privacy, daylighting and amenity; access issues; design of extension</b></p> <p>21/00428/FUL   Detached dwelling   6 Laurel Terrace Stainland Elland<br/>Calderdale HX4 9HD<br/><a href="https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QQIRLBDWIJA00">https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QQIRLBDWIJA00</a><br/><b>Resolved to object due to impact on Conservation Area. The building line would be out of sync with the rest of the terrace; also parking and tree protection issues.</b></p> <p>20/01171/HSE   Two storey rear extension to listed barn   Holywell Green<br/>Barn Northgate Holywell Green Elland Calderdale HX4 9AQ<br/><a href="https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QHKJLMDWLS100">https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QHKJLMDWLS100</a><br/><b>Resolved to resubmit previous objection.</b></p> <p>21/00455/192   Two storey rear extension (Lawful development</p> |

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|            | <p>certificate)   Turley Cote Farm 2 Turley Cote Lane Outlane Elland Calderdale HD3 3YH<br/> <a href="https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QQOMP6DWINU00">https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QQOMP6DWINU00</a><br/> <b>Resolved to query position of extension due to uncertainty over which is principal elevation</b></p> <p>21/00099/FUL   Multi purpose agricultural buildings, livestock building and the creation of a concreted yard area   Lea View Cottage Stainland Road Sowood Elland Calderdale HX4 9JN<br/> <a href="https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QNHE4HDWGRE00">https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QNHE4HDWGRE00</a><br/> <b>Resolved to raise concern over scale/height of proposed buildings.</b></p> <p>21/00183/CON   Conversion of garage and stable to form bungalow including new private drive and access improvements for Glen View.   Glen View Stainland Road Elland Calderdale<br/> <a href="https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QPE77XDW0CT00">https://portal.calderdale.gov.uk/online-applications/applicationDetails.do?activeTab=documents&amp;keyVal=QPE77XDW0CT00</a><br/> <b>Resolved to question entrance access due to existing parking issues and access being across greenbelt land.</b></p> |
| 2021P23.11 | <p>Update relating to Dog Lane, a new track across green belt land to a property has appeared. Cllr Mullany has reported to enforcement with no reply.<br/> Regarding enforcement generally within the parish, GL suggested that MM request a freedom of information request to CMBC to update our records on CMBC performance. GL to send contact details to MM.</p>   |
| 2021P23.12 | <p>Cllr Mullany discussed the possibility for planning committee to be made up of designated members rather than all Council members.<br/> Cllr Lassey advised that each councillor has knowledge in different areas of the parish which is extremely helpful to the committee.<br/> <b>It was resolved that all were to attend with apologies if unable to attend.</b></p>   |
| 2021P23.13 | <p><b>Resolved to note</b> that the date of the next meeting will be Tuesday 13<sup>th</sup> July at 7pm.</p>   |