



TO THE MEMBERS OF RAWDON PARISH COUNCIL PLANNING AND HIGHWAYS COMMITTEE

You are summoned to attend a meeting to be held on 7th December 2016 in Greenacre Hall at 7pm

Lis Moore LLB MA MILCM

AGENDA

1. *Public Participation (15 mins) Members of the Public are reminded that this is their opportunity to speak to the Meeting on any topic relevant to the work of the Council. However they may not speak during the remainder of the meeting unless specifically invited to do so by the Chairman.*
2. *To accept any apologies for absence.*
3. *To receive any declarations of any disclosable pecuniary interests for the purposes of Section 31 of the Localism Act 2011 and paragraphs 13-18 of the Members' Code of Conduct. Also to receive declarations of any other significant interests which the Member wishes to declare in the public interest, in accordance with paragraphs 19-20 of the Members' Code of Conduct.*
4. *To approve the Minutes of the last Meeting.*
5. *To receive information arising from the Minutes of the previous meeting that is not specified elsewhere on the agenda.*
6. *To comment on planning applications sent by Leeds City Council*

Description	Address	Ref	Action

Alterations to include basement lightwells to front	21 Prospect Street Rawdon Leeds LS19 6DP	16/06548/FU	To comment
Single storey front extension	54 Mawcroft Close Rawdon Leeds LS19 6DG	16/06778/FU	To comment
Conservatory to rear	Cragg Mount Woodlands Drive Rawdon Leeds LS19 6JZ	16/06982/FU	To comment
Replacement enlarged dormer window to rear	Evergreen, Layton Avenue Rawdon Leeds LS19 6QQ	16/07049/FU	To comment
Dormer to rear with juliet balcony, existing hipped roof to gable.	12 Layton Park Close Rawdon Leeds LS19 6PJ	16/07051/FU	To comment
Retrospective application for raised balcony to rear	43 Harrogate Road Rawdon Leeds LS19 6NB	16/07063/FU	To comment

7. *To note planning decisions by Leeds City Council.*

Description	Address	Ref	RPC Comment	LCC Decision
Garage to front	Templars Apperley Lane Rawdon Leeds BD10 0PH	16/05620/FU	The Parish Council neither supports nor objects to this application	The proposed garage represents a disproportionate addition to the existing property and as such constitutes inappropriate development within the green belt which would be harmful its openness. In the absence of very special circumstances the proposal is therefore contrary to policy N33 of the Leeds Unitary Development Plan (Review) 2006, to policy HDG3 of the Supplementary Planning Document Householder Design Guide and to national policy guidance contained in the National Planning Policy Framework

Single storey rear extension	40 Larkfield Road Rawdon Leeds LS19 6DZ	16/05710/FU	The Parish Council neither supports nor objects to this application	Approved
Single storey rear extension	48A Larkfield Road Rawdon Leeds LS19 6DZ	16/05735/FU	The Parish Council neither supports nor objects to this application	Approved
Proposed sub station	Slaughterhouse Low Green Farm 40 Leeds Road Rawdon Leeds LS19 6NU	16/05794/FU	The Parish Council neither supports nor objects to this application	Approved
Addition of bay window to front and detached outbuilding to rear	5 Low Green Rawdon Leeds LS19 6HB	16/05807/FU	The Parish Council neither supports nor objects to this application	The Local Planning Authority considers that the proposed garden building and hard surfaced parking area would cause significant root loss within the identified Root Protection Area of a mature tree which is protected by a Tree Preservation Order. The proposal would therefore be likely to significantly damage the health of this tree and would thereby have a detrimental impact upon the special character and appearance of this part of the Newlay Conservation Area. Additionally the complete demolition of a significant length of an historic boundary wall would further adversely affect the character of the Newlay Conservation Area. The proposal would therefore be contrary to policies P10 and P11 of the Core Strategy, saved policies GP5, N18A, N18B, N19, N20 and LD1 of the Leeds UDPR, to advise

				contained within the Newlay Conservation Area Appraisal and to Guideline Distances to trees (2011), and to advice contained within paragraphs 131 and 134 of the National Planning Policy Framework.
Single storey side extension	Inglebrook Micklefield Lane Rawdon Leeds LS19 6BA	16/05929/FU	The Parish Council neither supports nor objects to this application	Withdrawn
Single storey extension to side and rear to form swimming pool and garage; balcony to side and canopy to other side	Woodlands Grange Woodlands Drive Rawdon Leeds BD10 ONX	16/06133/FU	The Parish Council neither supports nor objects to this application	The proposed extension represents a disproportionate addition to the existing property and as such constitutes inappropriate development within the green belt which would be harmful to its openness. In the absence of very special circumstances the proposal is therefore contrary to saved policy N33 of the Leeds Unitary Development Plan (Review) 2006, to policy HDG3 of the Supplementary Planning Document Householder Design Guide and to national policy guidance contained in the National Planning Policy Framework.

8. *To receive a report from the Clerk concerning the response from Leeds City Council to representations raised by members of the public at the last meeting relating to EMIS parking.*
9. *To receive a report from Cllr Buxton relating to residents' concerns about rat running and speeding on Park Road/Quaker Lane.*
10. *To receive information that members and the Clerk would like to draw to the attention of the Committee.*