



## RAWDON PARISH COUNCIL PLANNING AND HIGHWAYS COMMITTEE

**You are summoned to attend a meeting** to be held on Wednesday 26<sup>th</sup> February 2025 at 7.00pm at Greenacre Hall

Lis Moore LLB MA FSLCC

### 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 receive any apologies for absence submitted to the Clerk and consider the reasons 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 comment on planning applications sent by Leeds City Council – please note this list may be updated on the day of the meeting

Description	Address	Reference	Action
<a href="#">Single storey side and rear extension; Alterations to roof to create room in roof space with dormer window to front; Rooflights to the rear; Demolition and erection of garage to the rear</a>	21 Larkfield Drive Rawdon Leeds LS19 6EL	Ref. No: 25/00218/FU   Received: Tue 14 Jan 2025   Validated: Tue 21 Jan 2025   Status: Pending Consideration	To Comment
<a href="#">First floor extension to an existing single storey extension to rear; new extension block to be clad in black; erection of glass infill porch to side</a>	Beech Cottage Apperley Lane Rawdon Leeds LS19 6LW	Ref. No: 25/00239/FU   Received: Wed 15 Jan 2025   Validated: Mon 20 Jan 2025   Status: Pending Consideration	To Comment
<a href="#">Infilling of existing outdoor pool and demolition of associated outbuildings; extension of parking area to front with new associated ballustrading to form covered outdoor area and outbuilding below; associated hard and soft landscaping</a>	Intwood House Acacia Park Drive Rawdon BD10 0PL	Ref. No: 25/00328/FU   Received: Mon 20 Jan 2025   Validated: Fri 31 Jan 2025   Status: Pending Consideration	To Comment
<a href="#">Two storey extension to the rear</a>	16 Canada Crescent Rawdon Leeds LS19 6LT	Ref. No: 25/00431/FU   Received: Fri 24 Jan 2025   Validated: Fri 24 Jan 2025   Status: Pending Consideration	To Comment
<a href="#">Conversion of existing single storey double garage to self contained living space</a>	Oaklands Woodlands Drive Rawdon Leeds BD10 0PN	Ref. No: 25/00544/FU   Received: Wed 29 Jan 2025   Validated: Mon 10 Feb 2025   Status: Pending Consideration	To Comment
<a href="#">Erection of raised terraces and stairs to rear incorporating extension to ground floor balcony</a>	30 Greenacre Park Rawdon Leeds LS19 6AP	Ref. No: 25/00597/FU   Received: Fri 31 Jan 2025   Validated: Thu 06 Feb 2025   Status: Pending Consideration	To Comment

6. To note decisions made by Leeds City Council

Description	Address	Reference	RPC Comment	LCC Decision
<a href="#">Demolition of existing conservatory and detached garage and erection of a new detached garage; single storey side and rear extension; addition of a door to side; new raised patio and access ramp</a>	10 Salisbury Street Rawdon Leeds LS19 6BE	Ref. No: 24/06947/FU   Validated: Fri 29 Nov 2024   Status: Decided	The Parish Council neither supports nor objects to this application situated in the Conservation Area & Greenbelt	Approved
<a href="#">Single storey side and rear extension with alterations to existing single storey rear extension, and extended flue; access ramp with balustrade to side; demolition of existing garage This scheme is to replace a previous scheme under application 24/01991/FU which was granted planning permission but issues were raised with a sewer by Yorkshire Water which was missed at the time of application. This scheme is to replace the previous one and avoid building over the sewer.</a>	12 Mawcroft Close Rawdon Leeds LS19 6DG	Ref. No: 24/07065/FU   Validated: Thu 12 Dec 2024   Status: Decided	The Parish Council neither supports nor objects to this application situated in the Conservation Area & Greenbelt	Approved

<a href="#">Detached double garage to the side with car port</a>	Cragg Royd Woodlands Drive Rawdon Leeds LS19 6JZ	Ref. No: 24/07217/FU   Validated: Mon 23 Dec 2024   Status: Decided	The Parish Council neither supports nor objects to this application situated in the Conservation Area & Greenbelt	<p>Refused - 1) The proposal by reason of its unsympathetic scale and siting is considered to be detrimental to the openness and character of the Green Belt. Therefore, the proposal is not considered to comply with policy N33 of the UDPR, Policy HDG3 of the Householder Design Guide and guidance contained within the NPPF. 2) The Local Planning Authority considers that the proposal, by reason its unsympathetic scale, form and poor design would lead to an unsympathetic and incongruous form of development which would fail to respect the existing character of the positive buildings and the character and appearance of the conservation area, special landscape area and the wider streetscene. The proposal is considered to have a detrimental impact to the visual amenity of the street scene, due to the visibility of the proposal from Cragg Terrace street and would fail to preserve the character and appearance of Rawdon - Cragg Wood Conservation Area. As such the proposal is contrary to Rawdon Neighbourhood Development Plan Policy R6(a), policies P10 and P11 of Leeds Core Strategy, to saved policies GP5, BD6, BC7, N19, N37 of Leeds Unitary Development Plan (Review) 2006, to policy HDG1 of the Householder Design Guide Supplementary Planning Document, to the aims of the Rawdon - Cragg Wood Conservation Area Appraisal and Management Plan and to the advice set out in the National Planning Policy Framework.</p>
--	--	---	---	---

7. To receive reports of matters members and the Clerk would like to draw to the attention of the Committee