



RAWDON PARISH COUNCIL PLANNING AND HIGHWAYS COMMITTEE

Minutes of a meeting held on Wednesday 1st March 2023 at 7.30pm at Greenacre Hall

Present Cllrs Collins, Carr, Hunt, Taylor & Warrior

PL/2022/77 Public Participation

NIL

PL/2022/78 Apologies for absence submitted to the Clerk and consider the reasons for absence

It was **resolved** to note apologies and accept the reasons for absence from Cllrs Buxton & Shemilt

PL/2022/79 Declarations of Interests

NIL

PL/2022/80 Minutes of the last Meeting

It was **resolved** to accept the minutes as a true record of what transpired at the meeting

PL/2022/81 Information arising from the Minutes of the previous meeting that is not specified elsewhere on the agenda

NIL

Signed.....Date.....Page 1 of 4

PL/2022/82 Comments on planning applications sent by Leeds City Council

It was **resolved** to make the following comments

Description	Address	Reference	Comment
Demolition of existing detached garage and construction of single-storey detached garden annexe	Bridge House 3 Woodlands Drive Rawdon Leeds BD10 0NX	Ref. No: 23/00231/FU Status: Current	The Parish Council neither supports nor objects to this application
Certificate of Proposed Lawful Development for a single storey rear extension	East View Intake Lane Rawdon Leeds LS19 6PY	Ref. No: 23/00322/CLP Status: Current	Noted
Certificate of Proposed Lawful Development for conversion of loft to habitable accommodation; rooflights to front and rear	5 South Street Rawdon Leeds LS19 6JF	Ref. No: 23/00515/CLP Status: Current	Noted
First floor side extension	1 Layton Close Rawdon Leeds LS19 6RH	Ref. No: 23/00663/FU Status: Current	The Parish Council neither supports nor objects to this application
Alterations including raised roof height and hip to gable roof extension; conversion of loft to form habitable rooms; two storey part single storey side/rear extension; balcony and balustrade to rear; dormer window to side; dormer window to rear; two storey front entrance extension	20 Crow Trees Park Rawdon Leeds LS19 6HH	Ref. No: 23/00900/FU Status: Current	The Parish Council neither supports nor objects to this application

It was **resolved** to note the following decisions

Description	Address	Reference	RPC Comment	LCC Decision
Demolition of existing swimming pool; car port to side	Windrush Acacia Park Crescent Rawdon Bradford BD10 0PJ	Ref. No: 22/07709/FU Status: Decided	The Parish Council neither supports nor objects to this application	Refused 1) The Local Planning Authority considers that the proposed car port 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 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.2) The Local Planning Authority considers that the proposed development would, by reason of its scale, design, materials and prominent location result in a visually dominant and incongruous feature that would fail to respect character and appearance of the existing dwelling and Cragg Wood Conservation Area. It would therefore be harmful to the character and appearance of the existing street scene and would detract from the character and appearance of a designated Conservation Area. As such the proposal is contrary to policies P10 and P11 of Leeds Core Strategy, to saved policies GP5, N19 and BD6 of Leeds Unitary Development Plan (Review) 2006, to policy HDG1 of the Householder Design Guide Supplementary Planning Document (and to the guidance Town and Country Planning Act 1990 contained within it), Cragg Wood Conservation Area Appraisal (2012) and to the policy and guidance set out in the National Planning Policy Framework.

Change of use of land to be used for educational and community purposes.	Land East Of Peasehill House Harrogate Road Rawdon	Ref. No: 22/07903/FU Status: Decided	The Parish Council did not comment on this application	Approved
Alterations including part two part single storey side and rear extension	32 Layton Lane Rawdon Leeds LS19 6RG	Ref. No: 22/08009/FU Status: Decided	The Parish Council neither supports nor objects to this application	Approved
Alterations including first floor side extension, conversion of swimming pool to living accomodation with loft conversion including dormer window with feature glazing and juliet balcony, replacement front door and porch	3 Cleeve Hill Rawdon Leeds LS19 6RX	Ref. No: 22/08287/FU Status: Decided	The Parish Council neither supports nor objects to this application	Approved

PL/2022/84 Information that members and the Clerk would like to draw to the attention of the Committee

New SID to be installed in March on Over Lane