



RAWDON PARISH COUNCIL PLANNING AND HIGHWAYS COMMITTEE

Minutes of a meeting held on Wednesday 20th May 2026 at Greenacre Hall on the rising of Full Council

Present Cllrs Collins, A Carr, J Carr, Hunt & Warrior

PL/2026/1 Apologies for absence submitted to the Clerk and consideration of the reasons for absence

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

PL/2026/ 2 Declarations of Interests

Cllr Warrior declared a pecuniary interest in the application relating to Cobweb Cottage as a neighbour and left the meeting for consideration of this item

PL/2026/3 Minutes of the last Meeting

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

Signed.....

Date.....

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Signed.....

Date.....

PL/2026/4 Responses to planning application consultations requested by Leeds City Council

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

Description	Address	Reference	Comment
<p><u>Infill of archway to front; single storey extension to front of existing garage; single storey rear extension; new pitched roofing to replace existing ground and first floor flat roofs; alterations to fenestration; associated landscaping</u></p>	<p>8 Belmont Grove Rawdon Leeds LS19 6AL</p>	<p>Ref. No: 26/02002/FU Received: Wed 08 Apr 2026 Validated: Thu 16 Apr 2026 Status: Pending Consideration</p>	<p>The Parish Council has considered this application and it neither supports nor objects to it</p>

Signed.....

Date.....

<p><u>Single storey front extension; part two storey, part single storey side extension with balustrade balcony; extended patio area to rear; new parking bay to front and extended lower ground floor area</u></p>	<p>Cobweb Cottage 4 New York Cottages New York Lane Rawdon Leeds LS19 6JH</p>	<p>Ref. No: 26/02017/FU Received: Thu 09 Apr 2026 Validated: Thu 09 Apr 2026 Status: Pending Consideration</p>	<p>The Parish Council has considered this application and it neither supports nor objects to it however it notes that the site is adjacent to the greenbelt and overlooks the Cragg Wood Conservation Area and Special Landscape Area and any development should respect this setting.</p>
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Signed.....

Date.....

<p><u>Change of use from dwelling (Class C3) to an office (Class E/Sui Generis)</u></p>	<p>11B Town Street Rawdon Leeds LS19 6PU</p>	<p>Ref. No: 26/02171/FU Received: Thu 16 Apr 2026 Validated: Thu 16 Apr 2026 Status: Pending Consideration</p>	<p>The Parish Council has concerns about the impact on parking in this location as the available area for parking is shared with adjacent properties and the newly converted outbuildings. The Parish Council is aware of nearby residents' concerns about the shortage of parking in this area.</p>
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Signed.....

Date.....

Retrospective application for erection of enclosure to front seating area and flue to side	<p>20 - 22 Harrogate Road Rawdon Leeds LS19 6HJ</p>	<p>Ref. No: 26/02236/FU Received: Mon 20 Apr 2026 Validated: Wed 29 Apr 2026 Status: Pending Consideration</p>	<p>In light of the City Council's decision to decline to determine this application, it is inappropriate for the Parish Council to comment at this time.</p>
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PL2026/5 Decisions made by Leeds City Council

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

Description	Address	Reference	RPC Comment	LCC Decision
Retrospective application for the replacement of a ground floor window with french doors	<p>Flat 1 12 Mill Square Horsforth Leeds LS18 4GJ</p>	<p>Ref. No: 25/07134/FU Validated: Tue 17 Feb 2026 Status: Decided</p>	<p>The Parish Council has considered this application and it neither supports nor objects to it</p>	<p>Approved</p>

Signed.....

Date.....

<p>Single storey side/rear extension with new patio area; open porch and removal of existing bay window and replace with new standard window to front</p>	<p>Ashdale Layton Avenue Rawdon Leeds LS19 6QQ</p>	<p>Ref. No: 26/00367/FU Validated: Thu 29 Jan 2026 Status: Decided</p>	<p>The Parish Council has considered this application and it neither supports nor objects to it</p>	<p>Approved</p>
<p>Retrospective application for the removal of ground floor window and replacement with french doors and raised decking</p>	<p>Flat 2 12 Mill Square Horsforth Leeds LS18 4GJ</p>	<p>Ref. No: 26/00763/FU Validated: Wed 11 Mar 2026 Status: Decided</p>	<p>The Parish Council has considered this application and it neither supports nor objects to it</p>	<p>Approved</p>
<p>Certificate of Proposed Lawful Development for installation of an additional window to the north elevation</p>	<p>Westfield Rawdon Hall Drive Rawdon Leeds LS19 6HD</p>	<p>Ref. No: 26/00910/CLP Validated: Tue 24 Feb 2026 Status: Decided</p>	<p>The Parish Council was not asked to comment on this application</p>	<p>Approved</p>

<p>Certificate of Proposed Lawful Development for a single storey rear extension</p>	<p>25 Mill Square Horsforth Leeds LS18 4GJ</p>	<p>Ref. No: 26/00992/CLP Validated: Thu 19 Feb 2026 Status: Decided</p>	<p>The Parish Council was not asked to comment on this application</p>	<p>Approved</p>
<p>Single storey rear extension; first floor side extension with replacement of garage door with window to ground floor; replacement of first floor conservatory with first floor extension to front; alteration to existing ground floor conservatory to side; new first floor window to side</p>	<p>2 Layton Lane Rawdon Leeds LS19 6RG</p>	<p>Ref. No: 26/01113/FU Validated: Mon 02 Mar 2026 Status: Decided</p>	<p>The Parish Council has considered this application and it neither supports nor objects to it</p>	<p>Approved</p>

<p>Dormer window to front</p>	<p>23 Markham Avenue Rawdon Leeds LS19 6NE</p>	<p>Ref. No: 26/01489/FU Validated: Fri 20 Mar 2026 Status: Decided</p>	<p>The Parish Council has considered this application and it neither supports nor objects to it</p>	<p>Refused The Local Planning Authority considers that the proposed dormer window would result in a visually dominant and incongruous feature that would fail to respect the character and appearance of the host dwelling and, given its prominent location, would therefore cause harm to the visual amenity of the wider street scene. As such the application is contrary to policy HDG1 of the Householder Design Guide (and the guidance contained within it), to policy P10 of the Core Strategy, to policies GP5 and BD6 of Leeds Unitary Development Plan (Review) 2006, to the aims and intentions of the Rawdon Neighbourhood Development Plan, and to the policy set out in the National Planning Policy Framework.</p>
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PL/2026/6 Matters that Members and the Clerk would like to draw to the attention of the Committee

Sign on Harrogate Road Vape Shop – Clerk to investigate planning status and confirm whether planning permission is needed and to ensure that officers are directed to the relevant Neighbourhood Plan policies.