

TODMORDEN TOWN COUNCIL

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MINUTES OF THE DEVELOPMENT COMMITTEE MEETING Held in the Cockcroft Room, Todmorden Town Hall, Bridge Street, Todmorden, on Wednesday 13 September 2023 at 7.30 pm

Councillors Present: Cllrs S Martin (Chair), L Thorpe (Vice Chair), T Hanley (Mayor), A Hollis, B Jancovich, The Rev G Kent and J Williams

Observing Councillors:

Officers: Mrs S Miles – Assistant Town Clerk (Minute taker)

Presenter:

Members of the Public: + 2

2023(DC)083	<p><u>Item 1 Apologies for Absence – For Decision</u> To receive and approve apologies for absence and reasons given to the Clerk prior to the meeting.</p> <p>Apologies received from Cllrs P Taylor, S Press, M Molteno and K White</p> <p><i>Proposed by Cllr J Williams Seconded by Cllr the Revd G Kent</i> <i>Unanimously Approved</i></p> <p><i>RESOLVED:</i> <i>That the apologies of Cllrs P Taylor, S Press, (prior commitments), M Molteno (work commitments) and K White (health reasons) be accepted.</i></p>
2023(DC)084	<p><u>Item 2 Declarations of Interest – For Decision</u> To receive disclosures of personal and prejudicial interests from members on matters to be considered at the meeting. Officers are required to make a formal declaration about council contracts where the employee has a financial interest.</p> <p>Note: Members must generally declare a disclosable pecuniary interest which he or she has in any item on the agenda. A Member with a disclosable pecuniary interest may not participate in any discussion of the matter at the meeting and must not participate in any vote taken on the matter at the meeting. In addition, the Council's Standing Orders require a Member with a disclosable pecuniary interest to leave the room where the meeting is held while any discussion or voting takes place.</p> <p>No declarations received.</p>

2023(DC)085	<p><u>Item 3 Public Participation – For Decision</u> To adjourn the meeting to allow members of the public to make representation on the business of the agenda for the meeting.</p> <p>Note: No resolutions can be under public participation</p> <p><i>Proposed by Cllr J Williams Seconded by Cllr the Revd G Kent</i> <i>Unanimously Agreed</i></p> <p><i>RESOLVED:- That members of the public can make representation on the business of the agenda for the meeting.</i></p>										
2023(DC)086	<p><u>Item 4 Exclusion of Press and Public – Public Bodies (Admission to meetings Act 1960) – For Decision</u> To consider and confirm any agenda items that require the exclusion of the Press and Public in accordance with the Public Bodies (Admissions to Meetings) Act 1960 for matters appertaining to confidential or exempt information.</p> <p><i>Proposed by Cllr S Martin Seconded by Cllr L Thorpe</i> <i>Unanimously Approved</i></p> <p><i>RESOLVED:- That any public or press who may attend be allowed to stay for the whole of the meeting.</i></p>										
2023(DC)087	<p><u>Item 5 Minutes – For Decision</u> To approve the draft minutes of the Development Committee meeting held 16 August 2023.</p> <p><i>Proposed by Cllr A Hollis Seconded by Cllr L Thorpe</i> <i>Unanimously Approved</i></p> <p><i>RESOLVED:- That the draft minutes of the Development Committee meeting held on 16 August 2023 be approved as a true record of proceedings</i></p>										
2023(DC)088	<p><u>Item 6 To Submit Comments on the Planning Applications Received from Calderdale Council.</u> Comments as detailed below were agreed by Members en bloc.</p> <p><i>Proposed by Cllr S Martin Seconded by Cllr B Jancovitch</i> <i>Unanimously Approved</i></p> <p><i>RESOLVED:- That the consultees responses as detailed below be submitted to Calderdale Council en bloc.</i></p> <table border="1" data-bbox="336 1794 1481 2022"> <thead> <tr> <th>Item no</th> <th>Application Number</th> <th>Address</th> <th>Purpose</th> <th>TTC Feedback</th> </tr> </thead> <tbody> <tr> <td>6a</td> <td>23/20124/TPO</td> <td>Land Adjacent To Shaw Clough</td> <td>Fell two Ash trees (Tree Preservation Order)</td> <td>Supported provided a replacement native tree is planted</td> </tr> </tbody> </table>	Item no	Application Number	Address	Purpose	TTC Feedback	6a	23/20124/TPO	Land Adjacent To Shaw Clough	Fell two Ash trees (Tree Preservation Order)	Supported provided a replacement native tree is planted
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		Shaw Wood Road Todmorden Calderdale		
6b	23/00840/HSE	1 Stones Road Todmorden Calderdale OL14 7JP	Demolition of single storey, flat roofed utility room and toilet. Construction of two storey extension	Supported
6c	23/20126/TPO	Heatherlow Upper Shaw Wood Road Mankinholes Todmorden Calderdale OL14 6BH	Prune two trees (Tree Preservation Order)	Supported subject to the views of the Tree Officer
6d	23/00785/HSE	22 Sackville Street Todmorden Calderdale OL14 5BS	Single storey extension to rear of dwelling	Supported
6e	23/00831/HSE	Green Meadows Barn Greenhills Lane Todmorden Calderdale OL14 7AQ	Proposed Two-storey rear extension	Supported
6f	23/20115/TPO	Scaitcliffe Hall Burnley Road Todmorden Calderdale OL14 7DQ	Prune Three Trees (Tree Preservation Order)	Supported

2023(DC)089

Item 7 Correspondence Concerning Previous Planning Applications - For Information

To receive a verbal update

The Assistant Town Clerk reported that Calderdale Council Planning Department had consulted with Todmorden Town Council about its intention to require a

	<p>statement about Biodiversity Net Gain (BNG) with planning applications due to legislation coming into force at the end of 2023. Proposed by Cllr S Martin Secoded by Cllr L Thorpe Unanimously Approved</p> <p>RESOLVED:- <i>That the Clerk should write to the Calderdale Planning Department to ask what criteria are to be used to assess the increase in BNG. Also, the Planning Officer who is presenting at the Development Committee on 11 October 2023, to be advised that members would like this issue to be covered in the presentation.</i></p>
<p>2023(DC)090</p>	<p><u>Item 8 CMBC Decisions for Planning Applications Where Todmorden Town Council has been Consulted</u> To receive written update</p> <p>Proposed by Cllr S Martin Secoded by Cllr L Thorpe Unanimously Approved</p> <p>RESOLVED:- <i>That the update be received.</i></p>
<p>2023(DC)091</p>	<p><u>Item 9 Outstanding Issues Register, Including Paths and Obstructions – For Information</u> To receive written updates about blocked paths and obstructions as well as the Outstanding Issues Register</p> <p style="padding-left: 40px;">a. Blocked paths and obstructions b. Outstanding Issues Register</p> <p>Proposed by Cllr S Martin Secoded by Cllr L Thorpe Unanimously Approved</p> <p>RESOLVED:- <i>That the update be received.</i></p> <p>RESOLVED:- <i>That the Clerk should establish the ownership of the benches at the round entrance to the Town Hall and advocate for their improvement.</i></p> <p>RESOLVED:- <i>That the Clerk should establish the status of the Town Council bench improvement project, which is under the auspices of the Resources Committee.</i></p>
<p>2023(DC)092</p>	<p><u>Item 10 Progress with the Victoria Rd Building Site – For Information</u> To receive a verbal update.</p> <p>The Clerk reported that the builders have advised that building is likely to commence on the site within six weeks.</p> <p>Proposed by Cllr S Martin Secoded by Cllr L Thorpe Unanimously Approved RESOLVED:- <i>That the update be received.</i></p>

<p>2023(DC)093</p>	<p><u>Item 11 . Update from Calderdale Council About Progress with the Flooding Issues Around Lidl – For Information</u> To receive a verbal update.</p> <p>The Clerk reported that the Calderdale Council Flood team were liaising on an ongoing basis with Yorkshire Water to request surveys in the Halifax Rd area around the Lidl supermarket.</p> <p><i>Proposed by Cllr S Martin Secoded by Cllr L Thorpe Unanimously Approved</i></p> <p><i>RESOLVED:- That the update be received.</i></p>
<p>2023(DC)094</p>	<p><u>Item 12 Update from Calderdale Council and WYCA About the Accessibility Works Scheduled for Todmorden Railway Station (especially around drainage and land instability) – For Information</u> To receive a written update.</p> <p><i>Proposed by Cllr S Martin Secoded by Cllr J Williams Unanimously Approved</i></p> <p><i>RESOLVED:- That the Clerk should check the deadline for the additional improvements (update stated June 2023).</i></p> <p><i>RESOLVED:- That the Clerk should propose that Network Rail/Northern Rail advertise the proposed improvements on a noticeboard and their websites. Also, to request that they provide information for the TTC website.</i></p> <p><i>RESOLVED:- That the Clerk should enquire about the future of the artist studios at Todmorden railway station, whether there will be a waiting room on both sides of the railway and what arrangements are being made to provide replacement parking at the station for rail users. Also, to request a status update for the Development Committee meeting on 28 February 2023.</i></p>
<p>2023(DC)095</p>	<p><u>Item 13 Update About 16/18 Halifax Rd – For Information</u> To receive a verbal update.</p> <p>The Clerk reported that the owner of these properties had advised that they had found significant building issues at these premises and that this had slowed progress.</p> <p><i>Proposed by Cllr S Martin Secoded by Cllr the Revd G Kent Unanimously Approved</i></p> <p><i>RESOLVED:- That the Clerk should advise the Planning Officer presenting at the Development Committee on 11 October, 2023, that members of the public present will be interested in the development of shop fronts on Halifax Rd, which are in the Todmorden Conservation area.</i></p>

2023(DC)096	<p><u>Item 14 Any Items for Discussion for a Future Agenda – For Information</u></p> <p>To notify the Clerk of any matters for inclusion on the agenda of the next or future meetings.</p> <ul style="list-style-type: none"> • Calderdale Council Planning/Conservation Officer to present 11 October 2023 • Yorkshire Water to present. To include the dumping of waste in rivers – 8 November, 2023 • Recognition of Calderdale and contracted staff for the work that has been done on the A646 Corridor Improvements project • Consideration of a TTC Tourism Policy
2023(DC)097	<p><u>Item 15 Date of the Next Committee Meeting – For Information</u></p> <p>To note the date of the next committee meeting scheduled for Wednesday 11th October 2023 at 7.30pm.</p> <p>The meeting ended at 8.25pm.</p>