

<b>Item 6 Development Committee – 4 September 2024 - Summary of Information from Planning Applications</b>					
<b>Item no</b>	<b>Application Number</b>	<b>Address</b>	<b>Purpose</b>	<b>Note</b>	<b>In line with Emerging NP</b>
<b>6a</b>	24/00440/FUL	Bowls Pavillion Centre Vale Park Burnley Road Todmorden Calderdale	Replacement of existing bowls pavilion and polytunnel	<p>This Town Deal proposal has been sponsored by TTC. Information about this has already been shared with members.</p> <p>As the feedback deadline for this application has passed the chair has approved feedback: 'No comment – this project has been sponsored by Todmorden Town Council'.</p>	N/A
<b>6b</b>	24/00669/FUL	Pennine Lodge Care Home Burnley Road Todmorden Calderdale OL14 5LB	Change of use from a care home (C2) to a special school (F1) with revised parking and servicing arrangements.	<p>Pennine Lodge is in the Todmorden Conservation area. It is stated that there will be no changes to the exterior of the property and minor changes to the parking areas and this will not impact the Conservation area.</p> <p>The proposal includes eight additional parking spaces.</p> <p>Highways accept the proposals but have requested the inclusion of a cycle store.</p> <p>It is stated that the site is primarily in flood zone 1 which is low risk.</p> <p>An arboricultural report has been produced which states that all the trees on the site are covered by a group TPO. The Tree Officer states that he agrees with the finding though has commented about the impact of tarmac on some of the trees and has asked for it to be removed.</p> <p>A public comment has been raised that trees and shrubs between Pennine Lodge and Beaumont St require pruning as they are overbearing and block the light.</p>	N/A

				<p>A bat survey has been completed and it is stated that the proposed works will require the need for further bat surveys before the proposed works start. The proposal includes two bat boxes and a swift box.</p>	
<b>6c</b>	24/00723/FUL	<p>Todmorden Sports Centre Ewood Lane Todmorden Calderdale OL14 7DF</p>	<p>Temporary construction of two storey school building and associated access road, car parking, landscaping, and bin store, including the retention of on-site spoil, and the subsequent clearance and reinstatement of the site to grassland</p>	<p>There has been a public consultation leading to this application.</p> <p>It is stated that the site is at low risk from flooding (zone 1).</p> <p>It is proposed to use prefabricated sections which can be reused to minimize waste. It is stated that energy efficient energy and materials will be used to aid sustainability</p> <p>Access from the road will be from Ewood Lane and for pedestrians and cyclists from Burnley Rd. It is proposed that the upper Sports Centre car park will cater for the drop-off / pick-up for the proposed school. During school drop-off and pick-up times, the school access road will only be available to pedestrians and cyclists. A removable bollard at the entrance to the access road will prevent vehicle access during these times. Parents who drive to drop-off and pick-up children will be directed to park in the Sports Centre car park and walk down to the temporary school via the access road. Another option for drop-off and pick-up is for parents to use the Blind Lane car park – a public car park located approximately 600m to the east of the site. The school will operate a Walking Bus in the morning and afternoon to walk pupils to and from school across the Park at the start and end of the school day. This Walking Bus will also be able to collect any pupils who walk to school from within the town. It will also connect to bus stops on Burnley Rd.</p> <p>The Heritage Statement states that the site is within the Todmorden Conservation Area and the Centre Vale Park Locally Designated Historic Park and Garden. It is stated that</p>	N/A

				<p>the level of direct harm to the Centre Vale Park Area of the Todmorden Conservation Area because of the proposed development is concluded to be 'less than substantial'. It is stated that this harm should be weighed against the public benefits of the proposal. It is stated that there are several listed and non-designated heritage assets near the site. The nearest grade 2 listed building are Ewood Hall, Wood Cottage, the statues in the Memorial Garden and the Fielden Centre.</p> <p>It is stated that the erection of a temporary two-storey building would not be much out of keeping with the area as the Leisure Centre, with it's more modern style, is nearby.</p> <p>The West Yorkshire Police have made some recommendations to improve security on the site.</p> <p>It is stated that once the redevelopment of the permanent site on Halifax Road is complete, the School will occupy their new building and the temporary site will no longer be required. The temporary site will then be cleared and reinstated to grassland. It is stated that the drainage of the site will then be significantly better than it is currently.</p> <p>Of the 5 public comments received so far, 2 support the site, 1 is neutral and 2 are against. The supporting comments emphasise the need for a new school to be built at Castle Hill. Criticisms include the condition, nature, real traffic flows and the likely noise impacts on Ewood Rd, parking issues and suggested compensation for residents on Ewood Rd. There are also concerns that the works will overrun, that the site will not be returned to its original condition and that the site will be used for future school rebuilds.</p>
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<b>6d</b>	24/00747/LBC	3 Fielden Terrace Todmorden Calderdale OL14 8BB	Replacement windows (Listed Building Consent)	<p>The property, which dates from the mid 19th century, is grade 2 listed. The proposal is to replace the single glazed fixed and casement windows on the front elevation (1st floor), and all windows on the back elevation (ground floor, first floor and two landing windows) with slim double-glazed hardwood windows and the removal of gloss paint internally on the stone mullions.</p> <p>It is stated by the applicant that the neighbours living in Fielden Terrace are happy with the plans as it will improve the look of the windows and the terrace. Two of the houses (5 and 7) already have double glazed windows.</p>	N/A

				The Biodiversity Officer has no issues with the plans.	
<b>6e</b>	24/00797/HSE	3 Harvelin Park Todmorden Calderdale OL14 6HX	Raising of the roof pitch to create a bedroom, bathroom and office in new loft space	<p>The proposal is to utilize the loft to increase the number of bedrooms from 4 to 5 and for there to be an office and additional bathroom.</p> <p>The materials for the windows and roof are to match those existing.</p> <p>Biodiversity Officer has no issues with the plans.</p>	N/A