

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 4th June 2025 at 7.30pm

Councillors Present: *Cllrs S Martin (Chair), B Jancovich, S Press, G Kent, J Williams, T Hanley, A Hollis and P Taylor*

Officers: *Ms N Crewe (Town Clerk) and Miss J Norcliffe (Administration & Development Officer)*

Members of the Public: 1

<p>2025(DC)001</p>	<p>1. Apologies for Absence – For Decision To receive and approve apologies for absence and reasons given to the Clerk prior to the meeting.</p> <p><i>Apologies received from Cllrs P Ripley, N Stocks, D Hancock, K White</i></p> <p>Proposed by Cllr J Williams Seconded by Cllr P Taylor <i>Approved</i></p> <p>Resolved: <i>That the apologies of Cllrs N Stocks (Prior Commitment), Cllr P Ripley (Health Reasons), Cllr D Hancock (Prior Commitment) and Cllr K White (Health Reasons) be received and their reasons for absence are accepted.</i></p>
<p>2025(DC)002</p>	<p>2. Declarations of Interest – For Decision 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><i>Cllr P Taylor declared a pecuniary interest in item 6h and left the room for the discussion and decision on this item.</i></p>
<p>2025(DC)003</p>	<p>3. Public Participation – For Decision To adjourn the meeting to allow members of the public to make representation on the business of the agenda for the meeting.</p>

Note: No resolutions can be under public participation.
No public addressed the Committee.

4. Exclusion of Press and Public – Public Bodies (Admission to meetings Act 1960) – For Decision
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.

2025(DC)004 **Proposed** by Cllr S Martin **Seconded** by Cllr T Hanley
Approved

Resolved: *That any public or press who may attend be allowed to stay for the whole of the meeting.*

5. Minutes – For Decision
To approve the draft minutes of the Development Committee meeting held 30th April 2025.

2025(DC)005 **Proposed** by Cllr G Kent **Seconded** by Cllr B Jancovich
Approved

Resolved: *That the draft minutes of the Development Committee meeting held on 30th April 2025 be approved as a true record of proceedings.*

6. Planning – For Decision
To provide the opportunity to comment on Planning Applications lodged in Todmorden and environs since the last Development Committee and inform CMBC of the Town Councils comments.

Item no	Application Number	Address	Purpose	TTC Comment
6a	25/00233/HSE	Stansfield Hall Nursery Cottage Stansfield Hall Road Todmorden OL14 8BQ	Installation of Heat Pump	Support and supported by Todmorden Neighbourhood Plan Policy H6.
6b	25/00234/LBC	Stansfield Hall Nursery Cottage Stansfield Hall Road Todmorden OL14 8BQ	Installation of Heat Pump (Listed Building Consent)	Support and supported by Todmorden Neighbourhood Plan Policy H6.
6c	25/20088/TPO	24 Stoodley Grange Todmorden Calderdale OL14 6JR	Prune three trees (Tree Preservation Order)	Insufficient information to comment due to lack of arboriculturist report.

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6d	25/00428/LBC	Antwerp Cottage Mankinholes Bank Todmorden Calderdale OL14 6HR	Internal Alterations & regularisation of previous works	Support.
6e	25/00416/HSE	7 Mankinholes Bank Todmorden Calderdale OL14 6HR	Demolish Conservatory to facilitate two storey extension	Insufficient information, contravenes Todmorden Neighbourhood Plan Policy H3 and members note the concerns from the Conservation Officer. Members would like the plans to be reviewed following Conservation Officer comments.
6f	25/00417/LBC	7 Mankinholes Bank Todmorden Calderdale OL14 6HR	Demolish conservatory to facilitate two storey extension (Listed Building Consent)	Insufficient information, contravenes Todmorden Neighbourhood Plan Policy H3 and members note the concerns from the Conservation Officer. Members would like the plans to be reviewed following Conservation Officer comments.
6g	25/00225/FUL	67 Burnley Road Todmorden Calderdale	Change the ground floor from 1x Class E shop unit to 3x separate Class E units, partial change of use to first floor	Support and supported by Todmorden Neighbourhood Plan Policies HG1 and ED1.

			from C3 to Class E use. Note: Class E = Commercial Use C3 = Residential Use	
Cllr P Taylor left the room for item 6h due to a pecuniary interest.				
6h	25/20098/TPO	Two Hoots Cottage 38 Lee Bottom Road Todmorden Calderdale OL14 6HH	Fell one tree (Tree Preservation Order)	Support subject to arboriculturist approval and replacement with native tree.
6i	25/00235/HSE	15 Brink Bottom Lumbutts Road Todmorden Calderdale OL14 6JD	Replacement lean to outbuilding with side extension.	Support and supported by Todmorden Neighbourhood Plan Policy H2.
6j	25/20101/TPO	Woodside Manor 28 Ewood Lane Todmorden Calderdale OL14 7DF	Fell one Sycamore and prune one Beech tree.	Support subject to arboriculturist approval but would like the replacement tree to be a native species.
<p>Proposed by Cllr J Williams Approved</p> <p>Seconded by Cllr B Jancovich</p> <p>Resolved: That the consultees responses as detailed above be submitted to Calderdale Council</p>				
2025(DC)007	<p>7. Planning Applications Feedback - For Information To receive a written update on planning applications where Todmorden Town Council have been a statutory consultee.</p> <p>Proposed by Cllr S Martin Approved</p> <p>Seconded by Cllr A Hollis</p> <p>Resolved: To receive the report.</p>			
2025(DC)008	<p>8. Calderdale Council Public Spaces Protection Order – Renewals Consultation – For Decision. To review the presented PSPO from CMBC and provide feedback on the plan to renew them.</p> <p>Proposed by Cllr S Press Approved</p> <p>Seconded by Cllr G Kent</p>			

	Resolved: Members support the renewals of the PSPO
2025(DC)009	<p>9. Outstanding Issues Register To receive an update of work outstanding for the Council Officers for Development Committee.</p> <p>Proposed by Cllr G Kent Seconded by Cllr B Jancovich Approved</p> <p>Resolved: Update listed, received, members thanked Officers for their ongoing work.</p>
2025(DC)010	<p>10. Items for a Future Agenda – For Information To inform the Minute Taker of items Councillors would like to see on a future agenda of the Development Committee.</p> <ul style="list-style-type: none"> • Buses • Request a CMBC representative to attend a future Development Committee and talk about their flood plan • Adamroyd Mill/ land off Victoria Road – Add to outstanding work register for monitoring and to update members
2025(DC)011	<p>11. Date of the Next Committee Meeting – For Information</p> <p>To note the date of the next committee meeting scheduled for 2nd July 2025 at 7.30pm.</p>
Meeting closed at 8:15pm	