TODMORDEN TOWN COUNCIL

Todmorden Town Hall,
Bridge Street, Todmorden,
OL14 5AQ
townclerk@todmorden-tc.gov.uk
www.todmorden-tc.gov.uk

MINUTES OF THE DEVELOPMENT COMMITTEE MEETING
Held in the Todmorden Town Hall, on Wednesday 5th August 2026 at 7.30pm

Councillors (Cllrs) present: - *Cllrs S Martin (Chair), P Taylor, N Stocks & L Thorpe*

Officers: *Miss Jessica Norcliffe (Administration & Development Officer)*

Members of the Public*: 4*

2026(DC)022	**1. <u>Apologies for Absence – For Decision</u>** To receive and approve apologies for absence and reasons given to the Clerk prior to the meeting. *Apologies received from Cllrs Hancock, Jancovich, Kent & Hanley* ***Proposed** by Cllr N Stocks* ***Seconded** by Cllr T Hanley* *Approved* ***Resolved:** That the apologies of D Hancock (Family Commitment), B Jancovich (Prior Commitment), T Hanley (Prior Commitment) & G Kent (Prior Commitment) be received and their reasons for absence are accepted.* ***Absent:** P Ripley, J Williams, A Hollis & K White*
2026(DC)023	**2. <u>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. 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. No declarations received.
2026(DC)024	**3. <u>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. Note: No resolutions can be under public participation.

Signature..... 2nd September 2026

2026(DC)025	**4. <u>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. ***Proposed*** *by Cllr S Martin* ***Seconded*** *by Cllr L Thorpe* *Approved* ***Resolved:*** *That any public or press who may attend be allowed to stay for the whole of the meeting.*
2026(DC)026	**5. <u>Minutes – For Decision</u>** To approve the draft minutes of the Development Committee meeting held on 1st July 2026. ***Proposed*** *by Cllr P Taylor* ***Seconded*** *by Cllr L Thorpe* *Approved* ***Resolved:*** *That the draft minutes of the Development Committee meeting held on 1st July be approved as a true record of proceedings subject to amendment of an incorrect spelling of a name.*
2026(DC)027	**6. <u>Planning – For Decision</u>** 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. **6a –** 26/00010/LBC – Ewood Hall, Ewood Lane, Todmorden, Calderdale OL14 7DF - New detached single storey dwelling and associated works (Listed Building Consent) (Amended Plans) ***TTC Comment –*** *The Committee support the amended application as the concerns regarding vehicle access has been resolved.* **6b -** 26/00009/FUL - Ewood Hall, Ewood Lane, Todmorden, Calderdale OL14 7DF - New detached single storey dwelling and associated works (Amended Plans) ***TTC Comment –*** *The Committee support the amended application as the concerns regarding vehicle access has been resolved.* **6c -** 26/00434/HSE - 387a Rochdale Road, Todmorden, Calderdale OL14 6RH - Extension and works (Retrospective) and regularise dwelling to remain as single dwelling ***TTC Comment –*** *The Committee are more in favour of the properties remaining as 2 dwellings and therefore support this application.* **6d -** 26/00435/HSE – 387b Rochdale Road, Todmorden, Calderdale OL14 6RH - Front, rear and side extensions (retrospective) and regularise dwelling to remain as single dwelling

	TTC Comment – *The Committee are more in favour of the properties remaining as 2 dwellings and therefore support this application.* **6e -** 26/00318/LBC- Haugh House Haugh Rd Todmorden Calderdale OL14 6BU - Replacing the single paned timber window with a double-glazed timber window (Listed Building Consent) ***TTC Comment –*** *Support* ***Proposed*** *by Cllr S Martin* ***Seconded*** *by Cllr P Taylor* *Approved* ***Resolved:*** *That the consultees response as detailed above be submitted to Calderdale Council.*
2026(DC)028	**7. <u>Planning Applications Feedback - For Information</u>** To receive a written update on planning applications where Todmorden Town Council have been a statutory consultee. ***Proposed*** *by Cllr N Stocks* ***Seconded*** *by Cllr P Taylor* *Approved* ***Resolved:*** *The Committee received the report.*
2026(DC)029	**8. <u>Bus Services meeting with Josh Fenton-Glynn MP – For Information</u>** To receive a verbal debrief from Councillors on their meeting with Josh Fenton-Glynn MP regarding the Committee concerns on the WYCA Bus Franchise. ***Proposed*** *by Cllr S Martin* ***Seconded*** *by Cllr N Stocks* *Approved* ***Resolved:*** *To defer the item to the next Development Committee meeting on 2nd September, due to the relevant Councillors not being present.*
2026(DC)030	**9. <u>Correspondence Received – For Information</u>** To receive correspondence from the Todmorden Patient Participation Group regarding the bus/ transport services in Todmorden. ***Proposed*** *by Cllr S Martin* ***Seconded*** *by Cllr N Stocks* *Approved* ***Resolved:*** *The Committee received and thanked the Patient Participation Group for the correspondence. The Committee agree entirely with their points and want to reassure the Group that they will not let this issue go.*
2026(DC)031	**10. <u>Correspondence Received – For Information</u>** To receive correspondence regarding the Todmorden Train Station access for all project. ***Proposed*** *by Cllr P Taylor* ***Seconded*** *by Cllr N Stocks* *Approved*

	Resolved: *The Committee received the information and are pleased that positive progress is being made regarding surveys and public engagement. The Committee Clerk is to seek regular updates from Network Rail regarding the project.*
2026(DC)032	**11. Road Safety at Copperas House Walsden – For Decision** To request that the Administration & Development Officer seek information on the possibility of a crossing and/or yellow lines being installed by CMBC on Rochdale Road at Copperas House in Walsden, to improve road safety and access to the canal. ***Proposed*** *by Cllr L Thorpe* ***Seconded*** *by Cllr P Taylor* *Approved* ***Resolved:*** *The Committee Clerk is to contact CMBC to ask about the purpose of recent meetings with the Canal & Rivers Trust, and to request that they reassess the possibility of a crossing, yellow lines or other road safety measures being installed at Copperas House in Walsden.*
2026(DC)033	**12. <u>Public Footpath Todmorden 148 – For Information</u>** To receive the Confirmation of Order of the diverted Public Footpath Todmorden 148 (part). ***Proposed*** *by Cllr S Martin* ***Seconded*** *by Cllr P Taylor* *Approved* ***Resolved:*** *The Committee noted the information from CMBC*
2026(DC)034	**13. <u>Outstanding Work Register– For Information</u>** To receive an update of work outstanding for the Administration & Development Officer for Development Committee. ***Proposed*** *by Cllr S Martin* ***Seconded*** *by Cllr L Thorpe* *Approved* ***Resolved:*** *The Committee received the update*
2026(DC)035	**14. <u>Date of the Next Committee Meeting - For Information</u>** To note the date of the next committee meeting scheduled for Wednesday 2nd September 2026 at 7.30pm.
Meeting closed at 7:53pm	

Signature..... 2nd September 2026