

The 1078th Meeting of the Ripponden Parish Council held in the Ripponden Parish Council Office on Thursday 7th May 2015 at 7.15pm.

Councillors Present: - Cllr McCarley chaired the Meeting
Cllr B Carter, Cllr G Carter, Cllr Johnson, Cllr Naylor, Cllr Riley, Cllr J Smith, Cllr M Smith,
Cllr Watson

1. To accept apologies for absence and lateness

Absence – Cllr Ogden, Cllr Potts, Cllr Russell
Lateness – Cllr Naylor

2. To accept the Minutes of the 1077th Meeting held on Thursday 23rd April 2015

15952 Resolved in a motion by Cllr J Smith and seconded by Cllr Riley that the Minutes be accepted as a true and correct record of the Meeting held on Thursday 23rd April 2015.

3. To receive information on any on-going items identified in these and previous Minutes and decide further action where necessary

The Clerk reported that:

A letter had been received from Calderdale Council, Planning Services concerning the alleged breach in planning permission for 13/00748 – 7 Ringstone, Barkisland. The Officer confirmed that an initial assessment of the planning situation is to be undertaken.

The Clerk advised the Meeting that a credit note had been received from British Telecom for the £20 late payment charge that had been incorrectly debited to the Parish Council's account.

Cllr Naylor arrived at 7.25pm

A letter had been received from Ripponden Xmas Fest confirming that the group transferred full ownership of the Christmas lights to the Parish Council. Concerns were raised regarding two of the officials that had signed the letter having resigned from the group prior to the date of the letter. A vote took place as to whether the Parish Council should accept the letter as evidence that full ownership of the Christmas lights had been transferred to the Council. Cllr Johnson, Cllr McCarley, Cllr Riley and Cllr J Smith voted in favour; Cllr B Carter and Cllr Watson voted against; Cllr G Carter, Cllr Naylor and Cllr M Smith abstained from voting.

15953 Resolved in a motion by Cllr Johnson and seconded by Cllr J Smith that the Parish Council accepts the letter from Ripponden Xmas Fest as evidence that full ownership had been transferred to the Council for the benefit of the Community.

Cllr Watson requested that the Clerk chase up the matter of the identity of the benefactors with Cllr Holden.

The Clerk advised the Meeting that a letter had been received from the organisers of Ripponden Gala requesting an additional grant from the Parish Council to cover some of the losses from the 2015 Gala that occurred due to the bad weather conditions.

Cllr G Carter declared a disclosable pecuniary interest in the matter and temporarily left the meeting in order that the matter could be discussed.

The Meeting agreed that further clarification was needed regarding the losses to ensure that any support approved would sufficiently cover personal losses of the organisers and ensures that this very popular community event continued next year. The Clerk was asked to liaise with

3. To receive information on any on-going items identified in these and previous Minutes and decide further action where necessary (continued)

Mrs Wilson and report back at the next meeting. The grant request would be considered under Section 137.

Cllr G Carter re-joined the meeting.

The Clerk informed the Meeting that an e-mail had been received from an election candidate seeking to clarify the Parish Council's concerns regarding alleged misleading information on campaign leaflets. The Meeting noted the information supplied.

4. To receive Parish Councillors declarations of Interest

None

5. Public Participation

None present

6. To receive reports from the Clerk, Chairman, Committees, Councillors and Outside Bodies by Council Representatives and to deal with matters arising

The Clerk provided an update report on outstanding correspondence for Councillors references. The Meeting asked if Cllr G Carter as Ward Councillor would chase up the matter of the broken bollard on Halifax Road with Calderdale Council on behalf of the Parish Council. The Clerk was also asked to take a photograph of the bollard and send this to Highway Services to highlight the safety issues. Courtesy copies should also be sent to the Highways Manager and Chief Executive.

The Clerk reported that an e-mail had been received from a resident regarding the hole in the road at Priest Lane/ Old Bank. This had also been sent to Cllr J Smith. The Clerk advised that she had contacted Calderdale Council on the resident's behalf and spoken to the Neighbourhood Co-ordinator. The Council Warden had also inspected the site and spoken to the contractors. A temporary fix was to be put in place for access to the polling station and the permanent fix to be undertaken within the next two weeks, subject to no further problems being found. Cllr J Smith reported that the hole had now been filled.

The Clerk reminded the Parish Council of the two resident's 90th Birthdays on 9th May. Cllr G Carter had volunteered to represent the Council in the absence of Chairman and Vice Chairman due to the charity walk. There was also a further 90th Birthday on 15th May and the Chairman confirmed that he would be able to attend this occasion.

The Clerk informed the Meeting that the YLCA had hardcopies of the Good Councillor Guide at £2 each plus postage and packaging. The Meeting agreed that the Clerk should order 10 copies.

The Clerk reported that she had received admission tickets for the election verification and count, but regrettably could not attend due to short notice given.

Cllr J Smith reported that there was a blocked drain outside the carpet shop on Halifax Road and a further two at Central Hall. The Clerk was asked to report the blockages to Calderdale Council. Cllr J Smith also reported that there was a burst water pipe by the Silk Mill on Halifax Road.

Cllr M Smith was pleased to report that the Bowling Club veranda had finally been replaced by Calderdale Council.

6. To receive reports from the Clerk, Chairman, Committees, Councillors and Outside Bodies by Council Representatives and to deal with matters arising (continued)

Cllr Naylor reported that Branch Road was still in a poor condition and that he had spoken to Cllr Thornber as Ward Councillor regarding the matter.

Cllr Riley informed the Meeting of a resident's 90th Birthday on 2nd July and the Clerk was asked to diarise the occasion.

Cllr McCarley informed the Meeting that the Employee Appraisals for 2014/2015 had now been completed for both the Clerk and Deputy Clerk.

Cllr McCarley reported that he had hosted the Mayor of Calderdale's visit to Ripponden for the Tour de Yorkshire and opened the Council office to the public. The event had been very successful despite the poor weather in the morning.

7. To receive reports from Calderdale Councillors who represent Ryburn Ward

Cllr G Carter confirmed that she had now e-mailed the Manager of Highway Services regarding the broken bollard on Halifax Road, Ripponden.

8. To agree accounts for payment

15954 Resolved in a motion by Cllr Naylor and seconded by Cllr J Smith that the accounts listed on the schedule with a total value of £1437.99 be passed for payment

9. To receive correspondence

Correspondence

Ryburn United Juniors
Mayor of Todmorden

Grant Application
Apology for not attending the Tour de Yorkshire event

Information

Clerks & Councils Direct
NABMA
North Bank Forum
Police & Crime Commissioner
Rural Action Yorkshire
YLCA

May Magazine
Newsletter 28th April & 5th May
Sector Support Update 30th April
Newsletter - May
Newsletter – April
White Rose update and Training Programme

Invitations

Barkisland Old Peoples Welfare

Annual Tea 13th June 2015

Agendas

12/05/15

Planning Committee 1

Matters arising from Correspondence

The Clerk was asked to download details of the Neighbourhood Planning Grants for the Council's references.

10. To approve the Accounts for the Year ended 31st March 2015 and the Parish Council's Annual Return

The Meeting agreed that the Parish Council should publish details of grants awarded and funding for local projects should be published on the Council website.

15955 Resolved in a motion by Cllr M Smith and seconded by Cllr Naylor that the Parish Council approves the Accounts for the Year ended 31st March 2015 and that subject to Internal Audit approval the 2014/15 Annual return should be signed by the Chairman.

11. To discuss Planning Applications, to receive Planning Decisions and to discuss Planning and Enforcement Issues

New plans for this meeting

Application No: 15/00402/HSE

Officer: Deborah Croot
 Applicant: Mr N Granata
 Site: Ryburn House Cottage Ryburn House Halifax Road Ripponden
 Proposal: Rear bedroom extension and new window (Revised scheme - 14/01229)
 History: resubmission of 14/01229 with additional windows proposed.
 Main Issues: The application would be assessed on:-
 section 7 (Requiring Good Design) and RCUDP policies BE1, BE2,

RPC Comments:

15956 Resolved in a motion by Cllr J Smith and seconded by Cllr Riley that the Parish Council has no objections to this application.

Application No: 15/00398/HSE

Officer: Sara Johnson
 Applicant: Mr G Davies
 Site: Alf Hollow Foxen Lane Mill Bank Sowerby Bridge
 Proposal: Proposed new double garage and garden store.
 History: 02/01447/LBC Conversion of barn to dwelling, 00/00797/CON Conversion of barn to dwelling-permitted. 02/01822/HSE and 02/01821/LBC Detached garage and garden walls- refused.
 Main Issues: Will be assessed against NPPF9 Green Belt, RCUDP BE1, NE21 Trees and Development Sites, & BE2.

RPC Comments:

15957 Resolved in a motion by Cllr Naylor and seconded by Cllr M Smith that the Parish Council objects to this application on the grounds that it is not in keeping with the surrounding area, design – the garage roof does not meet policy, proximity to a listed building, Green Belt development and that it may have a significant influence on water flow down the hillside.

Application No: 15/00450/LBC

Officer: Sara Johnson
 Applicant: Mr G Davies
 Site: Alf Hollow Foxen Lane Mill Bank Sowerby Bridge
 Proposal: Proposed new double garage and garden store (Listed Building Consent)
 History: see above
 Main Issues: Will be assessed against NPPF12 Conserving and enhancing the historic environment, BE14 Alteration and Extension of Listed Buildings.

RPC Comments:

15958 Resolved in a motion by Cllr Naylor and seconded by Cllr M Smith that the Parish Council objects to this application on the grounds that it is not in keeping with the surrounding area, design – the garage roof does not meet policy, proximity to a listed building, Green Belt development and that it may have a significant influence on water flow down the hillside.

11. To discuss Planning Applications, to receive Planning Decisions and to discuss Planning and Enforcement Issues (continued)

Application No: 15/00424/HSE

Officer: Deborah Croot
 Applicant: Miss L Tempest
 Site: Flock Hall Hollins Lane Sowerby Bridge
 Proposal: Demolition of existing conservatory and construction of garden room and conservatory, additional windows, door, extension to garage and internal alterations.
 History: 02/01589 conservatory approved
 Main Issues: The application would be assessed on:-
 NPPF section 9 (Green Belts), section 7 (Requiring Good Design) and RCUDP policies BE1, BE2.

RPC Comments:

15959 Resolved in a motion by Cllr Naylor and seconded by Cllr Johnson that the Parish Council objects to this application on the grounds that insufficient information has been provided to enable a coherent judgement to be made. Primarily that no plans have been submitted with the application.

Cllr M Smith abstained from voting.

Application No: 15/00410/HSE

Officer: Claire Marshall
 Applicant: S Burgess
 Site: Croft House Farm Withens End Lane Rishworth
 Proposal: Extension and alterations to include roof terrace and balcony
 History: None
 Main Issues: NPPF section 9 (Green Belt), RCUDP policies BE1 (Design), NE12 (Special Landscape), NE15 (Wildlife Corridor).

RPC Comments:

15960 Resolved in a motion by Cllr M Smith and seconded by Cllr Naylor that the Parish Council objects to this application on the grounds that it is over intensive use of the site, Green Belt, SLA and a wildlife corridor.

Application No: 15/00378/FUL

Officer: Janine Branscombe
 Applicant: Mr C Illingworth
 Site: Land South East Of High Field High Field Lane Ripponden
 Proposal: Agricultural building and alterations to access (Retrospective)
 History:
 Main Issues:

RPC Comments:

15961 Resolved in a motion by Cllr M Smith and seconded by Cllr Naylor that the Parish Council objects to this application on the grounds of size, use and proximity to a dwelling. From the application it is unclear as to what the building is to be used for. It appears to be a very large building for the 0.06 hectare site. The Parish Council feels that more clarity is needed as to its actual use. Also it is felt that the altered access has not been carried out in accordance with policy and has been left unfinished. It should also be noted that the Parish Council feels that the field should be included in the red line area detailed on the site plan.

Application No: 15/00468/FUL

Officer: Claire Marshall
 Applicant: Mrs T Stephenson
 Site: Swift Cross Barn Ripponden Old Lane Ripponden
 Proposal: Construction of four box stable block with concrete area for storage of waste

11. To discuss Planning Applications, to receive Planning Decisions and to discuss Planning and Enforcement Issues (continued)

History: 81/02050/COU and 84/02058/CUR: conversion of barn to dwelling
88/02092/FUL: extension and garage
Main Issues: NPPF section 9 (Green Belt). RCUDP policies BE1 (Design), E16 (Equestrian development), NE15 (Wildlife Corridor).

RPC Comments:

15962 Resolved in a motion by Cllr Naylor and seconded by Cllr Watson that the Parish Council has no objections to this application but requests that a condition is attached to ensure that no further building is permitted on the site.

Application No: 15/00465/CON

Officer: Janine Branscombe
Applicant: Mrs D Lavin
Site: Maidenstones Barn Blue Ball Road Ripponden
Proposal: Conversion of an existing barn to dwelling.
History:
Main Issues:

RPC Comments:

15963 Resolved in a motion by Cllr J Smith and seconded by Cllr Johnson that the Parish Council objects to this application on the grounds of access issues, over intensive use of the site, wildlife corridor, SLA and Green belt development. The existing barn is not derelict and as such does not satisfy policy.

Application No: 15/00431/HSE

Officer: Sara Johnson
Applicant: Mr S Bond
Site: 8 Lower Swift Place Bar Lane Ripponden
Proposal: Detached single storey summer house
History: N/a
Main Issues: Will be assessed against NPPF9 Green Belt and RCUDP BE1, BE2 and NE12 Development within the Special Landscape Area

RPC Comments:

15964 Resolved in a motion by Cllr Naylor and seconded by Cllr Johnson that the Parish Council has no objections to this application.

Planning Decisions:

15/00267/HSE 264 Oldham Road Ripponden	Detached garage with annexe over ancillary to dwelling	Granted
12/00412/DISC1 Land Rear Of Wild Acres Rochdale Road Ripponden	Discharge of conditions on application 12/00412 - conditions 3 and 4	Partially Complied With
15/42018/42DAYS Woodfield House Rishworth Road Barkisland	Prior Approval application for proposed single storey extension to rear, extending out by 4.5 metres, maximum height 3.7 metres, 2.7 metres to eaves	Refuse Prior Approval

The meeting closed at 9.05pm.