# BRAMHOPE & CARLTON PARISH COUNCIL

Minutes of the meeting of the Planning Committee held on 23rd September 2026 at 6.20pm at Bramhope Village Hall, Old Lane, Bramhope, Leeds, LS16 9AZ

Attendees: Cllr Diane Fox (Chair), Cllr Jane Orton, Cllr Ian Robinson, Cllr Marion Rider, Cllr Anne-Marie Pickstock , Cllr Campbell Cowan.

1. To receive apologies for absence given in advance of the meeting and to consider the approval of reasons given for absence
   Apologies received from Cllr Hilary Harris.

2. To disclose or draw attention to any disclosable pecuniary interests
   There were no interests declared.

3. **Public Participation (10 Mins)**
   There were no members of the public present.

4. **To comment on planning applications and licensing applications sent by Leeds City Council**

**4.1 26/04700, Bramwood, 11 Creskeld Crescent Bramhope**
Variation of condition 2 (approved plans) to previously approved planning application 25/03978/FU (Two storey side extension with Juliet balcony to rear and single storey glazed link extension to double garage, conversion of garage to form habitable rooms and replacement of garage door with bi folding door; new terraced areas with balustrades to front and rear) to allow alterations to scheme including demolition of previously retained garage; reduction in length and increase in width of the extension and internal layout changes.

**Comment:** The Parish Council objects.

1. The castellation details have been removed, the previous approved proposal retained these. The castellation details should be retained.
2. Lack of windows/fenestration on the front elevation of the extension, results in nearly 50% of the wall being composed of hung tiles which match the roof. The previous approved application had only a small area of hung tiles due to presence of windows/fenestration on this elevation. Wall hung tiles are not part of the local vernacular and therefore this larger area of tiles would be an incongruous addition.
3. The front gable is also proposed to be clad in hung tiles. The previously approved application retained a 'half timbered' gable. The vast majority of gables in this area of the Conservation Area are either half timbered or overlapping horizontal 'rustic' wooden cladding. Wall hung tiles are not part of the local vernacular and this area of tiles on the gable would be an incongruous addition.

   The front elevation of the current proposal, will not serve to retain or enhance the character of this positive building in the Conservation Area.

**4.2 26/04850, 38 Hall Rise, Bramhope**
Single storey rear extension
**Comment:** No comment

**4.3 26/04926, Land To The South East Of The Grange Carlton Lane Guiseley**
Change of use of barn to dwellinghouse (Use Class C3); installation of new windows, doors and cladding
**Comment**: The Parish Council neither supports nor objects to the application. The dwelling should fully comply with NPPF Policy GB7, there should also be a planning condition to withdraw permitted development rights for further new farm buildings.

**4.4 26/04831, Dyneley Close 40 Leeds Road Bramhope**
Demolition and erection of outbuilding to the rear
**Comment:** No comment

**5.** To discuss any arising issues regarding Leeds Local Plan

The dates for the new timetable for the next phase of consultation on the Leeds Local Plan has been published. The next consultation phase will be commence on 30th November and close on 15th February 2027.

It was RESOLVED that the Clerk will include an item on the agenda of the October meeting of Full Council to discuss whether to hold another public meeting and if so when would be the most appropriate time.

The next LCC strategic planning meetings will be on 27th October and 3rd November 2026 which may give further details.

It was noted that previous comments on sites from the previous consultation are likely to be carried forward to the Winter 2026/27 consultation.

**6.** To review current enforcement cases

There were no new cases identified.

**7.** Any items for discussion at a future meeting.

Leeds Local Plan and possible public meetings.

**8.** Date of next meeting.

The date of the next meeting will be 12th October at 1.30pm.

The meeting closed at 6.55pm
Minutes by Nicola Woodward
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