

# Minutes of a meeting of the Keighley Area Committee held on Thursday 22 October 2015 at Keighley Town Hall, Bradford

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Commenced 1805  
Concluded 1930

## PRESENT – Councillors

CONSERVATIVE	LABOUR
Ali	Bacon
Brown	Khadim Hussain
B M Smith	Pullen
Mallinson	M Slater

## Councillor Hussain in the Chair

### 25. DISCLOSURES OF INTEREST

In the interest of transparency Councillor Pullen disclosed that he had assisted his constituents in presenting their request regarding traffic calming on Glen Lee Lane to the Committee.

### 26. MINUTES

#### Resolved –

That the minutes of the meeting held on 17 September 2015 be signed as a correct record.

### 27. INSPECTION OF REPORTS AND BACKGROUND PAPERS

There were no appeals submitted by the public to review decisions to restrict documents.

### 28. PUBLIC QUESTION TIME

There were no questions submitted by the public.



## 29. PETITION – PUBLIC TOILETS IN SILSDEN

Craven

Previous reference: Council Minute 21

The Strategic Director, Environment and Sport, presented a report, (**Document “J”**) which considered a petition requesting the re-opening of the public toilets in Silsden. The petition was referred to Keighley Area Committee by Council at its meeting on 14 July 2015.

The petitioner addressed the meeting and confirmed that the issues raised in her petition to Council were still the significant points she wished to raise. She referred to Document “J” and the information that the toilets had closed in April 2014. She pointed out that following the closure all utilities had been removed and that there had been no attempt made to examine alternative proposals.

It was explained that the use of the available toilet facility referred to in Document “J” at Silsden Town Hall was restricted whilst events were being held; access was not easy for the disabled; users were not welcomed and the facility was closed on some days. The strength of feeling about the closure of the public toilets at Bridge Street by the residents of Silsden was reported. It was confirmed that the petition had now been signed by over 1700 residents.

It was maintained that the building and facilities remained in good order and that Document “J” should have included costs to enable Members to make an informed decision on the request to reopen that facility. Following discussions about the running costs of the toilets an article in the Daily Telegraph (July 2015) and the Prime Minister’s view that business rates on toilet facilities should be explored was reported.

In addition to the use of the toilets by people who came to walk in the area the needs of people who had medical conditions or were undergoing treatment which required more frequent use of the facilities was raised. It was felt that many people had planned their trips to the area with the knowledge that they had the conveniences available and that those people may not be able to access the area in the future. Incidents of teenagers sneaking into the local public houses to use the toilets were also discussed.

A Member reiterated the Government’s view on business rates on toilets and in response to questions was advised that there had been unsuccessful appeals about a number of toilets in the area and that the issue would be pursued further.

The condition of the toilet building was questioned. Members were advised that a survey had been conducted and an estimate of the repairs required in a first year of operation had been identified as £61,000. In addition to the costs of repairs there would be cleaning and utility costs incurred. The potential for repairs following vandalism if the facility were unmanned must also be considered. In response the petitioners suggested the facility could be locked at 3.30pm to prevent damage.

A Member thanked the petitioners and all the signatories and raised concerns that the human rights of people accessing the area were eroded by the closure of the toilets. He discussed the needs of people with a disability and how they could be affected greatly by the lack of facilities. He compared the issue to other discussions at the Committee where



it had been accepted, when apportioning resources; those areas such as Ilkley, Haworth and Keighley Central ward were used by people from throughout the area. It was maintained that Silsden was a centre attracting visitors from beyond the Craven ward.

He expressed concern that the issue appeared to be a 'done deal' when the services had been disconnected whilst people were still raising issues about the closure. He was upset that the petitioners had not been contacted despite a survey on the building being conducted. His disappointment about the lack of support from the Town Council was also expressed.

It was proposed that core funding, still available to the Keighley Area Committee, be made available to support the residents to compile a proposal, for match funding, which could be presented to Silsden Town Council to request their support.

In response it was reported that the funding referred to was designated to support community centres providing a meeting place to deliver services. It was felt that the provision of toilet facilities would not meet the strict criteria for those funds.

It was acknowledged that there was no statutory duty for the provision of public conveniences although Members were sympathetic to the views expressed. The significance of the budgetary cuts being faced at the present time and expected in the near future were discussed and the paragraph contained in Document "J" that all available resources had been allocated was reiterated.

A Member challenged that statement and referred to the Council's monetary reserves a small part of which he felt should be released to enable the residents to attract match funding and reopen the toilets.

Members offered their support to residents who may consider the development of a social enterprise to take on the management of the facilities. The potential for local communities to supply the relevant skills was discussed.

In response a Member, whilst sympathetic to the residents' views, referred to other facilities which had been transferred to community control but which had to be sold because interest had waned.

It was suggested that the Ward Officer for the Craven Ward support the residents to develop proposals for the community to take ownership of the facilities and to be considered for support by the Committee in the future.

#### **Resolved –**

**That the Keighley Area Co-ordinator be requested to support residents to explore potential measures which the Silsden community could take to reopen the public toilets in Silsden and the Craven Ward Officer provide a progress report in six months time.**

***OVERVIEW AND SCRUTINY COMMITTEE: Environment and Waste Management  
ACTION: Strategic Director, Keighley Area Co-ordinator***



30. **POTENTIAL TRAFFIC CALMING MEASURES – GLEN LEE LANE, KEIGHLEY**

**Keighley East**

Previous reference: Minute 13

The report of the Strategic Director, Regeneration, (**Document “K”**), identified possible potential traffic calming measures which, subject to approval, could be considered for introduction on Glen Lee Lane, Keighley.

The issue had been the subject of a Public Question to the meeting on 23 July 2015 and the report was presented in response to a request, made at that time, that the Strategic Director, Regeneration, provide a report, on potential traffic calming measures, including the cost implications of any such measures, which could be undertaken in that location.

It had also been requested that the potential impact of traffic which could be generated from a proposed incinerator development in the area be taken into account when traffic management measures were being investigated.

Appended to Document “K” were details of speed surveys which had been carried out on Glen Lee Lane during the school summer holidays and in September and which revealed that the average speed per hour of motorists in that area was in the high 20s. A large colour plan of the area showing two lengths (length A and B) of Glen Lee Lane was tabled.

The report presented three potential traffic calming measures for consideration and the merits or potential issues which could arise were discussed. It was acknowledged length A was wider, less steep and straighter than the area depicted as length B and each of those locations would require a different approach to be taken. It was recommended that, as all available resources had been allocated to schemes for the remainder of the municipal year, Glen Lee Lane be included on the list of traffic calming/traffic management schemes to be considered annually by the Committee for possible inclusion within its future programme of works and to allow further surveys/investigations to be conducted.

Following a detailed discussion Members raised a number of issues/questions to which the following responses were provided:-

- Parked traffic could act as a speed reduction measure; however, the area was sufficiently wide to allow two cars to pass.
- Road works on the A629 had increased traffic in the area.
- It was acknowledged that in areas with steep inclines and bends in the road there was the potential for traffic to become out of control if inappropriate traffic calming measures were introduced. The section referred to as length B within the report was less conducive to physical traffic calming measures. It was recommended that, at this stage, the issue be considered for the future programme of works to allow more detailed investigations about the most appropriate measures to be conducted.
- Traffic speed was measured using a ‘data logger’ box placed on lamp posts for a period of four to five days. The data was collected for 24 hours per day.
- Vehicle activated signs could be difficult to install in narrow locations and batteries needed changing regular, however, the issue could be considered in discussion with local Ward Councillors. Those signs had been used in other locations as a temporary measure to record data and assess their impact.

It was acknowledged that further investigations about potential measures to reduce speed in the Glen Lee Lane area were required.



**Resolved –**

**That Glen Lee Lane be included on the list of traffic calming/management scheme candidates to be considered annually by the Committee for inclusion within the future programme of works.**

***OVERVIEW AND SCRUTINY COMMITTEE: Environment and Waste Management  
ACTION: Strategic Director, Regeneration***

**31. NOMINATION TO LIST LAND AND ASSETS AS ASSETS OF COMMUNITY VALUE – THE ROSE GARDEN, OXENHOPE, KEIGHLEY Worth Valley**

The Strategic Director, Regeneration, presented a report, (**Document “L”**) which detailed a nomination to list property known as The Rose Garden, Oxenhope, Bradford, as an Asset of Community Value under the Localism Act 2011.

The report considered whether the nomination and nominated asset met the Asset of Community Value criteria set out in the Localism Act and contained a recommendation as to whether or not the nomination should be approved.

**Resolved –**

**That, in accordance with the advice detailed in Option 1 of Document “L”, the nomination of the property known as The Rose Garden, Oxenhope, Keighley, be approved as an Asset of Community Value.**

***OVERVIEW AND SCRUTINY COMMITTEE: Regeneration and Economy  
ACTION: Strategic Director, Regeneration***

**32. LOCAL HIGHWAY MAINTENANCE – DEVOLUTION UPDATE AND All Wards  
FUNCTION OVERVIEW**

Previous reference: Minute 40 (2014/2015)

The report of the Strategic Director, Regeneration, (**Document “M”**) detailed how the Planning, Transportation and Highway Service managed the Local Highway Maintenance (LHM) function and allocated resources.

The report also updated the Committee with regard to current operations being undertaken on the network and the indicative costs of works undertaken in the current financial year.



The report revealed that 103% of gullies in the Craven Ward had been cleaned between 1 January 2014 and 30 September 2015 and it was explained that the area included main arterial routes and that some gullies would have been cleaned twice in a two year period.

Following discussions about visits to gullies being missed due to parked vehicles preventing access the support which local Ward Members could provide in organising those visits and in communicating information about particular problem areas was welcomed.

A Ward Member for Ilkley was concerned that the report did not reflect that Category 3 works to be conducted on The Grove in Ilkley were being supported from the pooled devolved budget of the Ilkley Ward Members. It was agreed that their contribution would be identified in future reports.

Members raised a number of incidents of gully connections to the sewerage system having been severed by statutory services conducting work on the highway and a view that some kind of charging system should be instigated was expressed. In response it was explained that damage was often not known until some time later when problems arose.

A number of locations with gullies blocked with leaves and a particular problem occurring in Goose Cote Lane because of flooding were discussed. It was explained that reports of blocked gullies should be reported to the Council Contact Centre who would relay to the Direct Labour team responsible for programming the works.

A view that measures to unblock gullies was not addressing the cause of the blockages was expressed and that data identifying damaged gullies should be made available to allow a programme of repairs works to be scheduled. In response it was explained that only limited data was available and that it would take considerable resources and a number of years to rectify the damage.

The responsibility devolved to Members to allocate resources for local highway maintenance was discussed. Members requested that more detailed reports be provided to enable them to make informed decisions. It was felt that they may wish to direct resources to concentrate on problem areas as opposed to visits to all gullies in the area. Data on the on the condition of the gullies would be required to make those decisions.

It was agreed that Members would be provided with information on problem areas identified in the Keighley constituency in an attempt for resources to be directed towards more permanent repairs.



**Resolved –**

- (1) That the current operational methods adopted for Local Highway Maintenance be noted.**
- (2) That the indicative costs to date for the 2015/16 financial year be noted.**
- (3) That the list of completed and proposed CAT3 works as shown in Appendix 5 to Document “M” be noted.**

***OVERVIEW AND SCRUTINY COMMITTEE: Environment and Waste Management  
ACTION: Strategic Director, Regeneration***

Chair

Note: These minutes are subject to approval as a correct record at the next meeting of the Committee.

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THESE MINUTES HAVE BEEN PRODUCED, WHEREVER POSSIBLE, ON RECYCLED PAPER

