

Planning

Investment and Regeneration Service
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O Schofield
Rock Cottages
405, New Mill Road
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Holmfirth
HD9 7AB

Paul Kemp
Service Director
Economy, Regeneration and Culture

Date: 12-Jul-2018

Our Ref: 2018/91703

Dear Sir

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) ORDER 1995
AS AMENDED
NOTIFICATION OF PROPOSED CHANGE OF USE CLASS C AND BUILDING OPERATIONS
APPLICATION NUMBER: 2018/91703
AT: Jack Pearson Ltd, 17, Church Street, Honley, Holmfirth, HD9 6AH**

I refer to your submission of details relative to the proposed change of use of a building from a retail (Use Class A1 or A2) Use to a use falling within Use Class A3 (restaurants & cafes) and for associated Operational Development on 24-May-2018.

The proposal as submitted is acceptable and, subject to all works being carried out in accordance with the description contained in the notification, prior approval is hereby granted.

The development shall begin within a period of three years beginning with the date of this letter.

The proposal is permitted development under The Town and Country Planning (General Permitted Development) (England) Order 2015 Schedule 2, Part 3, Class C (a) subject to conditions C.2 (2) and (3) and the following condition relating to hours of use.

1. The use hereby permitted shall not be open to customer outside of the hours of 0900 to 1730 Monday to Sunday inclusive.

NOTE: To minimise noise disturbance at nearby premises it is generally recommended that activities relating to the erection, construction, alteration, repair or maintenance of buildings, structures or roads shall not take place outside the hours of:

07.30 and 18.30 hours Mondays to Fridays

08.00 and 13.00 hours, Saturdays

With no working Sundays or Public Holidays

In some cases, different site specific hours of operation may be appropriate.

Under the Control of Pollution Act 1974, Section 60 Kirklees Environment and Transportation Services can control noise from construction sites by serving a notice. This notice can specify the hours during which work may be carried out.

NOTE: It is recommended that prior to development commencing the applicant should contact the Food Safety Team of Environmental Services to arrange an advice visit to discuss food safety and hygiene requirements including an appropriate layout. The Food Safety team can be contacted on 01484 221000 and ask for Food Safety.

Plans and specifications schedule:-

Plan Type	Reference	Version	Date Received
Location Plan			24/05/2018

Pursuant to article 35 (2) of the Town and Country Planning (Development Management Procedure) Order 2015 and guidance in the National Planning Policy Framework, the Local Authority have, where possible, made a pre-application advice service available, complied with the Kirklees Development Management Charter 2015 and otherwise actively engaged with the applicant in dealing with the application.

Development within a Coal Mining Area

The proposed development lies within a coal mining area which may contain unrecorded coal mining related hazards. If any coal mining feature is encountered during development, this should be reported immediately to the Coal Authority on 0345 762 6848.

Further information is also available on the Coal Authority website at:

www.gov.uk/government/organisations/the-coal-authority

Customer Feedback

An important part of improving our service is to review your feedback on the way that we have dealt with your planning application(s). Please take a couple of minutes to email your comments to dc.admin@kirklees.gov.uk so that we can work on continually improving our customer service. Thank you.

Yours faithfully



Simon Taylor
Head of Strategic Investment