

**KIRKLEES COUNCIL
TOWN AND COUNTRY PLANNING ACT 1990
HIGHWAYS DEVELOPMENT MANAGEMENT**

PLANNING REF 2018/62/92903/E0/ET
CATEGORY Minor

PROPOSAL ERECTION OF DETACHED
DWELLING

LOCATION ADJ 25 BARNSLEY ROAD
FLOCKTON
HUDDERSFIELD
WF4 4DW

APPLICANT MALLALIEU ARCHITECTS LTD

HDC Ref. No. K17-26/25
Highway Officer Jamie Turner
O. S. Ref. 233 149
Date Received 11/10/2018
Target Date 01/11/2018
Date Returned 31/10/2018
Decision
Route No. A637
Road Name BARNSLEY ROAD
Adopted Yes
Footpath No
Highway scheme No

Potential Committee

Local Plan Allocatio No

Checked by / date Sam Lewis 11/10/2018

This application seeks approval to the erection of detached one bedroom dwelling at 25, Barnsley Road, Flockton, Huddersfield.

The proposed development is identical to the one approved in application 2015/91968.

Pedestrian and vehicular access to the site is from an existing access from Barnsley Road. This access at present serves three existing houses and a granny flat. The design of the dwelling is the same as that approved for a previously approved granny annex.

The proposed dwelling will have one off-street parking space and sufficient space is retained to allow internal vehicle turning and sufficient parking to the existing dwelling.

These proposals remain acceptable and Highways have no wish to resist the granting of planning permission.

If planning is minded to approve this application the following conditions should be attached to the decision notice.

Areas to be surfaced and drained

Prior to the development being brought into use, the approved vehicle parking areas shall be surfaced and drained in accordance with the Communities and Local Government; and Environment Agencies 'Guidance on the permeable surfacing of front gardens (parking areas)' published 13th May 2009 (ISBN 9781409804864) as amended or superseded; and thereafter retained throughout the lifetime of the development.

Reason: In the interests of highway safety and to achieve a satisfactory layout

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