

**Planning**

Investment and Regeneration Service  
PO Box B93, Civic Centre 3,  
Off Market Street, Huddersfield, HD1 2JR

Kirklees Direct  
Tel: 01484 414746  
Email: DC.Admin@kirklees.gov.uk

Mark Johnson,  
Johnson Mowat  
Coronet House  
Queen Street  
Leeds  
LS1 2TW

Date: 03-Oct-2018  
Our Ref: 2018/93201

**TOWN AND COUNTRY PLANNING ACT, 1990  
PLANNING (LISTED BUILDINGS & CONSERVATION AREAS) ACT 1990  
TOWN & COUNTRY PLANNING (CONTROL OF ADVERTISEMENTS) REGULATIONS 2007**

Dear Sir/Madam

Thank you for your application received on 01-Oct-2018 and considered valid on 01-Oct-2018.

Your proposal is described below and you should contact us if you feel this is incorrect.

If by 31-Dec-2018 you have not been given a decision in writing and:

- you have not been told that your application is invalid because it is subsequently found not to comply with the statutory requirements; or,
- you have not been told your cheque has been dishonoured; or
- you have not agreed in writing to extend the period in which the decision may be given,

then you can appeal to the Secretary of State by notice sent within six months from that date (unless the application has already been referred by this authority to the Secretary of State) or 8 weeks in the case of advertisements.

\* **please see page 4 for note regarding enforcement notices.** Planning Appeals can be made online at [www.planningportal.gov.uk/pcs](http://www.planningportal.gov.uk/pcs) or in writing on a form that must be obtained from the Planning Inspectorate at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN. Further information on the Planning Appeal process can be found online at the Planning Inspectorates website [www.planning-inspectorate.gov.uk](http://www.planning-inspectorate.gov.uk).

<b>Application Number:</b> 2018/93201	<b>Date Validated:</b> 01-Oct-2018	<b>Date Acknowledged:</b> 03-Oct-2018	<b>Target Date:</b> 31-Dec-2018
<b>Name of Applicant:</b> Pennine Property Partnership & Avant Homes		<b>Name and Address of Agent:</b> Mark Johnson, Johnson Mowat Coronet House Queen Street Leeds LS1 2TW	

<b>Proposal:</b>	Reserved matters application for residential development pursuant to outline permission 2016/91337 for Removal of conditions 25. (drainage system) 31. (floorspace) and Variation of conditions 3. (phasing plan) 6. (Remediation Strategy) 7. (contamination) 8. (Validation Report) 9. (Construction Environmental Management Plan) 10. (Air Quality Impact Assessment) 11. (charging plug) 15. (acoustic barriers) 18. (bat roost and bird nesting opportunities) 19. (lighting scheme) 20. (drainage) 21. (surface water discharge) 22. (storm events) 23. (drainage) 24. (surface water drainage) 26. (surface water flows) 27. (Surface water) 30. (gross floorspace) 35. (construction and layout specification) 36. (retail site access) 37. (residential site access) 40. (construction vehicles) 41. (parking spaces) on previous permission no.2014/93099 for Outline application for phased development comprising up to 200 dwellings with associated infrastructure and open space; retail units (open use class A1); accommodation for potential neighbourhood uses (use class A2/D1/D2/sui generis); restaurant/public house (use class A3/A4); and petrol filling station (sui generis)
<b>Location of Proposal:</b>	land at, former St Luke's Hospital, Blackmoorfoot Road, Crosland Moor, Huddersfield, HD4 5RQ
<b>Case Officer:</b>	See <a href="http://www.kirklees.gov.uk">www.kirklees.gov.uk</a> "search for planning applications" and enter 2018/93201

...cont.

In the interests of transparency we also request details of any:

- relevant connections which may exist between the applicant/application team and the Council (for instance successful grant funding applications, or joint/ collaborative working) and/or
- assistance or advice provided by the Council, other than that provided as pre-application advice by officers acting as Local Planning Authority.

To assist with this please complete the attached form and return it to Planning at the above address or email to by 17-Oct-2018.

Personal data will be processed in accordance with the Data Protection Act 2018. For more information about how this data is used go to <https://www.kirklees.gov.uk/beta/information-and-data/how-we-use-your-data.aspx>

Yours faithfully



Simon Taylor  
Head of Strategic Investment

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**NOTES**

1. *Decisions on most planning applications are delegated to Officers. However, if Members of the Council are to make the final decision on the proposal at a Planning Committee, then applicants and/or their agents and members of the public may address the Planning Committee. For more information about this, including the requirement to pre-register your intention to address a Planning Committee, please contact the Officer dealing with this application.*
2. *Applications for planning permission are an entirely separate matter to applications for building regulations approval. As planning permission may be refused despite the issue of an approval under building regulations (or vice versa) the local authority cannot accept responsibility for the consequences if work is commenced before planning permission and any necessary building regulation approval have been obtained. Notification of any building regulation decision will generally be received before a related planning application has been determined even if both applications are submitted at the same time.*
3. *If the land which is the subject of the application lies within the Peak District National Park the application will be passed to the Peak Park Planning Board for determination.*
4. *Please quote the application number which appears above in any further correspondence.*

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## Receipt

**Payment(s) received for:** 2018/93201

<b>Planning Fees Received:</b>	£43,559.00
<b>Building Control Received:</b>	£

<b>Receipt Number:</b>	183201
<b>Date:</b>	03-Oct-2018
<b>Amount £'s:</b>	£43559
<b>Payment Type:</b>	Cheque
<b>Service Paid:</b>	Planning
<b>Received From:</b>	Avant Homes (England) Ltd

Payment(s) received with thanks

### **Enforcement notices**

(Applications for planning permission or for a certificate of lawful use or development only)

If an enforcement notice relating to the same or substantially the same land and development as in your application has been served before 31-Dec-2018 (but no earlier than 2 years before your application) and has not been withdrawn, you should appeal within 28 days from 31-Dec-2018,

or

If an enforcement notice relating to the same or substantially the same land and development as in your application is served on or after 31-Dec-2018 but no later than 02 Jun 2019 and has not been withdrawn, you should appeal within 28 days from the date on which the enforcement notice is served.

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**MAJOR APPLICATION DISCLOSURE OF INFORMATION**

<b>Application Number:</b> 2018/61/93201/W	<b>Date Validated:</b> 01-Oct-2018	<b>Date Acknowledged:</b> 03-Oct-2018	<b>Target Date:</b> 31-Dec-2018
<b>Name and Address of Applicant:</b> Pennine Property Partnership & Avant Homes c/o Agent	<b>Name and Address of Agent:</b> Mark Johnson, Johnson Mowat Coronet House Queen Street Leeds LS1 2TW		
<b>Proposal:</b>	Reserved matters application for residential development pursuant to outline permission 2016/91337 for Removal of conditions 25. (drainage system) 31. (floorspace) and Variation of conditions 3. (phasing plan) 6. (Remediation Strategy) 7. (contamination) 8. (Validation Report) 9. (Construction Environmental Management Plan) 10. (Air Quality Impact Assessment) 11. (charging plug) 15. (acoustic barriers) 18. (bat roost and bird nesting opportunities) 19. (lighting scheme) 20. (drainage) 21. (surface water discharge) 22. (storm events) 23. (drainage) 24. (surface water drainage) 26. (surface water flows) 27. (Surface water) 30. (gross floorspace) 35. (construction and layout specification) 36. (retail site access) 37. (residential site access) 40. (construction vehicles) 41. (parking spaces) on previous permission no.2014/93099 for Outline application for phased development comprising up to 200 dwellings with associated infrastructure and open space; retail units (open use class A1); accommodation for potential neighbourhood uses (use class A2/D1/D2/sui generis); restaurant/public house (use class A3/A4); and petrol filling station (sui generis)		
<b>Location of Proposal:</b> land at, former St Luke's Hospital, Blackmoorfoot Road, Crosland Moor, Huddersfield, HD4 5RQ			
<b>Contact Name &amp; Number:</b>			

Are there any relevant connections which may exist between the applicant/application team and the Council (for instance successful grant funding applications, or joint/ collaborative working) and/or  If YES, please provide information:	YES	NO
Have you obtained any assistance or advice provided by the Council, other than that provided as pre-application advice by officers acting as Local Planning Authority.  If YES, please provide information:	YES	NO

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