Planning and Development Service
Economy and Infrastructure
PO Box B93, Civic Centre 3,
Off Market Street, Huddersfield, HD1 2JR

Enquiries to: Ellie Worth

Kirklees Direct
Tel: 01484 414746
Email: Ellie.Worth@kirklees.gov.uk

C Day
104, Crosland Hill Road
Crosland Moor
Huddersfield
HD4 5NZ

Date: 09-Jun-2020
Our Ref: 2020/90811

Dear Sir/Madam

TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (ENGLAND) ORDER 2015
NOTIFICATION OF PROPOSED CHANGE OF USE
APPLICATION NUMBER: 2020/90811
AT: 59, Market Street, Milnsbridge, Huddersfield, HD3 4HZ

I refer to your submission of details relative to the proposed change of use as described below which was received by the Local Planning Authority on 11-Mar-2020.

Prior notification for change of use from office to one dwelling (within a Conservation Area)

The proposal is not acceptable to the Council, and notice is hereby given that the details submitted have been refused for the following reason(s);

The applicant has failed to demonstrate that the last use of the first floor of ‘’59 Market Street’’ falls within Class B1(a) as defined by the Town and Country Planning (Use Class) Order 1987 (as amended). As such the Local Planning Authority is unable to confirm that the development is permitted by Class O of Part 3, Schedule 2 of the Town and Country Planning (General Permitted Development)(England) Order 2015 (as amended).

Planning and Development Service
Economy and Infrastructure
PO Box B93, Civic Centre 3,
Off Market Street, Huddersfield, HD1 2JR

Plans and specifications schedule:

Plan Type	Reference	Version	Date Received
Location plan	-	-	11th March 2020
Existing floor plans	-	-	11th March 2020
Proposed floor plans	-	-	11th March 2020
Existing and proposed elevations	1745(P2)03	-	11th March 2020
Ground floor plan and site layout	1745(P2)01	-	11th March 2020
Flood risk assessment	Dated 19th May 2020	-	19th May 2020

If the applicant is aggrieved by the decision of the Local Planning Authority to refuse details of the proposed development, he may appeal to the Secretary of State for the Environment in accordance with Section 78 of the Town and Country Planning Act 1990 within six months of the date of issue of this notice. Appeals must be made using a form which you can get from the Secretary of State at Temple Quay House, 2 The Square, Temple Quay, Bristol BS1 6PN (Tel: 0303 444 5000) or online at https://acp.planninginspectorate.gov.uk . Further information on the Planning Appeal process can be found online at the Planning Inspectorates website https://www.gov.uk/government/organisations/planning-inspectorate.
The Secretary of State has power to allow a longer period for the giving of a notice of appeal but he will not normally be prepared to exercise this power unless there are special circumstances which excuse the delay in giving notice of appeal. The Secretary of State is not required to entertain an appeal if it appears to him that approval of details could not have been granted by the Local Planning Authority having regard to the statutory requirements to the provisions of the development order, and to any directions given under the order.

Further correspondence regarding this application should bear the reference on this letter.

Planning and Development Service
Economy and Infrastructure
PO Box B93, Civic Centre 3,
Off Market Street, Huddersfield, HD1 2JR

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

Mathias Franklin
Head of Planning and Development