



Planning and Development Service
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Fraser Dann,
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Date: 16-Oct-2020
Our Ref: 2020/91398

Dear Sir/Madam

**Application for Approval of Details Reserved by Condition
Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990**

**Discharge of condition 16 (Phase 2) of previous permission 2016/92298 for outline application for re-development of former waste water treatment works following demolition of existing structures to provide employment uses (use classes B1(c), B2 and B8)
Former North Bierley Waste Water Treatment Works, Oakenshaw, BD12 7ET
Application Number: 2020/91398**

I write with reference to your application to discharge the conditions for the above development as submitted on 14-May-2020.

This application seeks to discharge Condition 16 of planning permission 2016/92298, in respect of Phase 2.

Condition 16

Prior to the submission of reserved matters, the developer shall submit a report detailing intrusive site investigations for the mine entries and shallow coal workings on site for the written approval of the Local Planning Authority

Reason: *In the interest of health and safety and to ensure any unidentified pollution/risk is dealt with accordingly and to comply with Policies D2 and G6 of the Kirklees Unitary Development Plan, PLP52 and PLP53 of the Publication Draft Local Plan as well as guidance in the National Planning Policy Framework.*

In order to discharge Condition 16 (Phase 2), the application comprises the following:

Mine Entry Investigation and Preliminary Treatment Strategy prepared by Curtins (Report Ref: 065646-CUR-00-XX-RP-GE-005 Revision: V02 Issue Date: 9 March 2020) received 14th May 2020.

Phase 2 in the context of this discharge of condition approval relates to the development boundary highlighted on Drawing Ref: 1856 PL 103B, (Appendix A) of the MEIPTS.

The report has been prepared by Curtins and authored by a Geo-Environmental Engineer. It appears to clearly identify the mining risks associated with this site with regard to Phase 2 and puts forward a clear methodology to mitigate it. The report is considered to be acceptable and Condition 16 pursuant to Phase 2 is discharged in full.

Recommendation:

Condition 16 of 2016/92298 pursuant to Phase 2 is discharged subject to advice that the development must be implemented in accordance with the investigations and recommendations set out in the Mine Entry Investigation and Preliminary Treatment Strategy (MEIPTS) prepared by Curtins (Report Ref: 065646-CUR-00-XX-RP-GE-005 Revision: V02 Issue Date: 9th March 2020) received 14th May 2020. Phase 2 in the context of this discharge of condition approval relates to the development boundary highlighted on Drawing Ref: 1856 PL 103B, (Appendix A) of the MEIPTS.

Yours faithfully

Mathias Franklin
Head of Planning and Development