

About the application

Application number: 2020/91798	
What is the application for?:	Change of use to second floor and loft to Class B1(a) office, erection of dormer
Address of the site or building:	The Music Room, St John's Place, Cleckheaton, BD19 3RR
Postcode:	LS27 7LG

User comments

Type of comment: A general comment

Whilst not an objection as such, we feel that we need to raise concerns regarding the planning application for The Music Room.

We welcome a development of this property as it is very run down and has been so for a number of years. However we do have a number of concerns that we would like to be noted.

Our concerns would be as follows:

1. As a doctor's surgery we often require the attendance of an ambulance at the Practice, and where we do so this is generally in an emergency situation. Our concern here would be that the development may cause access issues, i.e. restrict access to the Practice, for the emergency services. We feel it important to raise concerns, so that we can receive assurances that access by the emergency services on Cross Church Street will not be restricted by staff or visitors to The Music Room once its purpose has changed.

2. have a private car park for the Partners at the back of the Practice. Access to and from this car park is required at intervals throughout the day, particularly between 7am and 6.30pm. Our concern here would be the restriction of access to and from this car park. Doctors can need to leave at short notice to attend a home visit and patient care would be compromised if access is restricted.

3. have a number of private parking spaces at the front of the building which are mostly used for staff parking. Access would be required to these and they would not be able to be used as an overflow for parking for The Music Room.

4. We note from the planning application that the plans are for retail and office space development. Our concerns here would be whether there would be any noise impact on the Practice firstly from the intended use, and secondly the effect on the Practice during the development. We have a consultation room to the side of the Practice and the main Reception area to the front and side of the Practice, both of which would be severely impacted by high levels of noise and the result of this would be a negative impact on patient care.

5. Cleckheaton benefits from the fair coming to town a couple of times a year, which uses St John's Car Park. At these times we see an increase of traffic at the front of the building for our elderly and less able bodied patients, and a difficulty in parking and patients accessing the Practice. We would like to know whether this has been considered and the impact on parking / access to The Music Room at these periods and how this will affect our delivery of care for patients. The arrival of the fair in autumn usually coincides with our flu vaccination season, and, as we are sure will be appreciated, in light of the pandemic the uptake of the flu vaccination for this year and subsequent years is predicted to be much higher than in previous years.