



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

Enquiries to: Laura Yeadon

Kirklees Direct
Tel: 01484 221000
Email: laura.yeadon@kirklees.gov.uk

Andrew Keeling,
AKPlanning
147, Lane Top
Linthwaite
Huddersfield
HD7 5SG

Date: 25-Feb-2021
Our Ref: 2020/94004

Dear Sir

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

**Discharge conditions 3,5,8,9,12 on previous permission 2020/90371 Listed Building
Consent for partial demolition of existing dwelling and erection of replacement
dwelling
3, Two Gates, Holme Lane, Slaithwaite, Huddersfield, HD7 5UG
Application Number: 2020/94004**

I write with reference to your application to discharge the conditions for the above development as submitted on 24-Nov-2020.

You have submitted the following information:

- Ashlar stone sample from Hill House Edge Quarry
- Sample panel of stonework with bedding and pointing mortar
- Construction contract (number JR02458)
- Flag stone sample form Pennine Demolition

Assessment of Condition 3 – reconstruction of chimney

A sample of ashlar stone from Hill House Edge Quarry has been provided. This material is considered acceptable for the purposes of Condition 3 and subject to the reconstruction of the chimney using this ashlar stone and its retention thereafter, the condition shall be discharged.

Assessment of Condition 5 – roof structure

The Conservation and Design Officer has viewed the submitted information however, satisfactory details with supporting evidence have not yet been submitted. As such, at this

time, the Local Planning Authority are unable to discharge condition 5 of Listed Building Consent number 2020/90371. Should you wish to submit the further information in relation to the above, please do so under current application number 2020/94004 within 3 weeks of the date of this letter.

Assessment of Condition 8 – sample panel of stonework and lime mortar

A sample panel of new and reconstructed facing stonework showing the proposed stone types, sizes, colour, texture and pointing mortar mix, joint thickness and finish profile has been inspected on site. The sample panel, together with the lime mortar mix of: 1 part NHDL 3.5 Lime to 1.5 parts Nosterfield Grit Sand to 1.5 parts Leighton Buzzard building sand is acceptable. Provided that the sample panel is retained on site until the works are complete, and the works are carried out and completed in accordance with the sample panel and mortar mix and is retained thereafter, the condition shall be discharged.

Assessment of Condition 9 – contract of implementation

Details of a binding contract for the full implementation of the comprehensive scheme of development have been provided to the Local Planning Authority which has been confirmed by the Conservation and Design Team as acceptable. Provided that the contract is adhered to throughout the development process this condition shall be discharged.

Assessment of Condition 12 – flag stone floor

A sample of Yorkshire stone flag flooring sourced from Pennine Demolition was inspected on site by the Conservation and Design Officer on 11/12/2020. Provided that the works to relay the stone floor are carried out, completed and retained thereafter with the inspected finishing material, the condition shall be discharged.

Yours faithfully

Mathias Franklin
Head of Planning and Development