Our Ref LM

7th February 2022

Kirklees Council
Planning Services,
PO Box B93,
Civic Centre 3,
Huddersfield,
HD1 2JR

Dear Sir,

**PLANNING PORTAL SUBMISSION REF: PP-11021019**
**LAND COMPRISING LIDL STORE, STATION ROAD, MIRFIELD**

JRP are instructed on behalf of Darren Smith Homes to submit a Section 73 application to vary the wording on condition 15 of the below application:

**Erection of 70 (over 55) retirement apartments comprising of four blocks, provision of a community building, electricity substation and laying out of internal roads, parking areas and greenspace and associated infrastructure approved under reference 2017/62/92997/E as amended 2020/70/92821/E**

The planning fee of REDACTED has been paid by the Applicant by the Portal

This application is submitted electronically via the Planning Portal.

Condition 15 requires:

Prior to the occupation of any dwelling, a detailed scheme for the provision of a pedestrian access through the public car park to the north of the site with associated signing, lighting and white lining shall be submitted to and approved in writing by the Local Planning Authority. The scheme shall include construction specifications, white lining, signing and surface finishes. All of the agreed works shall be implemented before any part of the development is first brought into use and retained thereafter.

The site is being built out in a phased basis with Blocks A and B first. The provision of works to the car park relates to the proposed Community Use in Block C. We would therefore like to re-word the condition to the following:

Prior to the occupation of any dwelling ***in Block C***, a detailed scheme for the provision of a pedestrian access through the public car park to the north of the site with associated signing, lighting and white lining shall be submitted to and approved in writing by the Local Planning Authority. The scheme shall include construction specifications, white lining, signing and surface finishes. All of the agreed works shall be implemented before any part of ***Block C*** is first brought into use and retained thereafter.

We trust that the submitted information is enough for the application to be validated and therefore we anticipate that you will confirm this in due course and that a written confirmation of the target date for a decision will be issued shortly.

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Registered in England and Wales No. 4224264 Registered office: 10 Blenheim Terrace, Woodhouse Lane Leeds LS2 9HX

Should you require any further information or clarification then please do not hesitate to contact the undersigned.

Yours sincerely

REDACTED

Laura Mepham MRPTI
Director of Planning and Design

Cc Darren Smith Homes

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