The Coal Authority

INVESTOR IN PEOPLE

RTPI Learning Partner

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For the Attention of: Edward Cheseldine

Kirklees Council

[By Email: DC.Admin@kirklees.gov.uk]

14 June 2023

Dear Edward Cheseldine

PLANNING APPLICATION: 2023/62/91049/E

Demolition of detached garage and single storey lean-to extension and erection of one detached dwelling with associated parking and landscaping; 47 TURNSHAWS AVENUE, KIRKBURTON, HUDDERSFIELD, HD8 0TJ

Thank you for your consultation notification of the 08 June 2023 seeking the views of The Coal Authority on the above planning application.

The Coal Authority Response: **Material Consideration**

I can confirm that the above planning application has been sent to us incorrectly for consultation.

The application site **does not** fall within the defined Development High Risk Area and is located instead within the defined Development Low Risk Area. This means that there is no requirement under the risk-based approach that has been agreed with the LPA for a Coal Mining Risk Assessment to be submitted or for The Coal Authority to be consulted.

The Coal Authority Recommendation to the LPA

In accordance with the agreed approach to assessing coal mining risks as part of the development management process, if this proposal is granted planning permission, it will be necessary to include The Coal Authority's Standing Advice within the Decision Notice as an informative note to the applicant in the interests of public health and safety.

Yours sincerely

Christopher Telford BSc(Hons) DipTP MRTPI
Principal Development Manager