

Enquiries to: Ellie Thornhill

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Date: 02-Sep-2024
Our Ref: 2023/92719

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 10 (road condition surveys) of previous Reserved Matters
approval ref: 2022/91047 for development of 91 dwellings, pursuant to outline
permission 2019/90527 (for erection of up to 127 dwellings, with details of access)
Land at, Blue Hills Farm, Whitehall Road West, Birkenshaw, BD11 2DU
Application Number: 2023/92719**

I write with reference to your application to discharge the condition for the above
development as submitted on 12-Sep-2023.

Condition 10: Road condition surveys

Pursuant to condition 10, you have submitted:

- A Condition Survey dated 11/09/2023 (ref: JC/SR/Blue Hills Farm, by Countryside Partnerships)

The submitted report is considered acceptable to address the pre-commencement element of condition 10.

However, the condition cannot be fully discharged until a post-construction survey (upon completion of each phase of the developed approved) has been undertaken and the post-construction survey and a scheme of remedial works have been submitted to and approved in writing by the Local Planning Authority. The condition requires that the approved remedial works shall be carried out following the completion of all construction works related to each phase of development and prior to the occupation of the final dwelling of each phase, unless otherwise having been first agreed in writing by the Local Planning Authority.



Kirklees Council
Planning and Development Service
PO Box 1720
Huddersfield
HD1 9EL

Please also note that should any highways defects (affecting highway safety) attributable to the construction traffic of the development be identified during the construction period, remediation of these is required in accordance with details to be first submitted and approved in writing by the Local Planning Authority.

Yours faithfully

Mathias Franklin
Head of Planning and Development