Application Number	
Date Logged	
Receipt No	Fee Received
Card	Other
KIRKLEES COUNCIL VALIDATION CHECKLIST	SUPPLY 1 COPY ONLY

Planning - PO Box 1720, Huddersfield, HD1 9EL
E-mail: planning.portal@kirklees.gov.uk **Tel:** 01484 414746

Application for a Non-Material Amendment Following a Grant of Planning Permission

Town and Country Planning Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Land to the South of Granny Lane

Address Line 2

Address Line 3

Town/city

Mirfield

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

420730

Northing (y)

419065

Description

Land to the South of Granny Lane/River Calder, located in Mirfield.

Applicant Details

Name/Company

Title

Mr

First name

Joshua

Surname

Brodrick

Company Name

Miller Homes Yorkshire

Address

Address line 1

Lapwing House

Address line 2

Peel Avenue

Address line 3

Calder Park

Town/City

Wakefield

County

West Yorkshire

Country

United Kingdom

Postcode

WF2 7UA

Are you an agent acting on behalf of the applicant?

◯ Yes
⊘ No

Contact Details

Primary number

***** REDACTED ******

Secondary number

Fax number

Email address

***** REDACTED ******

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

- [x] Yes
- [ ] No

If the applicant is not the sole owner, has notification under Article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) been given?

- [ ] Yes
- [ ] No
- [x] Not applicable

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter

The appeal is allowed and planning permission is granted for residential development of 67 dwellings with associated access and parking at land to the south of Granny Lane, Mirfield in accordance with the terms of the application, Ref 2019/62/91467/E, dated 30 April 2019, subject to the conditions detailed in the attached schedule.

Reference number

2019/62/91467/E

Date of decision

24/02/2022

What was the original application type?

Full planning permission

For the purpose of calculating fees, which of the following best describes the original development type?

- [ ] **Householder development:** Development to an existing dwelling-house or development within its curtilage
- [x] **Other:** Anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

We would like to substitute the plans provided for Condition 8 as per the below condition wording. Please see the reasoning why for further information.

The development hereby approved (excluding demolition) shall not commence until a scheme detailing the design, construction, operation, maintenance and management of the emergency access road and surface water flood route pathways to avoid curtilage flooding has been submitted to and approved in writing by the Local Planning Authority. The details of the emergency access shall include the following:
- Details of the road width (to be minimum of 3.7m between kerbs);
- Details of the gateway width (to be a minimum of 3.1m) and visibility splay;
- Details of carrying capacity (to be a minimum of 32 tonnes);
- Details of any removable bollards of gate barriers.
The approved scheme shall be fully implemented prior to the occupation of any dwellings and retained thereafter.

Please state why you wish to make this amendment

We wish to amend the emergency access from the curved road variation to a straight road due to issues with the entrance which is in relation to Condition 8 (Emergency Vehicle Access).

Are you intending to substitute amended plans or drawings?

- [x] Yes
- [ ] No

If yes, please complete the following details

Old plan/drawing numbers

17/417/SKH/001 (Rev B) - Flood Routing and Emergency Access
17/417/SKH/002 - Emergency Access
17/417/700/002 - Works to Existing Public Highway & Emergency Access Construction Details

New plan/drawing numbers

TBC

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- [x] Yes
- [ ] No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- [ ] The agent
- [x] The applicant
- [ ] Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

◯ Yes
⊘ No

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:
(a) a member of staff
(b) an elected member
(c) related to a member of staff
(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

◯ Yes
⊘ No

Declaration

I/We hereby apply for Non-Material Amendment as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.
I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.
I/We also accept that, in accordance with the Planning Portal's terms and conditions:
- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☑ I / We agree to the outlined declaration

Signed

Miller Homes (Yorkshire)

Date

2023/11/20