

02 June 2026

Issued by email: victor.grayson@kirklees.gov.uk

Victor Grayson
Kirklees Council
Civic Centre 3
Market Street
Huddersfield
HD1 2EY

Dear Victor,

Bradley Villa Farm – 2024/90072 Discharge of Condition 8, 13, 14, 16, 33 and 36 pursuant to 2021/62/92086/W

Further to our meeting on 19 May 2026, please find attached our updated plans package and technical approvals to satisfy the above planning conditions on application ref. 2021/62/92086/W.

Condition 8 states:

8. Where implementation of the development hereby approved is to be phased, and/or any of the dwellings hereby approved are to become occupied prior to the completion of the development, details of temporary arrangements for the storage and collection of wastes from those residential units, and details of temporary arrangements for the management of waste collection points, shall be submitted to and approved in writing by the Local Planning Authority prior to the first occupation of those residential units. The temporary arrangements so approved shall be implemented prior to the first occupation of those residential units, and shall be so retained thereafter for the duration of the construction works unless otherwise agreed in writing by the Local Planning Authority.

To satisfy condition 8, please find enclosed the **Bradley Villa Farm - 2023/92689 Discharge of Condition 8 Statement**. This sets out the proposed temporary arrangements for waste storage and collection during the phased construction and occupation of the development. As discussed in the meeting, this statement reflects how the site is operating currently.

Condition 13 states:

13. Prior to the first occupation of any specified dwelling hereby approved, details of secure, covered and conveniently-located cycle parking for use by residents of that dwelling shall be submitted to and approved in writing by the Local Planning Authority. The development shall be implemented in accordance with the details so approved and the cycle parking shall be retained thereafter unless otherwise agreed in writing by the Local Planning Authority.

The submission for Condition 13 comprises updated plans set out below:

- BVF-16-02-14A - Proposed Cycle Store Layout
- RHY-SD-807 Cycle Store Details
- BVF-16-05-01 Bin & Cycle Store Detail

All previously submitted plans for this condition can be superseded.

Condition 14 states:

14. Prior to development commencing on the superstructure of any dwelling hereby approved, a scheme detailing the dedicated facilities to be provided for charging electric vehicles and other ultra-low emission vehicles shall be submitted to and approved in writing by the Local Planning Authority. The scheme shall meet at least the following minimum standard for numbers and power output:

- One Standard Electric Vehicle Charging point (of a minimum output of 16A/3.5kW) for each residential unit that has a dedicated parking space; and
- One Standard Electric Vehicle Charging Point (of a minimum output of 16A/3.5kW) for every 10 unallocated residential parking spaces.

Dwellings and parking spaces that are to be provided with charging points shall not be brought into use until the charging points are installed and operational. The charging points installed shall be retained thereafter.

The submission for Condition 14 comprises the updated EV charging plans and manufacturers specification sheet set out below:

- BVF-16-02-20C - Proposed EV Charging Plan-1-1000
- PDD-2301664-2-Solo-3S-Home-Datasheet

All previously submitted information for this condition can be superseded.

Condition 16 states:

16. Prior to the commencement of superstructure works, details of storage and access for collection of wastes from the residential units hereby approved, and details of management of waste collection points, shall be submitted to and approved in writing by the Local Planning Authority. The details shall confirm that waste collection points shall not obstruct access to private driveways, and shall include details of management measures (including measures to control odour and vermin) and measures to discourage flytipping. The works and arrangements comprising the approved details shall be implemented prior to first occupation and shall be so retained thereafter unless otherwise agreed in writing by the Local Planning Authority.

The submission for Condition 16 comprises the updated waste collection plans set out below:

- BVF-16-02-15C - Proposed Waste Collection
- BVF-16-05-01 Bin & Cyle Store Detail

All previously submitted plans for this condition can be superseded.

Condition 33 states:

33. Prior to the commencement of superstructure works, details of external air source heat pump units to be provided as part of the development hereby approved shall be submitted to and approved in writing by the Local Planning Authority. The details shall include plans and specifications, shall confirm locations of the units, shall include screening measures where necessary, and shall include noise and maintenance information. The units shall be installed in accordance with the details so approved and shall be maintained in accordance with the details so approved thereafter.

The submission for Condition 33 comprises the update ASHP charging plans and manufacturers specification sheets set out below:

- BVF-16-02-13 - Proposed ASHP Layout Plan
- Product Specification - Daikin Altherma 3 High Capacity Monobloc
- Product Specification - Daikin Altherma 3 M (4-6-8 kW)
- Technical Data - Daikin Altherma low temperature monobloc (for models: E(B-D)LA09-14D(3)W1 / E(B-D)LA09-14D(3)V3 / E(B-D)LA-D(3)W17 / E(B-D)LA-D(3)V37).
- Technical Drawing – for models E(B_D)LA09-14D(V3_W1)_E(B_D)LA-D(V37_D17)_dim_3D129505A_EN
- Technical Drawing – E(B-D)LA04-08E(3)V3_dim_3D139356A_EN

- Service Manual - Daikin Altherma 3 M
- User Reference Guide - Daikin Altherma 3 M

All previously submitted information for this condition can be superseded.

We consider that this submission fully addresses the requirements of the conditions set out above and respectfully request their discharge.

Please do not hesitate to get in touch should any further information be required.

Yours sincerely

Krishna Mistry
Planning Manager