

**KIRKLEES METROPOLITAN COUNCIL
INVESTMENT & REGENERATION SERVICE**

DEVELOPMENT MANAGEMENT

Town and Country Planning Act 1990 (as amended)

**DELEGATED DECISION TO DETERMINE APPLICATIONS FOR
CONSENT, AGREEMENT OR APPROVAL REQUIRED BY CONDITION**

Reference No:	2024/44/91833/E
Site Address:	East Bierley Playing Fields, Hunsworth Lane, East Bierley, BD4 6PU
Description:	Discharge of details reserved by condition 24 (drainage operation, maintenance and management) of previous permission 2021/90357 for works to existing sports facilities including erection of a clubhouse, additional changing facilities building, boundary treatments, storage facilities and floodlighting, works to existing pitches, and creation of new hybrid and 3G/synthetic pitches, multi sport training area and car park
Recommending Officer:	Victor Grayson

DECISION – Details to discharge Condition 24 - Approved

I hereby authorise the approval of this application for the reasons set out in the officer's report and recommendation annexed below in respect of the above matter.

Kirsty Nicholls

AUTHORISED OFFICER

Date: 28-Oct-2024

Officer Report

Discharge of details reserved by condition 24 (drainage operation, maintenance and management) of previous permission 2021/90357 for works to existing sports facilities including erection of a clubhouse, additional changing facilities building, boundary treatments, storage facilities and floodlighting, works to existing pitches, and creation of new hybrid and 3G/synthetic pitches, multi sport training area and car park

Decisions to date

2021/90357 – Planning permission granted 11/03/2022 for works to existing sports facilities including erection of a clubhouse, additional changing facilities building, boundary treatments, storage facilities and floodlighting, works to existing pitches, and creation of new hybrid and 3G/synthetic pitches, multi sport training area and car park.

Consultation

The comments of the Lead Local Flood Authority are referred to below.

Condition 24 (drainage operation, maintenance and management)

Condition 24 reads as follows:

24. Prior to any part of the development hereby approved being brought into first use (unless it is demonstrated with the written agreement of the Local Planning Authority that phased provision of drainage is appropriate and can be implemented without compromising the drainage of later phases), details of the operation, maintenance and management of the site's surface water drainage infrastructure shall be submitted to and approved in writing by the Local Planning Authority. The details shall include adoption proposals of any adoptable structures (where adoption is necessary/proposed). The development shall thereafter be operated, managed and maintained at all times for the lifetime of the development, or up to the point of adoption (if applicable), in accordance with the approved details.

Reason: *To ensure adequate maintenance and management and the effective disposal of surface water from the development so as to avoid an increase in flood risk and so as to accord with Policies LP27 and LP28 of the Kirklees Local Plan and chapter 14 of the National Planning Policy Framework.*

The applicant has submitted the following pursuant to condition 24:

- Surface Water Drainage Management and Maintenance Plan (S&C Slatter, S23-314, 29/05/2024)

The submitted plan refers to and addresses the specific requirements of condition 24. Appropriate operation, maintenance and management details relating to the site's surface water drainage infrastructure are set out in the plan. In comments dated 10/10/2024, the Lead Local Flood Authority confirmed that the submitted details were acceptable.

Given this assessment, it is recommended that the details submitted pursuant to condition 24 be approved. It is further recommended that the applicant be reminded of the ongoing requirement of condition 24, which states:

The development shall thereafter be operated, managed and maintained at all times for the lifetime of the development, or up to the point of adoption (if applicable), in accordance with the approved details.

Recommendation

Approve details.

Decision Notice Text

Condition 24 (drainage operation, maintenance and management)

You have submitted the following pursuant to condition 24:

- Surface Water Drainage Management and Maintenance Plan (S&C Slatter, S23-314, 29/05/2024)

The submitted plan refers to and addresses the specific requirements of condition 24, and sets out appropriate operation, maintenance and management details relating to the site's surface water drainage infrastructure. These details are hereby approved.

Please be reminded of the ongoing requirement of condition 24, which states:

The development shall thereafter be operated, managed and maintained at all times for the lifetime of the development, or up to the point of adoption (if applicable), in accordance with the approved details.

Report Dated:

24/10/2024
