

About the application

Application number: 2024/92396	
What is the application for?:	Variation of condition 2 (plans and specifications) on previous permission 2023/
Address of the site or building:	Salendine Filling Station, New Hey Road, Salendine Nook, Huddersfield, HD3 3UZ
Postcode:	AL1 3JX

User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	Yes
To whom it may concern, I am writing to share my objections to the proposed planning application for the Esso filling station at Salendine Nook. Below I have set out my objections that I would appreciate you considering when making your decision. 1. I have the following objection regarding the current opening hours and the proposed hours moving forward. According to LPA 2017/93278, the operating hours for the business were set at 06.00 until 23.00. However, the filling station has been operating 24 hours a day. This breach of operating rules has not been sanctioned. If the proposed planning goes ahead, will the hours of business be imposed and regulated? 2. Under the proposal the plan is to increase the current jet wash facilities from one to three. The current noise pollution from one jet wash to our property is intrusive, especially considering there is a lack of a solid barrier between the jet wash and the properties on the boundary. From observation I find it unnecessary for three to be built. The new HV and LV substations together with the jet wash bays don't appear to have any soundproofing or a maintainable barrier between the business and residential properties on Celandine Avenue. If the planning application is approved, will the council add a condition and regulate that there is an adequate boundary built between them and our property? 3. Since the sale from BP to Esso, there has also been an increase in light pollution on our property. The new Esso sign, shop front and forecourt roof lighting have increased, causing light pollution onto our property on an evening. Especially affecting our rear bedroom, which makes it difficult to be sufficiently dark for sleep. I believe this current lighting is a breach of Section 102 of the Clean Neighbourhoods and Environment Act 2005. This is a statutory nuisance. I am concerned that this needs to be dealt with, and the effect of further development to the premises might have regarding further light pollution on our property. 4. From the plans I can not see a proposed planned maintained boundary between our property and the filling station. This is a constant cause of concern as it does not offer privacy to our property with customers able to investigate our house which is a safety	

privacy to our property with customers able to investigate our house which is a safety concern. Furthermore, the shrubs between our property and the business (TN5 marked in purple on drawing 1045044) are not being maintained by the filling station at all. They are overgrown and makes it impossible to maintain our boundary fence. We have, at our own expense, had to pay for someone to cut back overhanging trees (not marked on the drawing 1045044 behind my garage) and shrubs that during adverse weather could cause significant damage to our property. As the shrubs are deciduous during autumn and winter, they do not offer any privacy. The overgrown shrubs and weeds now make it impossible to maintain our boundary fence and the rear of our garage and summerhouse together with sourcing the access point for the rats which continue to come into our garden from the business (see next point).

5. Over a number of years, we have had issues with vermin coming onto our property across the boundary wall in numbers and making nests in our flower beds. We have had to employ the services of a private extermination company on numerous occasions, at our own costs again, to try to eradicate the problem but they are still here today. He has completed a number of reviews of the filling station and found that there were rat runs around the property especially behind the existing car wash in the unmaintained shrub area, and that the business did not have any vermin trap boxes down and still don't despite having had Kirklees Environmental department visit more than once. There are also constant issues of chickens roaming around the filling station. The business has not made attempts to remedy these issues. If the proposed application is approved, will the council ensure that the business completes the necessary work to ensure the property and surrounding properties are protected from infestation, as far as possible?

Thank you for taking the time to read and consider my objections. I hope they will be taken into consideration when you make your decision on the planning application. We are willing to meet the applicants and Council and have a sensible discussion to try and eradicate the problems identified.