

**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:	<b>2024/44/92881/W</b>
Site Address:	Helme Edge Farm, 31, Crosland Edge, Meltham, Holmfirth, HD9 5RS
Description:	Discharge of conditions 5 (Car Park Management Plan) and 7 (Operational Parking Scheme) of previous permission 2024/90421 for erection of single storey ancillary store/office accommodation/tool shed/toilet/kitchen facilities/tasting room
Recommending Officer:	Joshua Merriman

**DECISION – Discharge of Conditions - 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: 02-Dec-2024**

## **DISCHARGE OF CONDITIONS**

**Reference No.** 2024/44/92881/W

**Site Address:** Helme Edge Farm, 31, Crosland Edge, Meltham, Holmfirth, HD9 5RS.

**Proposal:** Discharge of conditions 5 (Car Park Management Plan) and 7 (Operational Parking Scheme) of previous permission 2024/90421 for erection of single storey ancillary store/office accommodation/tool shed/toilet/kitchen facilities/tasting room.

### **Condition 5 (Car Park Management Plan)**

5. The development shall not be brought into use until a Car Park Management Plan/Statement has been submitted to, and approved in writing by, the Local Planning Authority. The Car Park Management Plan shall include details of:

- i. Methods of limiting the parking demand so that the provided spaces within the proposed car park are not exceeded, including information provided at the time of booking and a booking system for parking within the site.
- i. Method(s) of informing resident of events taking place where high volumes of guests are expected.
- ii. Information for guests on travel options.
- iii. Proposed mitigation in the event that parking demand exceeds parking capacity.
- iv. Mechanism for review of the Car Park Management Plan.

The development shall thereafter be operated in accordance with the approved Car Park Management Plan for the lifetime of the development.

**Reason:** To ensure the site can be made safe and accessible and in the interests of highway safety, to ensure pedestrian safety and in the interests of residential amenity and to accord with Policy LP21 of the Kirklees Local Plan and policies within Chapter 9 of the National Planning Policy Framework.

### **Assessment of Condition 5**

The following has been submitted:

- Application Forms
- Helme Edge Discharge of Conditions
- Car Park Management Statement

The details provided offer a functionality overview of how the proposed car park will operate, including sections titled Car Capacity Limit, Real-Time Booking Availability, Customer Information and Attendees, Payment Processing, Automated Email Confirmation. Furthermore, the submitted document outlines a method of informing residents of events taking place where high volumes of guests are expected, how information will be provided to guests on their travel options to the site, and the proposed mitigations in the event that parking demand exceeds parking capacity.

KC Highways have been formally consulted and raised no objections. It is therefore concluded that the scheme submitted for the Discharge of Condition 5 is acceptable.

### **Condition 7 (Operational Parking Scheme)**

7. The development shall not be brought into use until an Operational Parking Scheme has been submitted to, and approved in writing by, the Local Planning Authority. The development shall not be brought into use until the approved scheme has been implemented. The use shall thereafter be undertaken and operated in accordance with the approved scheme.

**Reason:** To ensure the site can be made safe and accessible and in the interests of highway safety, to ensure pedestrian safety and in the interests of residential amenity and to accord with Policy LP21 of the Kirklees Local Plan and policy within Chapter 9 of the National Planning Policy Framework.

### **Assessment of Condition 7**

The following has been submitted:

- Application Forms
- Helme Edge Discharge of Conditions
- Helme Edge – Operational Parking Statement

The details provided offer a report detailing an overview of the proposed development within the previous case 2024/90421, the proposed car parking on site, details regarding the proposed operational booking system for on-site parking, and alternative modes of travel to the site.

KC Highways have been formally consulted and raised no objections. It is therefore concluded that the submitted details provided for the Discharge of Condition 7 is acceptable

As stated within the condition wording and the submitted Car park Management Plan, any future review of the car park management plan that leads to changes within the wording of the plan will need to be checked and approved by the LPA prior to the changes being published.

### **DECISION LETTER TEXT**

**Condition 5:** You have submitted the following: -

- Application Forms
- Helme Edge Discharge of Conditions
- Car Park Management Statement

It is considered that the evidence submitted is sufficient to support the discharge of Condition 5 for this site.

**Condition 7:** You have submitted the following: -

- Application Forms
- Helme Edge Discharge of Conditions
- Helme Edge – Operational Parking Statement

It is considered that the evidence submitted is sufficient to support the discharge of Condition 7 for this site.

As stated within the condition wording and the submitted Car park Management Plan, any future review of the car park management plan that leads to changes within the wording of the plan will need to be checked and approved by the LPA prior to the changes being published.