

Address: 111 Hartshead Lane Liversedge Wf158aj

Search application details

Application number: 2024/93043	
What is the application for?:	Certificate of lawfulness for proposed erection of single storey side extensions
Address of the site or building:	85, Hartshead Lane, Hartshead, Liversedge, WF15 8AL
Postcode:	WF15 8AL

User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	No

Overall Comment

We object to the inappropriate design and huge scale of this development in a greenbelt area. The original building had a footprint of 65m² and the proposed new development is over 409m². We also believe the application is in the form of a Certificate of Lawfulness rather than a full planning application to reduce the level of external scrutiny and to get around the constraints of the original limited footprint of the house. Please note there has already been significant development of the site, see new gazebo, patio, and large imposing stone walls to the front and rear of the property.

Specific Objection

Given that the application is for a Certificate of Lawfulness we would like to focus our objections on the legal issues surrounding the very large outbuilding on the right hand side of the property.

- The building appears to be substantially larger than the 154m² shown in the plans and is likely to be nearer 200m².
- The outbuilding is a quasi extension as it is only around 0.4m from the main house at the narrowest part and actually overlaps with the main building. It has clearly been designed to look the same as the main building and cannot be considered to be distinct and separate from the main house.
- It does not appear to have a clear purpose or function other than maximising its size in the available space.
- The style, layout and design is very similar to the main building and for this reason looks like a very large extension.
- This building will cover around three quarters of my garden width to an overall height of 4.1m which seems very out of line with residential development on greenbelt site.