



Kirklees Council
Planning and Development Service
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WF4 4DB

Date: 17-Dec-2024
Our Ref: 2024/N /93281/E

Dear Madam

**TOWN AND COUNTRY PLANNING ACT 1990
TOWN AND COUNTRY PLANNING (GENERAL PERMITTED DEVELOPMENT) (ENGLAND)
ORDER 2015
APPLICATION NO: 2024/N /93281/E
DEVELOPMENT: PRIOR NOTIFICATION FOR ERECTION OF AGRICULTURAL BUILDING
HUNTING GATE HOUSE, FURNACE GRANGE, CLOUGH ROAD, FLOCKTON,
HUDDERSFIELD, WF4 4AQ**

I refer to your submission of details relative to agricultural development as described above.

The proposal as submitted is acceptable and, subject to all works being carried out in accordance with the description contained in the notification, the Council will not require the submission of further details. Prior approval is not, therefore, required and the works described may be carried out.

I would draw your attention to the provisions of Schedule 2, Part 6, of the General Permitted Development Order as amended, which requires that any works notified to the Council under these provisions must be carried out within a period of 5 years from the date on which the Local Planning Authority were notified. As such, the development proposed must be completed before 18-Nov-2029. Failing this, if you intend to carry out the works after this date, further notification will be required.

Plans and specifications schedule:-

Plan Type	Reference	Version	Date Received
Application Forms	-	-	19/11/2024
Location Plan		-	19/11/2024
Spatial requirements		-	19/11/2024
Elevations		-	27/11/2024

Development within a Coal Mining Area

DEVELOPMENT LOW RISK AREA – STANDING ADVICE

The proposed development lies within a coal mining area which may contain unrecorded coal mining related hazards. If any coal mining feature is encountered during development, this should be reported immediately to the Coal Authority on 0345 762 6848.

Further information is also available on the Coal Authority website at:

www.gov.uk/government/organisations/the-coal-authority

If Building Regulations is required for the development, you should ensure that such approval has been obtained before carrying out any works.

An important part of improving our service is to review your feedback on the way that we have dealt with your planning application(s). Please take a couple of minutes to email your comments to dc.admin@kirklees.gov.uk so that we can work on continually improving our customer service. Thank you.

Yours faithfully

Mathias Franklin
Head of Planning and Development