Consultation Response from KC, Highways Development Management
2024/93346 Hawkroyd Bank Recreation Ground, Hawkroyd Bank Road, Netherton, Huddersfield, HD4 7JW
Demolition of existing buildings and erection of club house
Date Responded: 27/01/2025 Responding Officer: CNB Responding Ref: K6-4SW/16

This application is for the demolition of existing buildings and the erection of a club house to the edge of an existing sports and recreation field with informal parking and an existing access on to Hawkroyd Bank Road, a 30mph two-way single carriageway local access road of approximately 7.3m width with street lighting and footways on both sides adjacent to the application site playing fields, but with no footways to the north of the access.

The site is approximately 55m from a stop on a low frequency bus route with stops on a high frequency bus route being approximately 1km away.

The proposals are to demolish the existing changing room/storage facilities and replace them with a new clubhouse with home/away and officials changing facilities, supporters' toilets and a kitchen and bar with a small function room.

The access remains as existing and no changes are expected to be made to it.

Although the improved facilities may encourage a slightly higher attendance at matches, we doubt that any increase in trip generation caused by the improved facilities would be sufficient as to have a severe impact on the operation or efficiency of the local highway network and that the main generator of trips would be the football matches already taking place.

The use of the function room for events would be restricted as the function room measures approximately 6m x 6m and this would severely limit the number of attendees.

The informal parking at the site is not being changed with the proposals, and although we appreciate that some on street parking may occur during matches that may be disruptive to local residents, we do not consider that the proposals would generate sufficient additional parking demand as to have a severe impact.

As the proposals contain a bar and a kitchen, we would expect a level of servicing to be generated. Waste collection would need to be with Kirklees commercial waste or a private waste contractor and we would like to see details of waste storage and collection, including a collection presentation point at the rear of the adopted highway if waste collection vehicles are not expected to enter the site, and if they are expected to enter the site, then a swept path analysis to show that this can safely be done from the adopted highway and that the collection vehicle can turn on site so it enters and exits the site in forward gear for highway safety reasons. It is noted that the vehicular access to the site is controlled via a bollard, and we would need to know how this access would be controlled for waste collection and servicing. This should be provided as a waste and servicing management plan/statement, and this can be conditioned.

With this we consider that the application is acceptable on highways grounds with the following condition.

Condition
Before development commences, details of servicing including access for deliveries, suitable waste storage, bin presentation points and access for collection of wastes from the premises hereby approved shall be submitted to and approved in writing by the Local Planning Authority. The approved details shall be provided before first occupation and shall be so retained thereafter.
Reason: In the interests of amenity and highway safety and to meet the requirements set out in

Local Plan Policy LP24 part d(vi).