



Kirklees Council
Planning and Development Service
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Date: 15-Apr-2025
Our Ref: 2024/93431

Dear Madam,

**Application for Approval of Details Reserved by Condition
Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990**

**Discharge of details reserved by conditions 22 (BEMP), 25 (boundary treatment), 30 (retaining wall materials), 32 (external lighting), 34 (waste collection) and 35 (cycle storage) of previous permission 2022/93154 for erection of 68 dwellings with associated access, parking, open space, landscaping and infrastructure works (including installation of surface water attenuation tank)
Land at, Penistone Road, Fenay Bridge, Huddersfield, HD8 0AW
Application Number: 2024/93431**

I write with reference to your application to discharge the conditions for the above development as submitted on 03-Dec-2024.

Condition 22: BEMP

No Biodiversity Enhancement and Management Plan (BEMP) has been provided. Therefore Condition 22 must remain.

Conditions 25: Boundary Treatment & 30: Retaining Wall Materials

Pursuant to Conditions 25 & 30, you have submitted the following documents:

- 2.0m Acoustic Timber Fence, Drawing No. NH/SD/S120/A/02
- 2m Stone Masonry Wall Detail, Drawing No. NH/SD/S120/A/02
- 450mm Timber Knee Rail, Drawing No. NH/SD/S120/B/01
- 1.8m Feather Edge Fence Detail, Drawing No. NH/SD/S120/B/06
- Proposed Boundary Treatments, Drawing No. Z078-003 Rev F, received 25/03/2025.

- External Works, Drawing No. 0013 – EXTWKS Rev J, received 25/03/2025.
- GeoWall with Feather Edge Fence, Drawing No. NH/SD/PL/101, received 25/03/2025.
- GeoWall with Railings (Metal/Timber), Drawing No. NH/SD/PL/102, received 25/03/2025.
- GeoWall with Metal Railings (MAC Wall with metal railings), Drawing No. NH/SD/PL/102, received 25/03/2025.
- GeoWall with Metal Railings (MAC Wall with timber fence), Drawing No. NH/SD/PL/104, received 25/03/2025.
- Timber Clad sheet piling 1.8m Fence, Drawing No. NH/SD/PL/105, received 25/03/2025.
- Double Tier detail Plots 45 to 68, received 04/12/2024.
- Sheet Piling Retaining Wall with Feathered Edge Cladding, Drawing No. SK02
- L Shape Concrete Retaining Wall with Feathered Edge Cladding, Drawing No. SK03
- Stone Masonry Retaining Wall, Drawing No. SK04
- Sheet Pile Timber Cladding Detail, Drawing No. SHT-S-DWG-A001
- Sheet Pile Retaining Wall, Drawing No. 24219-PS-XX-XX-DR-Y-0001, Rev D

The submitted information is not considered to be sufficient to discharge Conditions 25 & 30. This is due to a lack of detail being provided to address certain elements of this condition and concerns over some of the information proposed, as discussed in more detail within the Officer Report.

Conditions 25 & 30 are therefore not discharged and must remain.

Condition 32: External Lighting

Pursuant to Condition 32, you have submitted the following documents:

- Brackenheath Datasheet – Wall Lights, Ref. DS 0301 V1.0 – BB NPD 0074 04/2021

The above submitted information does not meet all of the requirements of Condition 32, and therefore Condition 32 cannot be discharged at this time.

Condition 34: Waste Collection

Pursuant to Condition 34, you have submitted the following documents:

- Application forms, received 04/12/2024.

The above submitted information does not meet all of the requirements of Condition 34. No specific details are provided on the management of waste collection points, and how RCV's would access and collect waste once residents start to occupy the properties. Of note, Council waste collection crews are unable to enter a construction site and/or an

unadopted road. For future phases if an RCV is entering the site to service properties or a temporary waste store, demarcation such as a turning head (fenced off from the active construction site) should be provided.

The Council's waste operations planning coordinator would welcome a meeting to discuss these matters and any ongoing issues, and can be contacted at:

Carol.Oakden@kirklees.gov.uk

For the avoidance of doubt, the details submitted pursuant to Condition 34 are not hereby discharged.

Condition 35: Cycle Storage

Pursuant to Condition 35, you have submitted the following documents:

- 6x 4 Cycle Store Image
- Typical Shed Arrangement – Drawing No. NH/SD/S200/B/01, received 25/03/2025.

The above submitted information does not meet all of the requirements of Condition 35, and therefore Condition 35 cannot be discharged at this time.

Yours faithfully

Mathias Franklin
Head of Planning and Development