

About the application

Application number: 2025/90003	
What is the application for?:	Change of use from dwelling (C3) to children's residential home (C2)
Address of the site or building:	14, Harefield Drive, Birstall, Batley, WF17 0PQ
Postcode:	WF13 2DH

User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	Yes
<p>Dear Kirklees Council Planning,</p> <p>I am writing to formally object to planning application number 2025/62/90003/E submitted by You'n'us Residence Ltd, which seeks to convert the residential property on Harefield Drive, Batley, into a children's residential home. While the intention to support vulnerable children is commendable, I firmly believe that this specific location is unsuitable for such a facility and that granting planning permission would contravene existing council policies, pose significant safeguarding concerns, and negatively impact the local community.</p> <p>Contravention of Council Policies</p> <p>The Kirklees Local Plan emphasizes the importance of developments respecting and enhancing the character of local neighborhoods. Policy LP24 specifically mandates that proposals should promote good design by ensuring they "provide a high standard of amenity for future and neighboring occupiers" and "promote highway safety and provide sufficient parking." The proposed change to a children's home is inconsistent with the existing residential character of Harefield Drive and could set a concerning precedent for future developments.</p> <p>Furthermore, the council's guidelines on Houses in Multiple Occupation (HMOs) highlight the need for such properties to be appropriately located to avoid adverse impacts on local communities. The introduction of a children's home in this area may lead to increased traffic, parking issues, and potential disturbances, thereby conflicting with these guidelines.</p> <p>Safeguarding Concerns</p> <p>As a former police officer with West Yorkshire Police, I have extensive experience responding to incidents at children's homes. These callouts were frequent and often involved serious issues such as missing persons, disturbances, and safeguarding concerns. Notably, between March 2021 and March 2022, West Yorkshire Police</p>	

concerns. Notably, between March 2021 and March 2022, West Yorkshire Police recorded numerous high-risk missing children incidents originating from care settings, underscoring the challenges inherent in managing such facilities.

The introduction of a children's home in this residential area raises several safeguarding concerns:

Increased Crime and Anti-Social Behavior: Experience indicates that children's homes can become focal points for criminal activities, including drug dealing, which not only endangers the residents but also compromises neighborhood safety.

Community Safety: The presence of a children's home may inadvertently introduce risks to local children, stemming from potential behavioral issues of the home's residents.

The National Society for the Prevention of Cruelty to Children (NSPCC) provides guidance on safeguarding scenarios, emphasizing the importance of thorough risk assessments and proactive measures to protect both the children in care and the surrounding community.

Negative Impact on the Local Community

Residents in similar situations have expressed significant concerns regarding the establishment of children's homes in residential areas. For instance, in Birstall, a proposal by You'n'us Residence Ltd to convert a residential property into a children's home sparked considerable opposition from the community, with over 100 comments submitted to the council, the vast majority in objection. Concerns raised included increased traffic, noise, and the suitability of the location for such a facility.

These examples highlight the potential for adverse effects on local communities when residential properties are converted into children's homes without thorough consideration of the implications.

Concerns Regarding the Applicant: You'n'us Residence Ltd

It is also pertinent to consider the track record of the applicant, You'n'us Residence Ltd. The aforementioned case in Birstall demonstrates a pattern of proposals that have elicited substantial community opposition. This raises questions about the company's engagement with local communities and its consideration of the suitability of locations for such sensitive developments.

Conclusion

Given these considerations, I strongly urge the planning authorities to deny the application for change of use. It is imperative to prioritize the well-being of both the vulnerable children intended to be housed and the existing community residents.

Thank you for your attention to this matter.