

**Consultation Response from KC,
Highways Development Management**

2025/90119 Yew Tree Farm, The Village, Farnley Tyas, Huddersfield, HD4 6UQ

Discharge of details reserved by conditions 3 (Phase 2 Report), 4 (Remediation Strategy), 7 (CEMP), 19 (Window Details), 21 (Roofing Materials), 22 (Walling Materials), 23 (Mortar Specification), 24 (Materials (plot 15)), 29 (Boundary Treatment) on previous permission 2021/93006 for conversion of existing barn to form 8 dwellings, erection of 9 dwellings, demolition of redundant agricultural buildings and associated works (Listed Building within a Conservation Area)

Date Responded:11-3-2025.

Responding Officer: Mark Berry.

Responding Ref: 12-18-21.

This application seeks approval to the discharge of details reserved by conditions 3 (Phase 2 Report), 4 (Remediation Strategy), 7 (CEMP), 19 (Window Details), 21 (Roofing Materials), 22 (Walling Materials), 23 (Mortar Specification), 24 (Materials (plot 15)), 29 (Boundary Treatment) on previous permission 2021/93006 for conversion of existing barn to form 8 dwellings, erection of 9 dwellings, demolition of redundant agricultural buildings and associated works (Listed Building within a Conservation Area) at Yew Tree Farm, The Village, Farnley Tyas, Huddersfield,

7. Prior to development commencing (including any groundworks) a Construction Environmental Management Plan (CEMP) shall be submitted to and agreed in writing with the Local Planning Authority. The CEMP shall describe in detail the actions that will be taken to minimise adverse impacts on occupiers of nearby properties and highway safety by effectively controlling:

- Noise and vibration arising from all construction related activities. This should also include suitable restrictions on the hours of working on the site including times of deliveries.
- Point(s) of access for construction traffic.
- Vehicle sizes and routes, times of vehicle movements, identify the location of any HGV waiting areas and include details of the management of said areas.
- Dust arising from all construction related activities, which should include measures to monitor and record the emissions of dust during construction.
- Signage.
- Any phasing of development.
- Site waste management, including details of recycling/disposing of waste resulting from construction works.
- Measures to be taken to minimise the deposit of mud, grit and dirt on public highways by vehicles travelling to and from the site, including the provision of adequate wheel washing facilities within the site and street sweeping.
- The parking of vehicles of site operatives and visitors.
- Loading and unloading of plant and materials.
- Storage of plant and materials used in constructing the development.
- Artificial lighting used in connection with all construction related activities and security of the construction site.

A communications plan detailing the responsible person, their contact details and how this will be communicated to residents and the Local Authority must be included. The agreed plan shall be adhered to throughout the construction of the development and no change therefrom shall take place without the prior written consent of the Local Planning Authority.

The applicants have provided a Construction Environmental Management Plan prepared by Orange Design Studios. This was previously assessed under application 2024/91029 and was considered acceptable.

Highways Development Management have therefore no objection to the discharge of this condition.