

KIRKLEES METROPOLITAN COUNCIL INVESTMENT & REGENERATION SERVICE

DEVELOPMENT MANAGEMENT

Planning (Listed Buildings and Conservation Areas) Act 1990 (as amended) – SECTION 16

DELEGATED DECISION TO DETERMINE APPLICATIONS FOR LISTED BUILDING CONSENT

Reference No:	2025/44/90169/W
Site Address:	Ramsden Building, University of Huddersfield, Queensgate, Huddersfield, HD1 3DH
Description:	Discharge of details reserved by condition 3 (WSI) on previous permission 2024/92705 for Listed Building Consent for internal and external refurbishment to building including partial demolition
Recommending Officer:	Joshua Merriman

DECISION – Condition part discharged

I hereby authorise the approval of this application for the reasons set out in the officer's report and recommendation annexed below in respect of the above matter.

John Holmes

AUTHORISED OFFICER

Date: 05-Mar-2025

DISCHARGE OF CONDITIONS

Reference No. 2025/90169

Site Address: Ramsden Building, University of Huddersfield, Queensgate, Huddersfield, HD1 3DH.

Proposal: Discharge of details reserved by condition 3 (written scheme of archaeological investigation) on previous permission 2024/92705 for Listed Building Consent for internal and external refurbishment to building including partial demolition.

The merits of the application have previously been assessed under reference 2024/92705 and Listed Building Consent granted for internal and external refurbishment to building including partial demolition.

The applicant is now seeking to discharge Condition 3 on previous permission 2024/92705.

ASSESSMENT

Condition 3 (written scheme of archaeological investigation)

3. Notwithstanding the submitted details no demolition/development shall take place/commence (not including the soft stripping of modern interventions, such as modern floor coverings, plasterboard, suspended ceiling grids and tiles and other associated items) until a written scheme of archaeological investigation (WSI) has been [submitted to and] approved by the local planning authority in writing. For land that is included within the WSI, no demolition/development shall take place other than in accordance with the agreed WSI, which shall include the statement of significance and research objectives, and • The programme and methodology of site investigation and recording and the nomination of a competent person(s) or organisation to undertake the agreed works • The programme for post-investigation assessment and subsequent analysis, publication & dissemination and deposition of resulting material. This part of the condition shall not be discharged until these elements have been fulfilled in accordance with the programme set out in the WSI.

Reason: For the avoidance of doubt as to what is being permitted and to ensure the satisfactory appearance of the development on completion to retain the significance of the designated heritage asset and to accord with Policy LP35 of the Kirklees Local Plan, as well as Chapter 16 of the National Planning Policy Framework.

Assessment of Condition 3

As part of this application the following has been submitted: -

- Application Form
- Document CWY435 - Specification For Building Recording

Following a formal consultation with the West Yorkshire Archaeology Advisory Service, the following comments were received:

The document supplied was commissioned from the West Yorkshire Archaeology Advisory Service and prepared on behalf of Kirklee Council.

I can confirm it is suitable and recommend that the archaeological condition, condition 3, can be discharged pending implantation of the works detailed in the WSI and the production of a satisfactory final report.

Insofar as the condition requires 'a written scheme of archaeological investigation (WSI) has been [submitted to and] approved by the local planning authority in writing' having regard to the submitted detail it is considered this part of the condition is satisfied and can be discharged.

Insofar as the condition requires that for 'land that is included within the WSI, no demolition/development shall take place other than in accordance with the agreed WSI, which shall include the statement of significance and research objectives, and • The programme and methodology of site investigation and recording and the nomination of a competent person(s) or organisation to undertake the agreed works • The programme for post-investigation assessment and subsequent analysis, publication & dissemination and deposition of resulting material. This part of the condition shall not be discharged until these elements have been fulfilled in accordance with the programme set out in the WSI'.

It is therefore concluded that the written scheme of archaeological investigation submitted for Condition 3 is acceptable and this condition can be discharged in having regard to the response of West Yorkshire Archaeology and the requirements of condition no.3.

DECISION LETTER TEXT

Condition 3:

You have submitted the following: -

- Application Form
- CWY435_Specification For Building Recording

The written scheme of archaeological investigation submitted is considered acceptable condition 3 is therefore satisfied. There remains a requirement of condition 3 that, for land that is included within the written scheme of archaeological investigation, no demolition/development shall take place other than in accordance with the agreed written scheme of archaeological investigation which shall include the statement of significance and research objectives, and • The programme and methodology of site investigation and recording and the nomination of a competent person(s) or organisation to

undertake the agreed works • The programme for post-investigation assessment and subsequent analysis, publication & dissemination and deposition of resulting material. This part of the condition shall not be discharged until these elements have been fulfilled in accordance with the programme set out in the written scheme of archaeological investigation.