

Address: 29 Far View Crescent Huddersfield HD58ER

Search application details

Application number: 2025/90962	
What is the application for?:	Certificate of lawfulness for proposed change of use of dwelling to childrens ho
Address of the site or building:	17, Far View Crescent, Almondbury, Huddersfield, HD5 8ER
Postcode:	HD5 8ER

User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	No
<p>I begin this objection at a distinct disadvantage to both the last applicant and Kirklees Council - that being that I have yet to be informed by Kirklees Council as to the reasons the previous application for change of use for 17 Far View Crescent was rejected.</p> <p>Therefore, both the last applicant and Kirklees Council hold an advantage over me, a resident of Far View Crescent, someone who lives on the street in question and would be directly impacted by the considerable detrimental effects this latest proposed change of use for 17 would have on the natural surrounding environment, the character of the area, the noise and disturbance, the impact on highway safety and traffic, the privacy of neighbours being overlooked, the effect on neighbouring properties and how number 17 would manifest itself on Far View Crescent. Kirklees Council state their core values to be Pride, Kindness, and Inclusion.</p> <p>On this occasion I am unable to identify where Kirklees have operated collaboratively with me and the other people who also lodged objections / comments on the previous application.</p> <p>My primary concern re this application is the impact on safety and traffic increases.</p> <p>With no response from Kirklees to date I have conservatively estimated what increased traffic would look like if this application were to go ahead. Allowing for all the requirements the children would require on a weekly basis I estimate the additional number of weekly movements to be between 52-60 additional single vehicle movements on Far View Bank / Far View Crescent.</p> <p>An additional 2,860 single vehicle movements per annum which does not factor in the highly likely unforeseen additional needs and service requirements for the children which will bring yet even more traffic.</p> <p>Finally, the junction between Far View Bank / Bank End Lane cannot cope with the</p>	

Firstly, the junction between Far View Bank / Bank End Lane cannot cope with the amount of traffic it currently has to deal with daily, therefore adding an additional 2,860 single vehicle movements to it, will have considerable detrimental effects on both health & safety for all.

Secondly, the junction between Far View Bank / Bank End Lane is one way in / one way out as there is no "through road" therefore the numbers quoted above immediately double – the junction itself would see an additional 5,720 single vehicle movements per annum (15 x vehicles per day).

Thirdly, when the single vehicles arrive on Far View Crescent where are they going to park? I estimate number 17 could park possibly 3 x vehicles off road at a push, but you only need to take a walk around the Crescent to understand what a detrimental effect an additional 5,720 single vehicle movements per annum, would have on the environment and surrounding areas.

My secondary concern re this application is the property itself - 17 Far View Crescent.

During its 2024 redevelopment I did not personally witness Kirklees Council having any hands on involvement as to the specification build. Without going into detail, I would question the current build specification of number 17 as a suitable environment to house vulnerable children.

On reviewing the list of considerations when lodging my comments / objections I note 12 bullet points in the list Kirklees Council states I should follow. Having done this it is my opinion the change of use of number 17 from a family dwelling to a children's home is at odds with a least 9 of those 12 bullet points, which is a 75% majority.

When advertised for sale in 2024 number 17 Far View Crescent was described as a family home, to the best of my knowledge nothing has changed as number 17 is the same as the other 23 x family dwellings on Far View Crescent. Those additional properties are "homes" to local families / residents and do not attract the motor vehicle movements number 17 would bring if it were to be granted permission to operate as a children's home.

The one way in / one way out road junction of Far View Bank / Bank End Lane (which also includes Far View Crescent) currently struggles to cope with the amount of traffic it has to deal with on a daily basis, it could not sustain an additional 5,720 single vehicle movements per annum. Far View Crescent cannot park this same number of additional vehicles.

The environmental effect (air quality) this number (5,720) of additional single vehicle movements would have on the residents of Far View Crescent / Far View Bank would significantly increase the levels of air pollution and make it particularly unhealthy for sensitive residents. The air quality would be unacceptable.