



Application Number	
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Planning - PO Box 1720, Huddersfield, HD1 9EL  
E-mail: [planning.portal@kirklees.gov.uk](mailto:planning.portal@kirklees.gov.uk) Tel: 01484 414746

## Application for a Lawful Development Certificate for a Proposed Use or Development

### Town and Country Planning Act 1990 (as amended)

#### Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

### Site Location

**Disclaimer:** We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)  Northing (y)

Description

## Applicant Details

### Name/Company

Title

Mr

First name

Mohammed Luqman

Surname

Ali

Company Name

### Address

Address line 1

33 Stainecross Avenue

Address line 2

Crosland Moor

Address line 3

Town/City

Huddersfield

County

West Yorkshire

Country

United Kingdom

Postcode

HD4 5HZ

Are you an agent acting on behalf of the applicant?

Yes

No

### Contact Details

Primary number

\*\*\*\*\* REDACTED \*\*\*\*\*

Secondary number

Fax number

Email address

## Description of Proposal

Does the proposal consist of, or include, the carrying out of building or other operations?

- Yes  
 No

Does the proposal consist of, or include, a change of use of the land or building(s)?

- Yes  
 No

If Yes, please give a full description of the scale and nature of the proposed use, including the processes to be carried out, any machinery to be installed and the hours the proposed use will be carried out

Application for a Lawful Development Certificate regarding the use of a C3 residential property as a children's home accommodating 1 child. The arrangement includes a manager working office hours, two carers on duty during the day, and two carers on overnight shifts, all working on a rota basis. This use will not increase the use of the property beyond a typical 3 -4 person family.

If Yes, please fully describe the existing or the last known use, with the date when this use ceased

c3 - dwelling houses

Has the proposal been started?

- Yes  
 No

## Grounds for Application

### Information about the existing use(s)

Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful

The proposed use is acknowledged to fall under Use Class C2, so the change from C3 is not automatically permitted. However, it is argued that there is minimal material difference between the current and proposed uses, making planning permission unnecessary. The residents will continue to live in the house and engage in typical residential activities, consistent with what occurs in a standard household. Further to this the number of residents within the household who will be living in typical residential setting will not exceed the size of the average family therefore being between 3-4 residents at any one time. They will be carrying out activities normal within a typical family home. Further to this there is parking for upto 3 medium sized cars on the driveway so will not affect neighbours with a requirement for additional parking on the road.

Please list the supporting documentary evidence (such as a planning permission) which accompanies this application

Location Plan

Evidence to verify Application: Site Map

Decision to approve a lawful development certificate for a comparable proposal.

Select the use class that relates to the existing or last use.

C3 - Dwellinghouses

### Information about the proposed use(s)

Select the use class that relates to the proposed use.

C2 - Residential institutions

Is the proposed operation or use

Permanent

Temporary

Why do you consider that a Lawful Development Certificate should be granted for this proposal?

We aim to create a home for up to on young people, offering a crucial service that helps local authorities meet their legal obligations to provide a safe environment for those who require specialized guidance and support, which cannot be provided in their family home. We are seeking a certificate for lawful use of this property. The house will remain a residential property where the young person will each have have his own bedroom and live as permanent residents. There will be two carers staying in the house at all times. We believe there is no material change of use, as the nature of the use is not significantly different from its current use as a family home. The level of activity at the property would be comparable to that of a typical household, ensuring no undue disturbance to neighbours. Further to this the number of residents will reflect the occupants in a typical household. In addition the availability of 3 parking spaces on the drive will ensure there is no additional requirement of parking spaces on the road. Due to the fact that the household will pursue the typical activities undertaken by a family, it can be seen that the actual use of the house will not be materially different to its current use.

We respectfully request that the local authority supports this application to establish a much-needed facility, providing appropriate care and accommodation for vulnerable children who will greatly benefit from the support offered.

## Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

Yes

No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

The agent

The applicant

Other person

## Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

Yes

No

## Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- Yes
- No

## Interest in the Land

Please state the applicant's interest in the land

- Owner
- Lessee
- Occupier
- Other

## Declaration

I/We hereby apply for Lawful development: Proposed use as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

Mohammed Ali

Date

18/04/2025