From:
Sent: Sunday, August 3, 2025 9:21:04 AM
To: dc.admin@kirklees.gov.uk
<dc.admin@kirklees.gov.uk>
Subject: Planning Application 202591149

To whom it concerns

We are local residents living at Yew Tree House, Yew Tree Lane.

We are concerned that due process has not been followed in respect of this application. The planning notice was posted on the 31st July and has now been removed not allowing for people to be made aware of this planned development as per the statutory process.

The online plans have now closed for comment on the 22nd July, there was no planning notice until the 31st July (this notice has now been removed).

It is now not possible for people to comment on the proposed plans for the development of this site, as the kirklees website does not allow for this as it is now closed.

The Yew Tree settlement is an historic site, with records dating back to the 1500's and evidence that this site has been inhabited since medieval times. The reason why people have lived here for so long is the views of the Holme

valley and this view is part of the historic character of this settlement.

In the proposed plans there is the introduction of a stable block and an agricultural shed. This is a significant expansion of the current developed footprint of this site. These sheds will also block , obscure and change the views of the Holme valley from Yew Tree Lane, from the public footpath that runs through and the houses at the Yew Tree settlement. All of the new proposed footprint for stables and agricultural storage is currently in the building that is proposed to be repurposed as a domestic dwelling.

The planning authority has an obligation to protect our green spaces and the local historic footprint and character of the Holme valley and this settlement. A number of the houses at Yew Tree settlement are listed and part of this is the protection of the character of this settlement. This represents a further encroachment of the development on the edge of the Peak District National Park.

The development of the barn as a dwelling may be helpful in preserving the current agricultural building. The stables and sheds should be located to the rear of the proposed domestic development to protect the view for the public and residents of the Yew Tree settlement.

The parking on Yew Tree Lane is very difficult at the current stables. The users and planning applicants currently park on Yew Tree Lane whilst having off road parking at the site. Parking at this point causes regular issues with access for delivery Lorry's and farm vehicles. If this becomes a dwelling there will be multiple vehicles there permanently and visitor cars which if parked permanently on the lane will block and inhibit access. At this point if cars are parked permanently emergency vehicles cannot pass. This is a significant concern for the local residents.

In its current format we oppose the plans for this development 4 counts.

1) That due planning and the displaying of statutory notices and access to the plans online hasn't been followed.

2) Planning notices weren't displayed properly and that notices have now been removed. This does not allow for a proper consultation with all of the people living and accessing the very busy footpath at this location.

3) The planned development of additional stables and agricultural buildings will impact negatively on the view

from and character of Yew Tree settlement. The chosen location could be located at the back of the proposed barn conversion as a compromise.

4) Congestion and access on Yew Tree Lane will be permanently inhibited and compromised making access to and from Yew Tree settlement increasingly dangerous.

Your sincerely

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