



YorkshireWater

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**Your Ref: 2025/91184**

**Our Ref: A/01971**

**6th March 2026**

Dear Sir/Madam,

**Land Off Bretton Street, Savile Town, Dewsbury - (KIRK) Erection of two storey industrial unit (Use Class E(g)(iii)), with associated car park, service area and other associated works**

Thank you for consulting Yorkshire Water regarding the above proposed development. We have the following comments:





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**Water Supply**

Clean Water Engineers have assessed the proposals and have no planning issues. A supply can be made available from Bretton Street, subject to specific needs.

**Waste Water**

**If planning permission is to be granted, the following condition should be attached in order to protect the local aquatic environment and Yorkshire Water infrastructure:**

**The development shall be carried out in accordance with the details shown on the submitted plan, KS826/D01 (revision P2) dated 27/10/2025 that has been prepared by Krypton Structures, unless otherwise agreed in writing with the Local Planning Authority. (In the interest of satisfactory and sustainable drainage)**

1) Yorkshire Water has no objection in principle to:

- a) The proposed sewer diversion (subject to the requirements of Section 185 Water Industry Act 1991).
- b) The proposed building stand-off from public sewer centre-line (of five metres)
- c) The proposed separate systems of drainage on site with combined off-site
- d) The submitted drawing shows surface water proposed to be drained to the Calder and Hebble Navigation
- e) The submitted drawing shows foul water proposed to be treated before discharging to the Calder and Hebble Navigation

submitted on drawing KS826/D01 (revision P2) dated 27/10/2025 that has been prepared by Krypton Structures.

2) Yorkshire Water promote the surface water disposal hierarchy and the developer must provide evidence to demonstrate that surface water disposal via infiltration or watercourse are not reasonably practical before considering disposal to public sewer.

- a) It is noted from the submitted planning application that surface water is proposed to be drained to watercourse.
- b) The developer should note that further restrictions on surface water disposal from the site may be imposed by other parties. The developer is strongly advised to seek advice/comments from the Environment Agency/Land Drainage Authority/Internal Drainage Board with regard to surface water disposal from the site. The landowners consent will be





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required for the construction of a new outfall structure.

Yours faithfully

**George Mullaney**  
**Town Planning Technician**

