



Kirklees Council  
Planning and Development Service  
PO Box 1720  
Huddersfield  
HD1 9EL

Enquiries to: Nicole Helliwell

Dan Heneghan,  
Heneghan Architecture  
Unit 16, Queens Square  
Huddersfield Road  
Honley  
Holmfirth  
HD9 6QZ

Kirklees Direct  
Tel: 01484 221000  
Email: nicole.helliwell@kirklees.gov.uk

Date: 30-Apr-2026  
Our Ref: 2025/91415

Dear Sir/Madam

**Application for Approval of Details Reserved by Condition  
Town and Country Planning Act 1990  
Planning (Listed Buildings and Conservation Areas) Act 1990**

**Discharge of details reserved by condition 6 (Phase II Report) on previous  
permission 2021/92355 for alterations and extension to existing stables to create  
dwelling  
Shelley Lodge, 2, Box Ings Lane, Shelley, Huddersfield, HD8 0SU  
Application Number: 2025/91415**

I write with reference to your application to discharge the conditions for the above development as submitted on 21-May-2025. Further information has been submitted since the previous consideration and letter dated 13<sup>th</sup> January 2026.

Condition 6 – Phase II Report

The following information has been submitted:

- Phase 2 Environmental Report authored by RGS (dated 30<sup>th</sup> April 2025, reference no. C3044/25/E/7662),
- Updated Conceptual Site Model & Risk Assessment Letter authored by RGS (dated 17<sup>th</sup> September 2025, reference no. C3044/25/E/8416)
- Additional Gas Monitoring and Hot-spot Contamination Testing authored by RGS (reference no. C3044/26/E/9192, dated 6<sup>th</sup> March 2026)

The submitted details are considered acceptable for the purposes of Condition 6 and the condition is satisfied and discharged on the basis of the submitted information.



Yours faithfully

Kirklees Council  
Planning and Development Service  
PO Box 1720  
Huddersfield  
HD1 9EL

Mathias Franklin  
Head of Planning and Development