

Enquiries to: Katie Chew

Krishna Mistry,  
Newett Homes  
Thorp Arch Grange  
Walton Road  
Thorp Arch  
Wetherby  
LS23 7BA

Kirklees Direct  
Tel: 01484 414746  
Email: [Katie.chew@kirklees.gov.uk](mailto:Katie.chew@kirklees.gov.uk)

Date: 30-May-2025  
Our Ref: 2025/91468

Dear Madam,

**Application for a non-material amendment following a grant of planning permission,  
Town and Country Planning Act 1990**

**Non material amendment to previous permission 2022/93154 for erection of 68 dwellings with associated access, parking, open space, landscaping and infrastructure works (including installation of surface water attenuation tank)  
Land at, Penistone Road, Fenay Bridge, Huddersfield, HD8 0AW  
Application Number: 2025/91468**

Thank you for your application dated 28-May-2025 for a non-material amendment to the above scheme. The proposed amendments are identified as follows:

- Plots 45, 46, 49, 150, 53, 54, 57, 58, 63 and 64 Beeches house types to be amended to Fewston house types.
- Plots 48, 55, 56, 61, 62, 67 and 68 Tupelo house types to be amended to Middleham house types.
- Plots 59-60 Rowan house types to be amended to Fewston house types.

The proposed amendments are illustrated in the following drawings/documents:

- Drawing No. Z078-002 Rev Q, Planning Layout
- Drawing No. NH.MID.05-SL02, Middleham
- Drawing No. NH.FEW.02-SL03, Fewston
- Covering Letter

I can confirm that the proposed alterations as outlined above, are acceptable and may be considered as a non-material amendment to the approved drawings.

It should be noted that this letter relates only to the non-material amendment sought and it is not a re-issue of the original planning permission. The two documents should be read

together and as such, all conditions imposed on the original granting of planning permission apply to the proposal as now amended. A copy of this letter and the amended plans will be retained on the public record of approved documents.

I would draw your attention to the need to deal with the Building Surveyor to ensure that the proposal, as amended, still complies with the Building Regulations.

An important part of improving our service is to review your feedback on the way that we have dealt with your planning application(s). Please take a couple of minutes to email your comments to [dc.admin@kirklees.gov.uk](mailto:dc.admin@kirklees.gov.uk) so that we can work on continually improving our customer service. Thank you.

Yours faithfully,

Mathias Franklin  
Head of Planning and Development