

**Consultation Response from KC,
Highways Development Management****2025/91965 land at, Gelderd Road, Birstall, Batley, WF17 9LS****Installation of electric vehicle charging points with infrastructure, lighting and CCTV, erection of amenity block and access improvements****Date Responded: 16/01/2026****Responding Officer: Ryan Kinder****Responding Ref: K13-9/5**

2025/91965 Land at Gelderd Road, Birstall.

RECOMMENDATION: No objection subject to conditions.

Development overview:

Planning application for Installation of electric vehicle charging points with infrastructure, lighting and CCTV, erection of amenity block and access improvements. The site takes access off Gelderd Road with the nearest village being Birstall, the site is located between the junctions of Holding Way and the Roundabout accessing the M62 motorway.

Supporting plans/documents:

Proposed site plan– ref LB_ SUC-01 – REV C dated 24/06/2025.

Site Access plan- ref CRM3030020-ENZ-XX-XX-DR-Y-1001-P02 dated 01/07/2025

Transport Statement – ref CRM.3030.20.TR,RP.001.A dated July 2025.

Stage 1 RSA – ref RS-MH-0625-005- issue 1 dated 23 June 2025

Stage 1 RSA response report – ref RS1-MH-0625-005-issue 1 dated 18-12-2025.

Vehicular access:

Access to the site will be provided via an existing opening onto Gelderd Road, with improvements proposed to the site access to form suitable visibility and turning in and out of the site. Access is onto a one way dual carriageway with access left in and left out only. Two connecting roundabouts are in the vicinity to gain access from other directions to the site.

Traffic impact/Generation:

A parking accumulation survey of existing Tesla charging sites has been carried out to determine the level of traffic to be generated by the development (section 4.0 of the submitted TS). It should be noted that majority of trips associated with the facility will be linked/pass by trips where vehicles will already be on the network and visit the charging station. It is forecast that the facility will generate 24 two way vehicular movements in peak period (12 in and 12 out). Given this factor the trip generation associated with the development is considered acceptable in this respect.

Internal Layout/servicing/bins

The facility will accommodate an amenity block which houses generator and toilet facilities, it is unclear what the refuse collection arrangements will be at this stage, it is noted that swept path for a van has been provided but no further narrative regarding this as such a suitable condition will be included to obtain further information.

Overall the proposal is considered acceptable please include the following highways conditions to the decision notice:

Approved Access – Condition

Means of access to and from the site shall be in accordance with the preliminary access design(s) as shown on the approved plan(s) ref. CRM3030020-ENZ-XX-XX-DR-Y-1001-P02, and fully constructed and made operational prior to first occupation of the development and thereafter retained and maintained for the lifetime of the development.

Reason:- To ensure the free and safe use of the highway, in the interest of highway safety.

Approved Access - Informative

The granting of planning permission does not authorise the carrying out of works within the highway, for which the written permission of the Local Highway Authority is required.

You are required to consult the Local Highway Authority Design Engineer (Kirklees Street Scene: 01484 221000) at the earliest opportunity in the development process to obtain approval of the design details, agree the mechanism for delivery, and obtain the necessary permissions / permits to enable the delivery of the site access(es).

Please also note that the construction of vehicle crossings within the highway is deemed to be major works for the purposes of the New Roads and Street Works Act 1991 (Section 84 and 85).

Interference with the highway without such permission is an offence which could lead to prosecution.

Areas to be surfaced and drained

The facility shall not be brought into first use until the proposed car park hereby approved shall be laid out surfaced, marked out into bays and drained in accordance with details that have previously been approved in writing by the Local Planning Authority.

Reason: In the interests of highway safety and to achieve a satisfactory layout.

Method of storage/access for waste

“Before development commences, details of suitable storage, bin presentation points and access for collection of wastes from the facility hereby approved shall be submitted to and approved in writing by the Local Planning Authority. The approved details shall be provided before first occupation and shall be so retained thereafter.”

Reason: To meet the requirements set out in Local Plan Policy LP24 part d(vi).