

Dear Sir/Madam

**APPLICATION NUMBER: 2023/62/90668/E**

**APPLICATION TO DISCHARGE PRECOMMENCEMENT CONDITIONS**

**CONDITIONS: 24,25,26,27,29,30,31,34,35,40 and 41**

**PROPOSAL:** DEMOLITION OF EXISTING BUILDINGS. ERECTION AND OPERATION OF A SINGLE BUILDING COMPRISING A SUI GENERIS LAND USE LIMITED TO THE PURPOSE OF STORAGE, ASSEMBLY, SALE AND DISTRIBUTION OF CUSTOM-BUILT COMPUTERS, LAPTOPS AND THEIR COMPONENTS AS WELL AS ANY ASSOCIATED DEVELOPMENT (THOSE BEING A REPLACEMENT WIND TURBINE, UTILITY PROVISION, DRAINAGE, ACCESS, HARD AND SOFT LANDSCAPING) WITHIN THE RED-LINE BOUNDARY ALONGSIDE BUSINESS OPERATIONS PURSUANT TO THE EFFECTIVE ADMINISTRATION OF THE SUI GENERIS USE.

**SITE:** GRANGE MOOR COACHWORKS, BARNSELY ROAD, GRANGE MOOR, HUDDERSFIELD, WF4 4DR

This application relates to the discharge of pre-commencement conditions relating to application 2023/90668. Specifically, this relates to the following conditions.

<b>Condition</b>	<b>Detail</b>
24	Submission and approval of foul, surface and land drainage scheme
25	Submission and approval of assessment of the effects of 1 in 100-year storm (with climate change)
26	Submission and approval of temporary surface water drainage
27	Submission and approval of drainage for surface water from vehicle parking
29	Submission and approval of measures to protect public sewers
30	Submission and approval of means of disposal of foul water drainage for the whole site
31	Submission and approval of a written scheme of archaeological investigation
34	Submission and approval of Survey for Existing condition of Highway
35	Submission and Approval of Construction Transport Management Plan (CTMP)
40	Submission and approval of details for all new retaining structures adjacent to the adoptable highway together with proposed modifications to existing highway retaining walls.
41	Travel Plan

Information is submitted to support the discharge of these conditions as follows:

<b>Condition</b>	<b>Plans/Information</b>
24	Avie - P3849-DR-01 P04 - Proposed Drainage Strategy - Relevant Items
25	Avie - P3849 - Surface Water Drainage Calculations Avie – Flood Routing Plan - P3849-DR-10 – P00
26	Avie - Temporary Surface Water Management Plan - P3849-DR-09 – P00
27	Avie – Proposed Impermeable Areas - Relevant Items - P00
29	Avie - P3849-DR-01 P04 - Proposed Drainage Strategy - Relevant Items
30	Avie - P3849-DR-01 P04 - Proposed Drainage Strategy - Relevant Items
31	C J Huddart MCIfA – Written Scheme of Investigation: Archeological Watching Brief
34	Sandersons - Pre-Commencement Condition Survey (Condition 34)/165875/165875-SAN-GMR-XX-RP-C-01/ P04/ June 2025
35	Sandersons - Interim Construction Transport Management Plan 165118/001/01/July 2025
40	Avie - P3849-DR-01 – P04 Proposed Drainage Strategy - Relevant Items
41	Sandersons - Travel Plan /165119/001/01/July 2025

We trust that this is sufficient to discharge all the listed conditions. Please contact us directly should either clarification or further information be required. The contact for this submission is Simon Taylor – Director of Planning. The contact details are as follows:

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We look forward to hearing from you in due course.

**Simon Taylor**

*MSc BA (Hons) Planning  
Director of Planning*

For & on behalf of

**ACUMEN**  
Designers & Architects

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