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

Enquiries to: Elenya Jackson

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Ruth Woodcock
Woodcock Rural Surveyors Ltd
Suite 4, Penistone 1
Regent Court
St Marys Street
Penistone
S36 6DT

Date: 07-Oct-2025
Our Ref: 2025/92542

Dear Madam

Prior notification for erection of agricultural building
Land at, Beaconsfield Farm, Paul Lane, Emley Moor, Huddersfield, WF4 4BP
Application Number: 2025/92542

I refer your submission for agricultural development as described above.
The proposal as submitted is acceptable and subject to all works being carried out in accordance with the description contained in the notification, the Council will not require the submission of further details. Prior approval is not, therefore, required and the works described may be carried out.

I would draw your attention to the provisions of Schedule 2, Part 6, of the General Permitted Development (England) Order 2015 (as amended), which requires that any works notified to the Council under these provisions must be carried out within a period of 5 years from the date on which the Local Planning Authority were notified. As such, the development proposed must be completed before 8th September 2030. Failing this, if you intend to carry out the works after this date, further notification will be required.

NOTE:

The Council's Environmental officers raised concern over the potential the presence of coal and/or evidence of coal workings. It is recommended a remediation strategy by a suitably competent person is carried out prior to development commencing and any necessary remedial step undertaken thereafter.

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Plans and specifications schedule:-

Plan Type	Reference	Version	Date Received
Application Forms	-	-	9/09/2025
Location Plan		-	9/09/2025
Block Plan		-	9/09/2025
Proposed Elevations		-	9/09/2025
Proposed			9/09/2025

Yours faithfully

Mathias Franklin
Head of Planning and Development