



Application Number	
Date Logged	
Receipt No	Fee Received
Card	Other
KIRKLEES COUNCIL VALIDATION CHECKLIST	SUPPLY 1 COPY ONLY

Planning - PO Box 1720, Huddersfield, HD1 9EL
E-mail: planning.portal@kirklees.gov.uk Tel: 01484 414746

Application for a Lawful Development Certificate for a Proposed Use or Development

Town and Country Planning Act 1990 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x) Northing (y)

Description

Applicant Details

Name/Company

Title

Mr

First name

Levi

Surname

Hardy

Company Name

Address

Address line 1

1 Wood View

Address line 2

Address line 3

Town/City

Huddersfield

County

Country

United Kingdom

Postcode

HD2 1EY

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Description of Proposal

Does the proposal consist of, or include, the carrying out of building or other operations?

Yes

No

If Yes, please give detailed description of all such operations (includes the need to describe any proposal to alter or create a new access, layout any new street, construct any associated hard-standings, means of enclosure or means of draining the land/buildings) and indicate on your plans (in the case of a proposed building the plan should indicate the precise siting and exact dimensions)

The building works are as follows:

- forming a new doorway from the existing kitchen into the existing garage (new kitchen), installation of required lintel and internal door.
- Creating opening for a cut out to provide some external French doors which lead into the garden from the rear of the existing garage area (new kitchen) these doors would also act as a fire escape route also.
- Removal of the existing garage door and block the space up with stone/brick to be inkeeping with that of the existing property and installation of a new window to complete the blocked up garage door (window can also be made fire escape compatible if required so through building control)
- Removal of the existing French doors in the existing kitchen and make a wider opening (installing all required lintels/steels) then blocking up with an existing brick match and installing a new window to again be in-keeping with the existing property.
- The drainage is existing and we will be re configuring as required for the new space.
- Installation of gas and electric supply - both are existing but will require re configuration for the new conversion, all drainage, gas and electrical works are existing within the bounds of the property and will have no effect on the external side of the property.

Does the proposal consist of, or include, a change of use of the land or building(s)?

Yes

No

Has the proposal been started?

Yes

No

Grounds for Application

Information about the existing use(s)

Please explain why you consider the existing or last use of the land is lawful, or why you consider that any existing buildings, which it is proposed to alter or extend are lawful

The existing building, including the garage proposed for conversion, forms part of the original property as granted and constructed under the original planning permission for the dwelling. The use of the garage has continuously been in accordance with its approved residential use class (C3 dwellinghouse) and no alterations or change of use have occurred since the property was purchased. The land and buildings are therefore considered lawful, with no unauthorised development or modifications made prior to this application.

Please list the supporting documentary evidence (such as a planning permission) which accompanies this application

See additional attachment showing original property build planning permission.

Select the use class that relates to the existing or last use.

C3 - Dwellinghouses

Information about the proposed use(s)

Select the use class that relates to the proposed use.

C3 - Dwellinghouses

Is the proposed operation or use

- Permanent
 Temporary

Why do you consider that a Lawful Development Certificate should be granted for this proposal?

The proposed works involve converting an existing attached garage into habitable space to form part of the dwellinghouse, including bricking up the front garage opening, installing a new window and rear door, and creating an internal access door into the main property. The new space will be used as a kitchen and all works will comply with current building regulations, with an application to Building Control being submitted.

This conversion remains within the curtilage of the dwelling and retains the overall residential use class (C3 dwellinghouse). As the proposals do not involve an increase in the building's footprint, are solely for internal and minor external alterations, and do not create a separate dwelling, the development complies with permitted development rights, as set out in the General Permitted Development Order and supporting government guidance. For these reasons, the proposal is considered lawful and qualifies for the issue of a Lawful Development Certificate.

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- Yes
 No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- The agent
 The applicant
 Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

- Yes
 No

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

- (a) a member of staff
- (b) an elected member
- (c) related to a member of staff
- (d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

- Yes
- No

Interest in the Land

Please state the applicant's interest in the land

- Owner
- Lessee
- Occupier
- Other

Declaration

I/We hereby apply for Lawful development: Proposed use as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

I / We agree to the outlined declaration

Signed

Levi Hardy

Date

25/09/2025