

About the application

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| Application number: 2025/92713 | |
| What is the application for?: | Reserved matters application pursuant to outline permission 2023/92079 for erect |
| Address of the site or building: | Rear of, 23 to 43, Moor Lane, Gomersal, Cleckheaton, BD19 4LF |
| Postcode: | LS10 1NB |

User comments

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| Type of comment: An objection | |
| Do you wish your comments to be published on the website anonymously? | Yes |
| | |

Application number

2025/61/92713/E

Location

Rear of, 23 to 43, Moor Lane, Gomersal, Cleckheaton, BD19 4LF

Description / Development

Reserved matters application pursuant to outline permission 2023/92079 for erection of residential development of 10 dwellings, demolition of existing extension at 27 Moor Lane, widening of existing access and realignment of boundary walls and discharge of details reserved by conditions 4 (noise), 5 (BEMP), 6 (Arboricultural Impact Assessment), 7 (safety and security), 8 (landscape), 9 (LEDS)

Under the supporting information for this planning application there is a planning statement:

General [id 1108687] No name supplied for the author of this statement

On page 3, Section 03 - The Proposal

This document states "The existing driveway serving No. 27 Moor Lane is proposed to be relocated slightly to the east and an existing single storey side extension on the property is also proposed to be removed to accommodate the new access. Where the access meets Moor Lane, visibility splays of 2.4m x 23.0m are proposed to be provided in both directions."

The above proposal statements included in this Planning Statement are incorrect.

On the approved outline planning application 2023/60/92079/E. KC Highways Development Management, Responding Officer Mark Berry. Consultee Responses [id 1008703] - KC Highways. Date Responded: 18-9-2023. Responding Ref: 8-9NE-16 based his response on plan number 18/412/SKH/001 rev K.

Plan number 18/412/SKH/001 rev K shows:

- 1) No driveway being provided to No 27 Moor Lane.
- 2) A visibility splay of 33 m is required in both directions

Therefore this planning application 2025/61/92713/E is not meeting the Highways Plan Visibility Splays requirements approved in the outline planning application.