



Application Number	
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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 Non-Material Amendment Following a Grant of Planning Permission

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

ERECTION OF 137 HOMES WITH OPEN SPACE, LANDSCAPING AND ASSOCIATED INFRASTRUCTURE
At:LAND OFF, WOODHEAD ROAD, BROCKHOLES, HOLMFIRTH-2021/62/92206/W

Applicant Details

Name/Company

Title

Mrs

First name

Amy

Surname

Marsden

Company Name

Miller Homes

Address

Address line 1

Lapwing House

Address line 2

Peel Avenue

Address line 3

Town/City

Wakefield

County

Country

United Kingdom

Postcode

WF2 7UA

Are you an agent acting on behalf of the applicant?

Yes

No

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Eligibility

Does the applicant have an interest in the part of the land to which this amendment relates?

Yes

No

If the applicant is not the sole owner, has notification under Article 10 of the Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended) been given?

Yes

No

Not applicable

Description of Your Proposal

Please provide the description of the approved development as shown on the decision letter

2021/62/92206/W ERECTION OF 137 HOMES WITH OPEN SPACE, LANDSCAPING AND ASSOCIATED INFRASTRUCTURE

At:

LAND OFF, WOODHEAD ROAD, BROCKHOLES, HOLMFIRTH

Reference number

2021/62/92206/W

Date of decision

18/11/2022

What was the original application type?

Full planning permission

For the purpose of calculating fees, which of the following best describes the original development type?

Householder development: Development to an existing dwelling-house or development within its curtilage

Other: Anything not covered by the above category

Non-Material Amendment(s) Sought

Please describe the non-material amendment(s) you are seeking to make

Amendments to the Riverside footpath along the Eastern boundary sections to the North and South removed, updated to show the extent of steps required, along with proposed removal of T8 along Woodhead Road due to the visibility splay and getting the s278 adopted.

Please state why you wish to make this amendment

Feasibility of the construction of path, encroachment into the RPA, showing the extent of the steps, removing sections that didn't lead to anywhere.

T8- We are wanting to progress the s278 adoption, but Highways have concerns with T8 along Woodhead Road, Honley. It is affecting the 120m visibility splay, our Arboriculturist has advised that the best cause of action would be to remove the full tree instead instead of leaving stumps that are susceptible to rot and could affect the future structure.

Afternoon,

It's not for the sign to be visible, it's to comply with the visibility splay for Y @ 120m being achieved. The tree in question has four/5 trunks. If two or one of the trunks is cut away, this will improve visibility and allow the remaining part of the tree to grow.

I am open to alternative suggestions; however the visibility issue was raised at rsa3 and is yet an issue to be resolved.

Regards

Khaleel

Are you intending to substitute amended plans or drawings?

Yes

No

If yes, please complete the following details

Old plan/drawing numbers

Planning Layout- Rev W
Arboricultural Method Statement- 4432-Woodhead Road, Honley, AMS-161023-October 2023
LMD - Honley - Jan 2024
R-2491-1W Landscape Masterplan 500@A0
R-2491-8G POS Landscape Details 500@A0
R-2491-9F POS Play Area Details 200@A1
R-2491-10G POS Landscape Details - Sheet 3 200@A2

New plan/drawing numbers

Planning Layout- Rev X
Arboricultural Method Statement- 4432-Woodhead Road, Honley, AMS-151025- October 2025
LMD - Honley - October 2025(2)
R-2491-1BB Landscape Masterplan 500@A0
R-2491-8M POS Landscape Details 500@A0
R-2491-9L POS Play Area Details 200@A1
R-2491-10M POS Landscape Details - Sheet 3 200@A2

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

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):

Officer name:

Title

***** REDACTED *****

First Name

***** REDACTED *****

Surname

***** REDACTED *****

Reference

Date (must be pre-application submission)

07/07/2025

Details of the pre-application advice received

Discussed the reasons for the changes.

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

Declaration

I/We hereby apply for Non-Material Amendment 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

Miller Homes (Yorkshire)

Date

20/10/2025