



Kirklees Council
Planning and Development Service
PO Box 1720
Huddersfield

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MTF Building Services
14, Lincroft Avenue
Dalton
Huddersfield
HD5 8DS

Date: 23-Dec-2025
Our Ref: 2025/93191

Dear Sir/Madam

**Application for a non-material amendment following a grant of planning permission,
Town and Country Planning Act 1990**

**Non material amendment to previous permission 2024/92035 for demolition of
existing conservatory, rear lean to and chimney and erection of single storey rear
extension and raised patio
15, Lincroft Avenue, Dalton, Huddersfield, HD5 8DS
Application Number: 2025/93191**

Thank you for your application dated 18-Nov-2025 for a non-material amendment to the
above scheme.

The amendment is shown on drawing no's. 'Proposed Ground Floor Plan 2024 / 461 / 04'
and 'Proposed Site Plan 2024 / 461 / 06' and shows an increase in the size of the
rooflights.

I confirm that the alterations are acceptable and may be considered as a non-material
amendment to the approved drawings. It should be noted that this letter relates only to the
non-material amendment sought and it is not a re-issue of the original planning
permission. The two documents should be read together and as such, all conditions
imposed on the original granting of planning permission apply to the proposal as now
amended. A copy of this letter and the amended plans will be retained on the public record
of approved documents.

I would draw your attention to the need to deal with the Building Surveyor to ensure that
the proposal, as amended, still complies with the Building Regulations.

An important part of improving our service is to review your feedback on the way that we
have dealt with your planning application(s). Please take a couple of minutes to email your



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comments to dc.admin@kirklees.gov.uk so that we can work on continually improving our customer service. Thank you.

Yours faithfully

Mathias Franklin
Head of Planning and Development



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