

**Sent:** 04 February 2026 11:07

**Subject:** DOCO comments for application 2026/90018 at 26 Hillcrest View, Golcar, Huddersfield, HD7 4FD

Good morning,

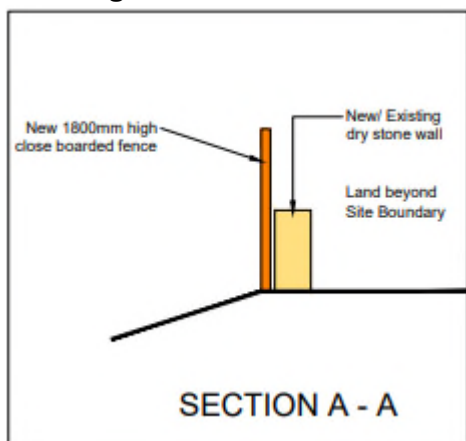
Re: 2026/90018- Discharge of details reserved by conditions 7 (boundary treatments), 8 (external lighting), 9 (pedestrian link), 10 (landscaping), 11 (biodiversity enhancement and management plan) on previous permission 2024/91162 for deemed application via enforcement appeal (APP/Z4718/C/24/33427870 for erection of one dwelling (within a Conservation Area)

Thank you for the consultation request. My comments are as follows.

From Planning, Design & Access Statement (Ref: CT1193) submitted with the Planning Application 2024/92153, I understand that 26 Hillcrest View is equivalent to Plot 12 on the site layout drawing (R-0873-60, Rev E, dated July 2024).

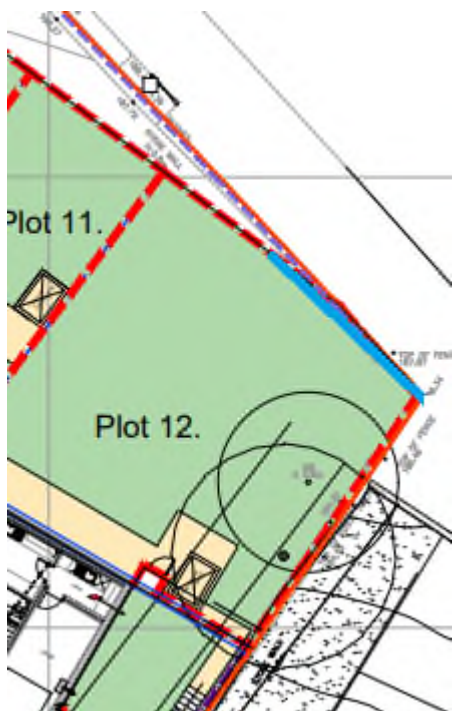
Condition 7- boundary treatments.

A part of the rear boundary of plot 12 will be scalable as the dry stone wall is located immediately behind the 1800mm close boarded fence (as illustrated on the site plan) and can be used as a climbing aid:



Additional trellis topping would be beneficial for this particular location.

However, in light of this boundary abutting private rear gardens of other residential properties located on Carr Top Lane rather than public/ open spaces, the condition can be discharged. Plot owners should be advised to place some defensive planting (e.g. thorny hedgerows) where dry stone walling is immediately adjacent to their boundary (see below, marked with a blue line) to mitigate this risk:



Condition 8- external lighting.

I note my predecessor's feedback with regard to street lighting dated December 2022 (document id 1120053). I note that 2 dusk till dawn luminaires have been added in line with his recommendation, to provide additional illuminance between plots 12 and 13.

With regard to external lighting for each dwelling- all entry/ exit points (i.e. external doorsets, including patio and garage doorsets) should be illuminated with dusk till dawn lighting.

This was included in both my colleagues' recommendations under applications 2021/91384 and 2024/92153. I cannot locate any information to this effect amongst the submitted documents.

Condition 10- landscaping- discharged.

Kind regards,

Agnieszka Boryn  
Designing Out Crime Officer  
Kirklees District

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