

**Consultation Response from KC,
Highways Development Management****2026/90314 Land adj, 108, South Parade, Cleckheaton, BD19 3AF****Erection of two dwellings and associated works****Date Responded: 18/03/2026****Responding Officer: D. Stainsby****Responding Ref: K9-3SW/38**

This application is for the erection of 2 dwellings.

RECOMMENDATION:

The proposals are acceptable from a Highways perspective subject to bin storage and a bin collection/presentation point being provided.

SITE ACCESS

An access to both proposed dwellings is shown on to South Parade. However, a new vehicular crossing will need to be provided for the proposed access.

A telegraph pole is located on the site frontage. To achieve an acceptable access to the site, this may require relocating.

The changes to the access within the adopted highway fronting the property, to provide a dropped kerb, will need to be constructed under a section 184 agreement of the 1980 Highways Act (vehicle crossings over footways and verges). You are required to consult the Design Engineer (Kirklees Street Scene: 01484 221000) with regard to obtaining this permission and approval of the construction specification. Interference with the highway without such permission is an offence which could lead to prosecution.

INTERNAL LAYOUT

Two off-street car parking spaces are proposed which meets the required guidelines and are acceptable.

The approved vehicle parking areas will need to be surfaced and drained in accordance with the Communities and Local Government; and Environment Agencies 'Guidance on the permeable surfacing of front gardens (**parking areas**)' published 13th May 2009 (ISBN 9781409804864) as amended or superseded.

www.communities.gov.uk/publications/planningandbuilding/pavingfrontgardens

WASTE STORAGE AND COLLECTION.

No bin store and/or bin collection/presentation is shown on the proposed plans.

A bin collection/presentation point should be located adjacent to the public highway and must not obstruct the adopted highway or the parking spaces.

Details of the waste collection for the proposed dwelling should be provided, with the location of a waste collection presentation point being clearly marked on a drawing in such a location that is easily accessible to the collection team and where it will not obstruct the access or the adopted highway for road safety reasons.

Details for waste storage requirements can be found in the document “Waste Storage and Collection Guidance for New Developments” which is available from waste.planning@kirklees.gov.uk.
Or at <https://www.kirklees.gov.uk/beta/planning-applications/guidance-and-advice-notes.aspx>).