Kirklees Council **2nd April 2026**

PO Box 1720

Huddersfield

West YorkshireHD1 9EL

Planning Objection – Permission in Principle
Land adjacent to Delves Gate, Slaithwaite Ref: 2026/59/90318/W

For the attention of Kerri Simpson, Case Officer, Planning & Development

I wish to object to this planning application.

The proposal raises significant concerns regarding access and highway safety. The surrounding road network, including Delves Gate, is limited in width and is not well suited to accommodate additional traffic. There is a livery yard along delves gate which houses approx 22 liveries, with the owners coming to check on their horses at least twice a day, If additional traffic is adjoining the lane from the proposed site, traffic coming along delves gate would have to reverse back out to the entrance with chain road,I do not think that that there is enough visability of the lane for traffic to adjoin delves gate safely with clear view from the proposed site. Many of the vehicles that use Delves gate are HGV, farming machinery,Tractors & trailers and horseboxes. Obviously the HGV vehicles and tractor & trailers would need to reverse out into chain road blind. The application does not provide sufficient detail to demonstrate that safe and suitable access can be achieved.

While I understand that detailed matters are reserved at this stage, the Local Planning Authority must still be satisfied that the site is suitable in principle. In the absence of robust evidence on access arrangements, it cannot be concluded that the development would be safe or appropriate.

The site is also located within the Green Belt and comprises undeveloped land. Development would result in encroachment into the countryside and harm to the openness of the area.

The applicant’s reliance on “Grey Belt” policy is not adequately justified, and the proposal does not clearly meet the requirements set out in national policy.

For these reasons, I respectfully request that the application is refused.

Yours faithfully,