



Kirklees Council
Planning and Development Service
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Huddersfield
HD1 9EL

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Date: 12-Jun-2026
Our Ref: 2026/91072

Dear Sir/Madam

**Application for Approval of Details Reserved by Condition
Town and Country Planning Act 1990
Planning (Listed Buildings and Conservation Areas) Act 1990**

**Discharge of details reserved by conditions 4 (materials), 7 (landscaping), 11, 12, 13
(land contamination and remediation) on previous permission 2023/92812 for
erection of one detached dwelling
Land Adj, 52, Ingham Road, Thornhill Leeds, Dewsbury, WF12 0AQ
Application Number: 2026/91072**

I write with reference to your application to discharge the conditions for the above development as submitted on 17-Apr-2026.

Assessment Condition 4:

The following details have been provided:

- Supporting documents January 2026

Officers have reviewed the supporting details which set out stone material used in the development would be sourced from Myers building supply and would be Yorkshire stone, red sand faced brick to match neighbouring properties and reclaimed Victorian corbels as shown on the approved plans. The aforementioned materials are acceptable for the purpose of discharging the condition. The dwelling shall be constructed using the materials and retained in perpetuity.

Assessment Condition 7:

The following details have been provided:

- Supporting documents January 2026

- Proposed hard standing

Officers have reviewed the documents which confirm the driveway would be permeable driveway surfacing in a charcoal colour, a 0.6m black railing fence, a 0.7m height Yorkshire stone wall fronting onto Ingham road and a 1.8m close boarded timber fence to the rear.

These details are considered acceptable for the purpose of condition 7.

Assessment Condition 11:

The following details have been provided:

- Desk study

The details are still being reviewed by KC Environmental Health and a further decision will be issued when a response is received.

Assessment Condition 12:

The following details have been provided:

- Phase II 2998-1

The details are still being reviewed by KC Environmental Health and a further decision will be issued when a response is received.

Assessment Condition 13:

The following details have been provided:

- Phase II 2998-1

The details are still being reviewed by KC Environmental Health and a further decision will be issued when a response is received.

Yours faithfully

Mathias Franklin



Head of Planning and Development

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