

GG/03/6475(11 May 26) DoC3



Planning and Development Service
Kirkless Council
PO Box 1720
Huddersfield
HD1 9EL

11 May 2026

Dear Sir or Madam,

PLANNING APPLICATION REF: 2022/62/91477/W
APPLICATION TO APPROVE DETAILS RESERVED BY CONDITIONS
LAND OFF LINDLEY MOOR ROAD, LINDLEY, HUDDERSFIELD, HD3 3SX

We are instructed by our client (More Construction Ltd) to submit information seeking to discharge conditions associated with the above-mentioned.

This submission seeks approval of details relating to conditions 6, 9 and 11 of the above-mentioned planning approval.

Condition 6

Condition 6 states:

Prior to development commencing, a Construction (Environmental) Management Plan (C(E)MP) for that phase shall be submitted to and approved in writing by the Local Planning Authority. The C(E)MP shall include details of:

- *Any phasing of development;*
- *A timetable of all works;*
- *Hours of works;*
- *Details of construction access arrangements;*
- *Construction vehicle sizes and routes;*
- *Numbers and times of construction vehicle movements;*
- *Locations of HGV waiting areas and details of their management;*
- *Parking for construction workers;*
- *Loading and unloading of plant and materials;*
- *Storage of plant and materials;*
- *Signage;*
- *Lighting during construction works;*
- *Temporary drainage arrangements, including details of the disposal of surface water from the development including methods to manage silt;*
- *Measures to be taken to minimise the deposit of mud, grit and dirt on public highways by vehicles travelling to and from the site, including the provision of adequate wheel washing facilities within the site;*
- *Street sweeping;*
- *Measures to control and monitor the emission of dust and dirt during construction;*

- *Site waste management, including details of recycling/disposing of waste resulting from construction works;*
- *Mitigation of noise and vibration arising from all construction-related activities, including restrictions on the hours of working on the site including times of deliveries;*
- *Artificial lighting used in connection with all construction-related activities and security of the construction site;*
- *Site manager and resident liaison officer contacts, including details of their remit and responsibilities;*
- *Means of engagement undertaken with local residents, occupants and/or their representatives; and*
- *Engagement with the developers of nearby sites to agree any additional measures required in relation to cumulative impacts (should construction be carried out at nearby sites during the same period).*

The development shall be carried out strictly in accordance with the C(E)MP so approved throughout the period of construction and no change therefrom shall take place without the prior written consent of the Local Planning Authority.

For the consideration of the LPA please find enclosed the following:

- More Construction, (CEMP) (20/04/26)

Condition 9

Condition 9 states:

Prior to development commencing, a survey on and off site for the full extent, size, depth, and condition of the culverted watercourse discovered on site shall be carried out. All connections are required to be identified. Following this a scheme detailing the proposed piping of the watercourse, maintaining, or closing existing connections where appropriate, shall be submitted to and approved in writing by the Local Planning Authority. The scheme shall include a detailed maintenance and management regime for the onsite section of piped watercourse and works for the lifetime of the development. No part of the development shall be brought into use until the watercourse piping works comprising the approved scheme has been completed, and thereafter the approved maintenance and management regimes shall be adhered to in perpetuity.

For the consideration of the LPA please find enclosed the following:

- 800150-HEX-XX-XX-T-C-0001 Drainage Technical Note (08/05/26)

Condition 11

Condition 11 states:

Prior to development commencing, a detailed scheme for the proposed internal roads, footways and footpaths to an adoptable standard shall be submitted to and approved in writing by the Local Planning Authority. The scheme shall include details of the program of works and phasing / timeframe for implementation, swept paths for a 11.85m refuse vehicle, new or amended Traffic Regulation Orders, sight lines, treatment of visibility splays, verges, street trees, road markings, signage, crossings, construction specifications and details, levels and sections, kerbing, drainage including construction details for all new surface water attenuation tanks / pipes / manholes located

within the proposed highway footprint, surface finishes and street lighting, and independent road safety audits covering all aspects of these works. No part of the development shall be brought into use until the internal roads serving that part of the development have been completed to base-course in accordance with the approved plans and details. Thereafter the road(s)' wearing course shall be implemented in accordance with the approved timeframe

For the consideration of the LPA please find enclosed the following:

- 800150-HEX-XX-XX-DR-C-9300-Proposed Estate Road, General Arrangement P02;
- 800150-HEX-XX-XX-DR-C-9301-Proposed Estate Road Pavement and Surfacing P02;
- 800150-HEX-XX-XX-DR-C-9302-Proposed Estate Road Typical External Works Details P01
- 800150-HEX-XX-XX-DR-C-0501-Proposed Estate Road Vehicle Tracking P02; and
- 800150-HEX-XX-XX-DR-C-9200-Site Wide Drainage Layout P02.

The applicant would comment that it is the intention to build the internal roads to adoptable standards, but not to progress with works that would result in the LHA adopting the road.

We trust that this information is sufficient to discharge conditions 6, 9 and 11 We look forward to hearing from you shortly. If you have any queries, please do not hesitate to contact Gareth Glennon on the number listed above to discuss.

Yours faithfully,

PEACOCK & SMITH

Cc L Milner Esq; More Construction Ltd