



Application Number	
Date Logged	
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KIRKLEES COUNCIL VALIDATION CHECKLIST	SUPPLY 1 COPY ONLY

Planning - PO Box 1720, Huddersfield, HD1 9EL
E-mail: planning.portal@kirklees.gov.uk Tel: 01484 414746

Application for Approval of Reserved Matters following Outline Approval

Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)

Publication of applications on planning authority websites

Please note that the information provided on this application form and in supporting documents may be published on the Authority's website. If you require any further clarification, please contact the Authority's planning department.

Site Location

Disclaimer: We can only make recommendations based on the answers given in the questions.

If you cannot provide a postcode, the description of site location must be completed. Please provide the most accurate site description you can, to help locate the site - for example "field to the North of the Post Office".

Number

Suffix

Property Name

Address Line 1

Address Line 2

Address Line 3

Town/city

Postcode

Description of site location must be completed if postcode is not known:

Easting (x)

Northing (y)

Description

Applicant Details

Name/Company

Title

Mr

First name

Dean

Surname

Morgan

Company Name

Bond It Group Ltd

Address

Address line 1

Unit H4, Premier Way

Address line 2

Lowfields Business Park

Address line 3

Town/City

Elland

County

Country

Postcode

HX5 9HF

Are you an agent acting on behalf of the applicant?

☒ Yes

☐ No

Applicant Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

Agent Details

Name/Company

Title

First name

Surname

Company Name

Address

Address line 1

Address line 2

Address line 3

Town/City

County

Country

Postcode

Contact Details

Primary number

***** REDACTED *****

Secondary number

Fax number

Email address

***** REDACTED *****

Development Description

Please indicate all those reserved matters for which approval is being sought:

- ☒ Access
- ☒ Appearance
- ☒ Landscaping
- ☒ Layout
- ☒ Scale

Please provide a description of the approved development as shown on the decision letter

Outline application for re-development of former waste water treatment works, including demolition of existing structures to provide employment uses (Use Classes E(g)(ii); E(g)(iii); B2 and B8)

Reference number

2021/60/94208/E

Date of decision (date must be pre-application submission)

16/10/2023

Please provide a description of the reserved matters for which you are seeking consent. Please state if the outline planning application was an environment impact assessment application and, if so, confirm that an environmental statement was submitted to the planning authority at that time

Development of 2No. industrial buildings, including demolition of existing filter beds and all associated external works for employment Use Classes E(g)(ii); E(g)(iii); B2 and B8.

Has the work already started?

- ☐ Yes
- ☒ No

Supporting Information

Please provide the following information

Please list all relevant drawings, including reference numbers, that were approved as part of the original decision.

Existing Site Levels (1773-01-210)
Location Plan (1773-01-216) Rev. A
Block Plan (1773-01-218) Rev. A
Block Plan (1773-01-219) Rev. B
Proposed Site / Block Layout (1772-01-220) Rev. D
Block Plan (1773-01-221)
Block Plan (1773-01-222) Rev. A
Block Plan (1773-01-223)
Block Plan (100-P-001) Rev. A
Block Plan (100-P-002) Rev. A
Block Plan (31019-100-SK-010) Rev. A

Please list all drawing numbers submitted with this application for approval

2000 LOCATION PLAN
2001 EXISTING SITE PLAN
2002 PROPOSED SITE PLAN
2003 UNIT 1 PLANS AND ELEVATIONS
2004 UNIT 2 PLANS AND ELEVATIONS
2005 UNIT 1 ROOF PLAN
2006 UNIT 2 ROOF PLAN
2007 EXTERNAL MATERIALS
2008 FENCING DETAILS
2009 BIN STORE DETAILS
2010 CYCLE SHELTER DETAILS
2011 SMOKING SHELTER DETAILS
2012 SUBSTATION DETAILS

If applicable, please state the reasons for any changes to the original drawings

The layout has changed to suit an end user who needs a different layout to suit their business needs.

Community Infrastructure Levy

Your development may be liable for a charge under the Community Infrastructure Levy if it involves new or additional gross internal area for residential and non-residential buildings, including extensions or a new dwelling. If your scheme is liable, this charge is payable after development begins.

Information on the CIL charges can be found on the local authority website. In London both Mayoral and local borough CIL charges may be applicable.

Your answers below, and in the application, will enable the local authority to establish if your development is liable for a charge and to calculate it accurately.

Further information on CIL, and what to do if you are liable can be found on the [Planning Portal](#).

It is an offence for a person to knowingly or recklessly supply information which is false or misleading in a material respect to a collecting or charging authority in response to a requirement under the Community Infrastructure Levy Regulations (2010) as amended (regulation 110, SI 2010/948). A person guilty of an offence under this regulation may face unlimited fines, two years imprisonment, or both.

Reserved Matters applications

Does the application relate to details or reserved matters on an existing permission that was granted prior to the introduction of the CIL charge in the relevant local authority area?

- ☐ Yes
☒ No

Note: You will need to check the relevant local authority's website to determine when CIL charges were effective. In London all relevant developments are liable to the Mayoral CIL. The date of the award of the previous planning permission is the date on the decision notice.

Liability for CIL

Does the application include new build development (including extensions and replacement) of 100 square metres gross internal area or above?

- ☒ Yes
☐ No

Note: Answer No if either:

- the new or additional internal area only relates to a building into which people do not normally go or only go into intermittently for the purposes of inspecting or maintaining fixed plant or machinery; or
- the new or additional internal area solely relates to an internal/mezzanine floor and no other works or change of use are proposed.

Does the application include creation of one or more new dwellings (including residential annexes) either through new build or conversion (except the conversion of a single dwelling house into two or more separate dwellings with no additional gross internal area created)?

- ☐ Yes
☒ No

If liable for CIL, a Commencement (of development) Notice (CIL Form 6) must also be received by the collecting authority prior to the commencement of the development. Otherwise a surcharge equal to 20% of the notional CIL chargeable amount or £2,500, whichever is the lower amount, will be incurred.

All additional CIL forms can be downloaded from the [Planning Portal website](#).

Proposed New Gross Internal Area

Does the application involve new residential development?

- ☐ Yes
☒ No

Note: Residential development includes new dwellings, extensions, conversions, garages or any other buildings ancillary to residential use. In flatted developments, this includes communal entrances, landings, etc and any related internal parking.

Does the application involve new non-residential development?

- ☒ Yes
☐ No

Please provide details of the changes to gross internal area

Market housing (if known)	Social Housing, including shared ownership housing (if known)	Total residential	Total non-residential
Existing gross internal area (square metres) (a) 0	Existing gross internal area (square metres) (a) 0	Existing gross internal area (square metres) (a) 0	Existing gross internal area (square metres) (a) 0
Gross internal area to be lost by change of use or demolition (square metres) (b) 0	Gross internal area to be lost by change of use or demolition (square metres) (b) 0	Gross internal area to be lost by change of use or demolition (square metres) (b) 0	Gross internal area to be lost by change of use or demolition (square metres) (b) 0
Total gross internal area proposed (including change of use, basements, and ancillary buildings) (square metres) (c) 0	Total gross internal area proposed (including change of use, basements, and ancillary buildings) (square metres) (c) 0	Total gross internal area proposed (including change of use, basements, and ancillary buildings) (square metres) (c) 0	Total gross internal area proposed (including change of use, basements, and ancillary buildings) (square metres) (c) 8528
Net additional gross internal area following development (square metres) (c - b = d) 0	Net additional gross internal area following development (square metres) (c - b = d) 0	Net additional gross internal area following development (square metres) (c - b = d) 0	Net additional gross internal area following development (square metres) (c - b = d) 8528

Grand Total	Existing gross internal area (square metres) (a)	Gross internal area to be lost by change of use or demolition (square metres) (b)	Total gross internal area proposed (including change of use, basements, and ancillary buildings) (square metres) (c)	Net additional gross internal area following development (square metres) (c - b = d)
	0	0	8528	8528

Existing Buildings

Are there any existing buildings on the site that will be retained, demolished or partially demolished as part of the development proposed?

- ☐ Yes
☒ No

Exemption or Relief

Any exemption or relief must be claimed for and granted by the collecting authority prior to the commencement of the development, otherwise the full charge will be payable.

All additional CIL forms can be downloaded from the [Planning Portal website](#).

Is the site owned by a charity where the development will be wholly or mainly for charitable purposes, and the development will be either occupied by or under the control of a charitable institution?

- ☐ Yes
☒ No

Does the proposed development include affordable housing which qualifies for mandatory or discretionary Social Housing relief?

- ☐ Yes
☒ No

Do you wish to claim a self-build exemption for a whole new home?

- ☐ Yes
☒ No

Do you wish to claim an exemption for a residential annex?

- ☐ Yes
☒ No

Do you wish to claim an exemption for a residential extension?

- ☐ Yes
☒ No

Site Visit

Can the site be seen from a public road, public footpath, bridleway or other public land?

- ☐ Yes
☒ No

If the planning authority needs to make an appointment to carry out a site visit, whom should they contact?

- ☒ The agent
☐ The applicant
☐ Other person

Pre-application Advice

Has assistance or prior advice been sought from the local authority about this application?

☐ Yes

☒ No

Authority Employee/Member

With respect to the Authority, is the applicant and/or agent one of the following:

(a) a member of staff

(b) an elected member

(c) related to a member of staff

(d) related to an elected member

It is an important principle of decision-making that the process is open and transparent.

For the purposes of this question, "related to" means related, by birth or otherwise, closely enough that a fair-minded and informed observer, having considered the facts, would conclude that there was bias on the part of the decision-maker in the Local Planning Authority.

Do any of the above statements apply?

☐ Yes

☒ No

Declaration

I/We hereby apply for Approval of reserved matters as described in the questions answered, details provided, and the accompanying plans/drawings and additional information.

I/We confirm that, to the best of my/our knowledge, any facts stated are true and accurate and any opinions given are the genuine opinions of the person(s) giving them.

I/We also accept that, in accordance with the Planning Portal's terms and conditions:

- Once submitted, this information will be made available to the Local Planning Authority and, once validated by them, be published as part of a public register and on the authority's website;
- Our system will automatically generate and send you emails in regard to the submission of this application.

☒ I / We agree to the outlined declaration

Signed

Elaine or Carole Augotoski/ Handley

Date

30/09/2026