Application for Listed Building Consent for Alterations, Extension or Demolition of a Listed Building

Planning (Listed Buildings and Conservation Areas) Act 1990

Kirklees https://www.kirklees.gov.uk/beta/planning-and-development.aspx

Publication of applications on planning authority website

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

68

Suffix

-

Property Name

The Manor House

Address Line 1

Moorside Avenue

Address Line 2

crosland moor

Address Line 3

-

Town/City

Huddersfield

County

-

Postcode

HD4 5BU

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

Easting (x)

412895

Northing (y)

415832

Description of site location

-

Applicant Details

Name/Company

Title

Mr

First Name

Lee

Surname

Williams

Company Name

Block Buddy Ltd

Address

Address Line 1

The Manor House

Address Line 2

The Manor House

Address Line 3

68 Moorside Avenue, Crosland Moor

Town/City

Huddersfield

County

Kirklees

Country

-

Postcode

HD4 5BU

Are you an agent acting on behalf of the applicant?

- [x] Yes
- [ ] No

Applicant Contact Details

Primary number

-

Secondary number

-

Fax Number

-

Email address

regal.pouch.steel@mg.plandaportalcomms.co.uk

Agent Details

Name/Company

Title

Mr

First Name

Dean

Surname

Gray

Company Name

Gray Architectural Design Ltd

Address

Address Line 1

Little Kelk Farm

Address Line 2

-

Address Line 3

-

Town/City

DRIFFIELD

County

-

Country

United Kingdom

Postcode

YO258HG

Contact Details

Primary number

07851681269

Secondary number

-

Fax number

-

Email Address

regal.pouch.steel@mg.plandaportalcomms.co.uk

Description for Proposed Works

Please describe the proposals to alter, extend or demolish the listed building(s)

The proposal is for the repair and partial re-roofing of the existing listed building.

The works comprise the removal of defective and inappropriate modern roofing repairs to the main roof, including areas of cement-based roof slates, flash band and fibreglass-type coatings, and the replacement of the principal roof covering with natural blue slate to closely match the existing traditional slate appearance.

Existing stone slate roof areas are to be retained and repaired on a like-for-like basis using matching materials wherever possible.

Associated roofing works include the renewal and repair of existing ridge, valley, gutter and flat roof leadwork using Code 5 lead, together with the repair and cleaning of existing roof drainage routes and outlets.

The proposal does not alter the existing roof form, pitch, height or overall profile of the listed building. The works are intended to retain and repair surviving traditional roof materials where practicable, remove inappropriate later repairs, and improve the long-term weatherproofing and conservation of the building.

Has the building, work or change of use already started?

- ◯ Yes
- ⊘ No

Listed Building Grading

Grading

Grade II

Is the Building Ecclesiastical?

No

Immunity from Listing

Has a Certificate of Immunity from Listing Been Sought?

- ◯ Yes
- ⊘ No

Demolition of Listed Building

Does the Proposal Include Partial or Total Demolition?

- ◯ Yes
- ⊘ No

Listed Building Alterations

Do the Proposed Works Include Alterations to the Listed Building?

- ◯ Yes
- ⊘ No

Related Proposals

Are there any current applications, previous proposals or demolitions for the site?

- ◯ Yes
- ⊘ No

Materials

Does the proposed development require any materials to be used externally?

- [x] Yes
- [ ] No

Type

Please provide a description of existing and proposed materials and finishes to be used externally (including type, colour and name for each material)

Type	Roof
Existing materials and finishes	mixture of fibreglass repaired roof sections over existing natural blue slate and fibre cement slates.
Proposed materials and finishes	natural Canadian blue slate and lead valleys, gutters and flat roofs.

Are you supplying additional information on submitted plans, drawings or a design and access statement?

- [x] Yes
- [ ] No

If Yes, please state references for the plans, drawings and/or design and access statement

Aerial map showing the areas of the various roofing materials at Manor House, and specifications of the natural Canadian blue slate including specifications for the re-roofing of the existing roof.

Neighbour and Community Consultation

Have you consulted your neighbours or the local community about the proposal?

- [ ] Yes
- [x] No

Site Visit

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

- [x] Yes
- [ ] No

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

Agent

Pre-application Advice

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

- [x] Yes
- [ ] No

If Yes, please complete the following information about the advice you were given (this will help the authority to deal with this application more efficiently):
Officer Name
Title

Mrs

First name

Sheena

Last name

Campbell

Reference

-

Date (must be pre-application submission)

10/11/2026

Details of the pre-application advice received

advised to apply for listed building consent for the proposed works involved.

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

Ownership Certificates and Agricultural Land Declaration

Certificates under Article 14 - Town and Country Planning (Development Management Procedure) (England) Order 2015 (as amended)
Please answer the following questions to determine which Certificate of Ownership you need to complete: A, B, C or D.

Is the applicant the sole owner of all the land to which this application relates; and has the applicant been the sole owner for more than 21 days?

⊘ Yes
◯ No

Is any of the land to which the application relates part of an Agricultural Holding?

◯ Yes
⊘ No

Certificate A

I certify/The applicant certifies that on the day 21 days before the date of this application nobody except myself/ the applicant was the owner of any part of the land or building to which the application relates, and that none of the land to which the application relates is, or is part of, an agricultural holding***

**"owner" is a person with a freehold interest or leasehold interest with at least 7 years left to run.*

*** "agricultural holding" has the meaning given by reference to the definition of "agricultural tenant" in section 65(8) of the Act.*

***NOTE:** You should sign Certificate B, C or D, as appropriate, if you are the sole owner of the land or building to which the application relates but the land is, or is part of, an agricultural holding.*

Person Role

The Agent

Title

Mr

First Name

Dean

Surname

Gray

Declaration Date

10/11/2026

Declaration Made

- [x] Yes
- [ ] No

Declaration

I/We hereby submit this Application for Listed Building Consent for Alterations, Extension or Demolition of a Listed Building 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.

- [x] I / We agree to the outlined declaration

Signed

Dean Gray

Date

19/11/2026