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Dear Sir / Madam

**The Justices, Kildwick Hall, Kildwick, BD20 9AE – Discharge of Conditions 4 & 6 of LBC Ref 2022/24238/LBC**

I write on behalf of my client, Mr R Dobbins, to submit the enclosed discharge of conditions applications relating to conditions no 4 and 6 of listed building consent reference 2022/24238/LBC.

The application has been submitted via the Planning Portal (ref no PP-13001392). Please ensure that the contents of this letter are taken into account in the consideration of this application.

**LBC Condition 4 – Architrave Repair**

Condition 4 sets out the following requirement for the applicant:

*Notwithstanding any description of materials in the application and the requirements of condition 2 of this permission, no internal works to the original building of 'The Justices' shall take place until a sample repair to the damaged architrave has been prepared on site for the inspection and subsequent written approval of the Local Planning Authority. The damage architraves will be made good in accordance with the duly approved sample repair, and maintained as such thereafter.*

Accordingly, the applicant has prepared a suitable sample repair to the damaged architrave for inspection and approval. This is shown in the photograph below. We would therefore like to invite the Planning Officer to inspect the sample on site in order that this can be approved and the condition discharged.





Image 1 – Sample Architrave Repair

#### **LBC Condition 6 – Lime Mortar Sample**

Condition 6 sets out the following requirement for the applicant:

*Notwithstanding any description of materials in the application and the requirements of condition 2 of this permission, no pointing or re-pointing shall take place until a sample panel (measuring no less than 1 metre x 1 metre) of the lime mortar to be used on the external surfaces of 'The Justices' hereby approved for conversion has been constructed on site for the inspection and subsequent written approval of the Local Planning Authority. The sample panel shall demonstrate the type, texture, colour and method of pointing. All pointing and repointing shall be constructed in accordance with the duly approved sample panel and maintained as such thereafter.*

Accordingly, the applicant has prepared a suitable sample panel for inspection and approval. This is shown in the photograph below. We would therefore like to invite the Planning Officer to inspect the sample panel on site in order that this can be approved and the condition discharged.



Image 2 – Sample Lime Mortar Panel

### Other Relevant Conditions

It is noted that condition 3 of LBC reference 2022/24238/LBC has been discharge by virtue of DOC confirmation ref. 2022/24589/CND

In addition, condition 5 of the LBC requires as follows:

*If, during the works, any historic joists and floor boards are revealed, then no further development shall take place on the affected part(s) of the building until a method statement for their retention and re-use has been submitted to and approved in writing by the Local Planning Authority. The works shall thereafter be carried out in full accordance with the duly approved method statement*

Two large panels (1mx1m) have been cut in the chipboard flooring which can be removed easily for inspection of the joists below by the Planning Officer. No such historic joists have been identified to date on site, and the Planning Officer is invited to also inspect this matter on site when attending in relation to the above conditions, in order that this matter can also be confirmed.

I will be grateful if you can contact me to arrange a suitable date and time for the Planning Officer to visit the site for the purposes of the necessary inspections in order that the relevant conditions can be discharged.

If you have any queries do please contact me.

Yours sincerely,

*Neil Jones*

**Neil Jones**

**BA (Hons)DipTP MRTPI AssocRICS**

**Director**

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