

Address: 4 Bankfield Drive Holmfirth HD9 2PH

About the application

Application number: 2023/91212	
What is the application for?:	Erection of 21 dwellings with access from Laithe Avenue
Address of the site or building:	Land off, Bankfield Drive, Holmbridge, Holmfirth, HD9 2PH
Postcode:	

User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	No
<p>In addition to an objection previously submitted citing highways, I also object to planning application 2023/91212 on the following grounds:</p> <p>Drainage There are already a number of drainage issues connected to the current estate which have resulted in subsidence to roads. After significant rainfall, a number of water courses and at least one spring add to the significant volumes of water running from the severely sloping proposed site down on to Dobb Top Road already. The high dry stone wall at the northern end of the site has been repaired by the council on a number of occasions and development of the field could compromise the structural stability of the wall still further. Should it collapse, the knock on affect to the properties on Smithy Lane would be catastrophic (please refer to the engineering geologists Ashton Bennett report previously supplied to planning). Additionally, the affects of climate change on this site appear to have been disregarded.</p> <p>Sewerage The underground pipes are already at capacity on the current estate with many residents suffering blockages. There have been a number of incidents where sewage has escaped on to the local highways and the River Holme below. Adding further dwellings to this archaic network would appear to be inviting major sewage issues.</p> <p>Housing Density and Character The housing density of the planned development is far higher than on the existing estate and the design is not in keeping with the area. This would have a highly detrimental affect on the character of the area and would contradict Kirklees Council's own guidelines on rural development. The Holme Valley Neighbourhood Plan of 2021 states 'All developments are carried out in a manner which preserves the character of the area recognising the landscape heritage and local identity'. This does not appear to have been followed.</p> <p>Intrusion into Open Land I fail to understand Kirklees policy on this point. In the Character Assessment / July</p>	

I fail to understand Kirklees policy on this point. In the Character Assessment (July 2015) Kirklees recognised the importance of Holmbridge as a tourist attraction mentioning the views and the 'clear intervisibility with the Peak National Park and Holme Moss'. In 1993 when a previous planning application on the field was rejected, Kirklees Planning stated that 'the proposed development would significantly detract from the character and scale of Holmbridge and destroy the visual amenity'. Very close to the proposed site, Yorkshire Water built underground as it was recognised that building above ground would again 'destroy the visual amenity'.

From the opinion of Kirklees Planning in the past therefore, as well as the public, it is apparent that development of this site would have a severely detrimental impact on the landscape and character of Holmbridge.

Biodiversity

the site provides a habitat for for a variety of species of wildlife including bats, brown hares, owls, deer, house martins and many other bird species. It is also close to the South Pennines Moors Special Protection Area as well as many other official wildlife sites.

For all the above reasons (as well as highway safety) could you please reject the planning application.