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October 2019



## **Health Impact Assessment**

**Full Planning Application for the Erection of 20x 3 bedroom Dwellings and 6x 2 bedroom apartments on Land to the East of Long Lane, Earlsheaton**

On behalf of

Wordsworth Properties

Prepared by

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## 1. Introduction

- 1.1 This Health Impact Assessment has been prepared to assess the wider health effects of the proposed development. As part of the Council's assessment of planning applications, consideration is given to a wide range of possible health effects arising from new development. The report seeks to satisfy Policy LP47 of the adopted Kirklees Local Plan (2019) and follows the guidance notes provided by Kirklees Council entitled '*Kirklees Council Rapid Health Impact Assessment for Spatial Planning*'.
- 1.2 This approach reflects guidance set out in the National Planning Policy Framework which contains policy in Section 8 relating to promoting healthy and safe communities. Paragraph 91c advises that planning policies and decisions should..'*enable and support healthy lifestyles, especially where this would address identified local health and well-being needs – for example through the provision of safe and accessible green infrastructure, sports facilities, local shops, access to healthier food, allotments and layouts that encourage walking and cycling*'.
- 1.3 The submitted application includes a number of supporting reports, all of which address some of the topics identified in the Health Impact Assessment. These include the Highways Supporting Statement, which demonstrates how the site can be accessed by means other than the private car.
- 1.4 The proposed development comprises the following elements:
- Full planning application for the proposed development of 20 dwellings and six apartments;
  - Public open space;
  - Landscaping
  - New access point from Long Lane;
  - Provision of a pedestrian footpath across the site frontage.
- 1.5 The site currently forms an agricultural field to the east of Long Lane and is a site allocation in the adopted Kirklees Local Plan (2019) under site reference HS45.
- 1.6 Section 2 of this report sets out an assessment against the Council's health topics and seeks to demonstrate the wider benefits arising from the proposed development.

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## 2. Health Impact Assessment

- 2.1 With regards to the topics set out in the Council's guidance notes, the following features of the development are considered to be relevant in understanding and assessing the wider health effects.

### Construction

- 2.2 The developer will provide a Construction Management Plan, which will ensure effects on local residents relating to noise, dust, traffic, surface water run-off and air quality are appropriately controlled and minimised.

### Housing

- 2.3 The proposed development seeks full planning permission for 20 dwellings and six apartments.
- 2.4 The layout of the site provides suitable areas of private amenity space for future residents and public open space and landscaping within the site as a whole.
- 2.5 As discussed within the Transport section below, the site is accessible to services and amenities by walking and cycling.
- 2.6 The dwellings will adhere to all relevant Building Regulations, in particular Parts L and M, which address energy efficiency and access respectively, as well as using appropriate materials to help reduce noise pollution, energy waste and fuel poverty.

### Sustainable Travel and Transport

- 2.7 The proposed development is accompanied by a Highways Supporting Statement assessing the effect of the scheme on highways safety and accessibility. A new footpath will be provided across the front of the site to link the site to the public highway. This will ensure that future residents can access Earlsheaton, which is approximately 2km from the application site and therefore walking distance from the services and facilities on offer.
- 2.8 Within a 5km cycling catchment of the site are Dewsbury Town Centre, South Ossett, Thornhill Edge, Ravensthorpe, Soothill and Staincliffe, providing access to a range of services, facilities and a range of employment opportunities.
- 2.9 The accessibility of the site is a clear benefit in terms of opportunities for active travel and exercise.

### Access to Green and Open Space and Healthy Food

- 2.10 The proposed development incorporates public open space at the entrance to the site and to the rear, alongside Chickenley Beck. These areas are accessible by all of the dwellings and provide opportunities for informal play and exercise.
- 2.11 The provision of a footpath link as part of the development will build activity into daily life as well as providing a healthy alternative to the private car when accessing recreation spaces, play areas and local services in Earlsheaton.

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- 2.12 Each dwelling will have adequate outdoor amenity space which provides opportunities for physical activity and provision of fresh food with associated diet benefits.

### **Community Safety**

- 2.13 Secured by Design is the current police project focussed on the design and security of new homes amongst other development types. The principles set out in Secured by Design have been incorporated within the layout for the scheme, as set out within the submitted Design and Access Statement.
- 2.14 The submitted Layout Plan demonstrates how the site provides a high level of natural surveillance throughout with active frontages facing public areas and plenty of opportunity for active travel (walking/cycling). Each property will have a defensible front boundary and enclosed rear amenity space to prevent unwanted intrusion.
- 2.15 This level of activity and surveillance provides a safe environment for future residents.

### **Employment and the Economy**

- 2.16 The proposed development will provide job opportunities both during construction and operational phases. The presence of workers on site during construction and increased population once the site is built out will result in increased spending in the local economy.
- 2.17 The developer will look to employ workers and contractors from the local area as much as possible.
- 2.18 Future residents will be able to access local job opportunities through a range of transport modes, including walking and cycling.

### **Community Cohesion**

- 2.19 The provision of open spaces within the site and easy access to footpaths provides opportunities for exercise and walking to local facilities, which encourages more interactions within the local population.

### **Climate Change, Energy Use and Waste Minimisation**

- 2.20 Within the proposed development there are a number of elements that will have a positive effect on climate change. The scheme has been designed to provide suitable drainage attenuation, ensuring run off rates are acceptable.
- 2.21 A fabric first approach is taken to make homes energy efficient, making them more suitable for future generations. The Construction Management Plan will include measures to minimise waste and energy use during construction.
- 2.22 The connectivity of the site with local facilities will encourage occupiers to walk, cycle or use public transport, thereby helping to reduce carbon emissions of the residents as a collective.

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### **3. Summary**

- 3.1 The information provided with the planning application and summarised within this Health Impact Assessment demonstrates that the proposal addresses health in a holistic way with a number of benefits arising.
- 3.2 There are wider health benefits in terms of improved opportunities for exercise and active travel, provision of a variety of housing (both affordable and open market), provision of open space for exercise and interaction between future residents, landscaping with tree planting, flood/drainage attenuation and job creation during construction.