

Proposed LVIA Methodology

Client: Redrow Homes

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1 INTRODUCTION

1.1 This landscape and visual appraisal has been carried out by Golby + Luck Landscape Architects following instruction by Milers Homes & Vistry Group to consider, in landscape and visual terms, land at Blackmoorfoot Road, Huddersfield (the site); see **GLY0043 LV01 & LV02**.

1.2 The proposed development is a Reserved Matters application under Outline planning permission 2020/60/92546/W, granted by Kirklees Council for:

“Outline application (with details of points of access only) for the development of up to 770 residential dwellings (Use Class C3), including up to 70 care apartments (Use Classes C2/C3) with doctors surgery of up to 350 sq m (Use Class D1); up to 500 sq m of Use Class A1/A2/A3/A4/A5/D1 floorspace (dual use), vehicular and pedestrian access points off Blackmoorfoot Road and Felks Stile Road and associated works.”

1.3 The site is allocated for residential development in the Kirklees Local Plan (adopted February 2019) under allocation HS23. The purpose of this report is to provide an updated appraisal of the landscape and visual baseline setting of the site and provide a summary of the likely effects arising from the development proposal to confirm these remain consistent with those considered at Outline stage. In addition, it will consider the landscape strategy adopted by the Reserved Matters scheme and its compliance with the landscape parameters forming part of the Outline permission. The Outline application benefited from a Landscape and Visual Impact Assessment (LVIA) prepared by PlanitLE that identified the likely landscape and visual effects of the proposal (the Outline LVIA).

1.4 This appraisal has been carried out taking into consideration the Guidelines for Landscape and Visual Impact Assessment - Third Edition (2013), published by the Landscape Institute and Institute of Environmental Management and Assessment (GLVIA).

1.5 This appraisal is supported by a series of figures that identify:

- Site location and context;
- Topography;
- Relevant designations and planning policy; and
- Landscape character.



1.6 This appraisal also includes a series of representative views that have been taken from publicly accessible locations including the public highway, public rights of way and public access land. Site work has been completed in August 2024 with full leaf cover. Consideration has been given to seasonal variation, with the benefit of the photographic views supporting the Outline LVIA having considered a full winter scenario and the period of the highest visibility in the landscape. This appraisal has had regard to both summer and winter scenarios.

1.7 In the production of this appraisal reference has been made to the following documents and information:

- Department for Levelling Up, Housing and Communities – National Planning Policy Framework (December 2023) (the NPPF);
- Kirklees Local Plan (adopted February 2019);
- Natural England National Character Area Profiles 2014 – National Character Area Profile 37: Yorkshire Southern Pennine Fringe (the NCA);
- Kirklees Council Landscape Character Assessment (2015);
- Historic England National Heritage List;
- DEFRA Magic environmental data base; and
- Ordnance Survey Mapping - Promap.



2 SITE CONTEXT AND DESCRIPTION

- 2.1 The site is located to the north of Blackmoorfoot Road and east of Felks Stile Road, Huddersfield, located on Crosland Hill that adjoins the south escarpment of the valley of the River Colne; see **GLY0043 LV01 & LV02**. The site area comprises the former Black Cats Firework factory, including extensive hard standing and industrial buildings over the majority of the site area. The site boundary extends west to Felks Stile Road, taking in a series of small to medium agricultural fields predominantly maintained as grassland. To the northeast, the site extends to Crosland Hill Road, including further small fields. The overall application site area extends to approximately 29.4ha, with further off-site land to the immediate north included within application for biodiversity enhancement and extending to approximately 12.2ha (the off-site land).
- 2.2 The former factory site is bound by a mix of security fencing and stone walls, with existing vehicular access from Blackmoorfoot Road. There are widespread pockets of tree cover amongst the site, often scrubby in nature and representing semi to early mature screen planting or areas of younger trees that have colonised through a lapse in site management in recent years. To the north, mature woodland extends around a former quarry area, together with mature woodland and trees throughout the south and southwest boundaries. The outlying fields to the east and west are defined by stone walls.
- 2.3 In terms of settlement, the site adjoins Crosland Hill Road to the west that comprises a mix of vernacular farmsteads and dwellings and the Rising Sun public house, beyond which lies modern housing. To the southwest, the site is adjoined by an area of modern housing off Greystone and Mason Close. The predominant building material on vernacular buildings is local Yorkshire stone, with a mix of reconstituted stone and brick on modern houses. Housing is typically 2-storey. A commercial site adjoins the southeast boundary, formerly occupied by Lowdhams Caravans and now also allocated for housing. The wider urban area extends east to the centre of Huddersfield, approximately 3km from the site.
- 2.4 In terms of wider settlement, the area is heavily settled with settlement extending along the valley floor and slopes to the north and south, forming a series of small settlements that formerly outlay the main urban area of Huddersfield, but have largely coalesced with it in frequent locations to the northeast. These settlements include Cowersley and Milnsbridge approximately 0.3km to the north; Golcar approximately 1km to the north; Linthwaite and Clough approximately 1km to the west; and the villages of Upper and Lower Wellhouse, together with settlement at Scapegoat Hill, that occupy the opposing valley scarp 1km to



2.5km from the site respectively. Wider scattered settlement is prevalent across the valley slopes and moor.

- 2.5 In terms of transport infrastructure, Blackmoorfoot Road provides access into Huddersfield to the east and towards the north fringe of the Peak District to the southwest. The A62 lies within the valley floor to the north, offering further access into the settlement and towards the wider setting of Manchester to the southwest. The M62 lies approximately 3.5km north of the site, providing the main transport corridor across the Pennines. Bus stops are present opposite the existing site access on Blackmoorfoot Road and to the west on Felks Stile Road.
- 2.6 In terms of land use, the local setting of the site features a framework of mixed land-uses including farmland to the immediate north; Wellfield Quarry and Hill Tree Park, a mobile home park, and Crosland Moor airfield to the south; and Crosland Heath Golf Club to the west. Beyond these areas, the landscape beyond the settlement is predominantly maintained as farmland in pastoral use. Small areas of localised historic field quarries are also evident in the farmland to the immediate north of the site.
- 2.7 In terms of vegetation cover, the factory site has a well-treed setting of young to mature tree cover, including mature woodland to the south of the site adjoining Blackmoorfoot Road. The setting of farmland at the edges of the site is more sparsely treed, with field boundaries defined by traditional stone walls with limited tree cover. A sporadic tree belt extends north from the junction of Felks Stile Road and Blackmoorfoot Road for a short distance along the west boundary of the site. Vegetation cover in the wider landscape is defined by well-treed riparian corridors and valley slopes, breaking into the open setting of upland farmland.
- 2.8 In terms of landform, the local setting is defined by the interface of watercourse valleys, with steep valley scarps leading to upland moor; see **GLY0043 LV04**. The landform of the site rises from Blackmoorfoot Road, reflecting its ascent across Crosland Hill, with its north boundary forming the crest of the south Colne valley scarp. The topography of the site within the former factory area has been widely modified to form plateaus for buildings, but as a whole, broadly rises from southeast to northwest, from approximately 212m AOD to 251m AOD. To the northeast and south, the localised valleys of the Longwood Brook, Dean Clough, Hall Dike and the River Holme contribute to further variation in landform. This is a deeply undulating and incised landscape setting, with the variation in landform affording frequent distant views across the landscape from elevated position. In particular, the



- elevated setting of Victoria Tower that forms a local landmark with wide panoramic views across the area.
- 2.9 In terms of watercourses and waterbodies, the River Colne is located approximately 0.9km to the north of the site, and extends broadly southwest to northeast through the landscape, flowing through the centre of Huddersfield alongside the Huddersfield Narrow Canal. Its confluence with the River Holme is located broadly central to the settlement, with the Holme extending southward. The brooks and cloughs mentioned above form tributaries of these main rivers. Blackmoorfoot Reservoir is located approximately 1.7km southwest of the site.
- 2.10 In terms of access and recreation, the site is maintained as private land and has no public recreation function. A public right of way runs parallel to the north boundary, forming part of footpath HUD/234/20, HUD/234/40 and HUD/234/50. Public rights of way extend north to Felks Stile Road and Cowersley; see **GLY0043 LV01 and LV02**. The wider valley scarp to the north is also widely accessible by public rights of way, together with routes along the River Colne including promoted recreational route the Colne Valley Circular Walk. The upland settings of the moor also offer widespread walking opportunities.
- 2.11 In terms of designations, the site is not subject to any environmental designations that would prohibit its development for residential purposes. It is allocated for housing in the adopted Local Plan, with the allocation covering the site as a whole and also extending over the adjacent field and farm between the site boundary and Crosland Hill Road to the northeast; see **GLY0043 LV03**. The former Lowdham caravan site is also allocated for housing. A series of Tree Preservation Orders are present covering woodland to the south of the site and a number of individual trees to the southwest adjoining Felks Stile Road. The north boundary of the site adjoins the Green Belt that extends across the open countryside beyond the settlement. The Colne Valley is identified as a Strategic Green Infrastructure Corridor within the Local Plan. The river corridor is designated as a Local Wildlife Site. Land to the immediate north of the site, and along the river corridor, is identified as a Wildlife Habitat Network.
- 2.12 In terms of heritage, there a series of Grade II Listed buildings present off Crosland Hill Road to the east, together with Crosland Hall that is Grade II* Listed. A series of settlement Conservation Areas are present, including Milnsbridge approximately 0.35km to the northeast; Golcar and Wellhouse approximately 1.1km to the northwest and Linthwaite approximately 0.65km to the west. Victoria Tower is also Grade II listed and located on a former hill fort, designated as a Scheduled Monument.



3 PLANNING CONTEXT

3.1 The site is located within the jurisdiction of Kirklees Council (the Local Authority), with the relevant landscape planning policies set out in the Kirklees Local Plan (adopted February 2019).

National Planning Policy Framework 2023 (NPPF)

3.2 The Department for Levelling Up, Housing and Communities issued the most recent update to the National Planning Policy Framework in December 2023. The Framework sets out the national planning policy for achieving sustainable development that includes the economic, social and environmental objectives. This appraisal is primarily concerned with the policies relating to the environmental objective set out under paragraph 8(c) that states:

“an environmental objective - to protect and enhance our natural, built and historic environment; including making effective use of land, improving biodiversity, using natural resources prudently, minimising waste and pollution, and mitigating and adapting to climate change, including moving to a low carbon economy.”

3.3 Paragraph 10 of the NPPF sets out the presumption in favour of sustainable development stating:

*“So that sustainable development is pursued in a positive way, at the heart of the Framework is a **presumption in favour of sustainable development** (paragraph 11).”*

3.4 Paragraph 11 of the NPPF sets out the application of decision making:

“Plans and decisions should apply a presumption in favour of sustainable development...”

For **decision-taking** this means:

c) approving development proposals that accord with an up-to-date development plan without delay; or



d) where there are no relevant development plan policies, or the policies which are most important for determining the application are out-of-date, granting permission unless:

a. the application of policies in this Framework that protect areas or assets of particular importance provides a clear reason for refusing the development proposed; or

b. any adverse impacts of doing so would significantly and demonstrably outweigh the benefits, when assessed against the policies in this Framework taken as a whole."

3.5 Footnote 7 of the NPPF sets out a list of identified areas or assets of particular importance that includes habitat sites as listed under paragraph 181 of the NPPF, sites of Special Scientific Interest (SSSI), Green Belt, Local Green Space, Areas of Outstanding Natural Beauty (AONB), National Parks (NP), Heritage Coast (HC), irreplaceable habitats, designated heritage assets including assets listed under footnote 68 of the NPPF, and areas at risk of flooding and coastal change.

3.6 The site is not located within or adjoining any such designation and is an adopted allocation for housing growth.

3.7 Section 12 of the NPPF sets out policy in relation to achieving well-designed places. Paragraph 130 states that planning decisions should ensure that developments:

a) "will function well and add to the overall quality of the area, not just for the short term but over the lifetime of the development;

b) are visually attractive as a result of good architecture, layout and appropriate and effective landscaping;

c) are sympathetic to local character and history, including the surrounding built environment and landscape setting, while not preventing or discouraging appropriate innovation or change (such as increased densities);

d) establish or maintain a strong sense of place, using the arrangement of streets, spaces, building types and materials to create attractive, welcoming and distinctive places to live, work and visit;

e) optimise the potential of the site to accommodate and sustain an appropriate amount and mix of development (including green and



*other public space) and support local facilities and transport networks;
and*

- f) create places that are safe, inclusive and accessible and which promote health and well-being, with a high standard of amenity for existing and future users⁴⁹; and where crime and disorder, and the fear of crime, do not undermine the quality of life or community cohesion and resilience.”*

3.8 Section 15 of the NPPF is concerned with conserving and enhancing the natural environment. Paragraph 174 of the NPPF states that planning decision should contribute the and enhance the natural environment by:

- a) “protecting and enhancing valued landscapes, sites of biodiversity or geological value and soils (in a manner commensurate with their statutory status or identified quality in the development plan);*
- b) recognising the intrinsic character and beauty of the countryside, and the wider benefits from natural capital and ecosystem services – including the economic and other benefits of the best and most versatile agricultural land, and of trees and woodland;*
- c) maintaining the character of the undeveloped coast, while improving public access to it where appropriate;*
- d) minimising impacts on and providing net gains for biodiversity, including by establishing coherent ecological networks that are more resilient to current and future pressures;*
- e) preventing new and existing development from contributing to, being put at unacceptable risk from, or being adversely affected by, unacceptable levels of soil, air, water or noise pollution or land instability. Development should, wherever possible, help to improve local environmental conditions such as air and water quality, taking into account relevant information such as river basin management plans;
and*
- f) remediating and mitigating despoiled, degraded, derelict, contaminated and unstable land, where appropriate.”*

3.9 The following appraisal will consider the value of features and assets associated with the site and its local setting alongside and appraisal of its susceptibility to the development



proposal. This will provide an understanding of landscape sensitivity that will inform the overall appraisal of likely landscape effects.

3.10 Paragraph 175 of the NPPF states:

“Plans should: distinguish between the hierarchy of international, national and locally designated sites; allocate land with the least environmental or amenity value, where consistent with other policies in this Framework; take a strategic approach to maintaining and enhancing networks of habitats and green infrastructure; and plan for the enhancement of natural capital at a catchment or landscape scale across local authority boundaries.”

3.11 Paragraph 176 of the NPPF identifies the landscapes with the highest status of protection stating:

“Great weight should be given to conserving and enhancing landscape and scenic beauty in National Parks, the Broads and Areas of Outstanding Natural Beauty, which have the highest status of protection in relation to these issues. The conservation and enhancement of wildlife and cultural heritage are also important considerations in these areas, and should be given great weight in National Parks and the Broads. The scale and extent of development within all these designated areas should be limited, while development within their setting should be sensitively located and designed to avoid or minimise adverse impacts on the designated areas.”

3.12 The site is not located within or near any such designations.

Kirklees Local Plan (adopted February 2019)

3.13 The Local Plan sets out the future growth strategy for the district and development management policies central to its development plan. The Local Plan Policies Map identifies the site as allocation HS23, with the adjoining Lowdhams caravan site identifies as allocation HS20; see **GLY0043 03**.

3.14 In terms of landscape, the policies of particular relevance to this proposal include:

- Policy LP31 Strategic Green Infrastructure Network: this policy seeks to safeguard and enhance the strategic network identified on the Local Plan Policies Map, having regard to recreation, connectivity and biodiversity;



- Policy LP32 Landscape: this policy seeks to ensure development proposals are designed to take into account and seek to enhance the landscape character of the area, having regard to settlement, vegetation cover and field pattern and appearance of riparian corridors. It also seeks to protect views from the Peak District National Park; the site is physically and visually remote from this designation; and
- Policy LP33 Trees: this policy seeks to protect trees and woodlands of significant amenity and that contribute to green infrastructure networks, in turn requiring proposals to recognise national standards for tree protection.

Outline Planning Permission 2020/60/92546/W

3.15 Condition 5 of the Outline Decision Notice states:

“The Reserved Matters for each phase and the implementation of the development hereby permitted shall be broadly in accordance with the revised Design and Access Statement dated 07/03/21 (PL1713) received 10th March 2021 to deliver a maximum of 770 dwellings (Use Class C3) (including up to 70 care apartments (Use Classes C2/C3), with doctors’ surgery of up to 350m² (Use Class D1); up to 500m² of Use Class A1/A2/A3/A4/A5/D1 floorspace (dual use).”

3.16 The Design and Access Statement set out key principles for landscape strategy and mitigation, with Section 6.0 outlining the development parameters.

3.17 Parameter Plan 4 defines green infrastructure; see **Appendix B**. The key principles of this plan are the provision of landscape buffers to the north and west of the site, setting housing back 10m from the north boundary and 20m to the west boundary; two green links through the internal site area; structural open space to the north, west and south of the site, reflecting areas of existing woodland and a buffer to Crosland Hill Road; and suggested buffer planting to adjacent residential areas off Mason Court.



4 LANDSCAPE AND VISUAL BASELINE

4.1 The following section of this appraisal considers the baseline landscape setting of the site covering issues relating to character and appearance. When considering character, published landscape character documents have been referenced alongside a more detailed consideration of the site and its local setting. The local landscape setting of the site can be defined as the valley setting to the north, extending across to the opposing valley escarpments extending around Golcar and northwest Huddersfield; the adjoining settlement to the east; and the adjoining setting of Felks Stile Road to the west, that is well contained by landform and the adjacent golf course.

4.2 When considering the appearance of the site a number of representative views have been identified through field work that provide an accurate representation of its visual setting and reflect the areas considered in the Outline LVIA. Views have been taken from publicly accessible locations, and for each the likely receptors have been identified.

Natural England National Character Area Profiles

4.3 At a National level the site is identified as within National Character Area Profile 37: Yorkshire Southern Pennine Fringe (NCA37). The key characteristics of NCA37 are described as:

- *“A transitional landscape dissected by steep-sided valleys, dropping from the high gritstone hills in the west to lower land in the east, and thus creating an important backdrop to the many industrial towns and villages within and beyond the NCA.*
- *Sandstones and gritstone beds of Millstone Grit (Namurian) age underlying smooth hills and plateaux in the west. These are overlain in the east by beds of sandstone, siltstone and mudstone of Coal Measures age.*
- *Rivers creating a deeply dissected landscape, with high plateaux cut by steep-sided valleys, and fanning out in ‘fingers’ across valleys of the NCA.*
- *Treeless hill tops with tracts of rough grazing and extensive areas of enclosed pasture to the west, but with broadleaved woodland on steeper valley sides, giving the impression of a well-wooded landscape, especially to the north and west of Sheffield.*



- *Predominantly pastoral farming, especially in western areas, with a shift to more arable land in the drier eastern areas.*
- *Boundary features that change from distinctive patterns of drystone walls on the upland hills, to hedgerows becoming the predominant field boundary in the east.*
- *Close conjunction between rural landscapes and the rich industrial heritage of the urban areas, including settlements associated with the textile industry, with large mills and tall chimneys, and large factories and forges associated with the iron, steel and manufacturing industries.*
- *Urban development constrained within valley floors and up side slopes, with location and layout strongly influenced by the landform.*
- *Industrial wealth revealed in magnificent civil architecture in town centres, notably Bradford, Halifax, Huddersfield and Sheffield, and several stately homes with designed parklands.*
- *Evidence of bronze-age and Roman habitation still present on uplands, and old pack-horse routes that once joined settlements across the Pennines still in place, or now forming modern major road routes.*
- *Extensive and dramatic views from higher land out over lower-lying land to the east, even from within urban areas.*
- *Several reservoirs contained within narrow valleys contributing a distinct character as well as providing popular places to visit.*
- *Small patches of fragmented priority habitats providing important refuges locally for wildlife. Grassland mosaics are particularly important in supporting waders and the twite that breeds on adjacent moorland areas; lowland woodland is also an important feature.*



- *In places a dense network of roads and urban development, with many road, rail and canal routes crossing the NCA, and a high density of footpaths throughout.*

4.4 The NCA Profile provides an overview of landscape character, a number of features of which are considered to be well represented within the site's local setting. The site itself is located at the steep sided valley of the River Colne and represents an area of former modern industry and farmland at the settlement edge.

4.5 The NCA Profile also includes Statements of Environmental Opportunity (SEO). Of relevance are SEO3 and SEO4 that state:

- *“SEO 3: Protect the distinctive landscape character with its contrasts between open pastures on hill tops, woodland on valley sides and the settlements nestled in the valley bottoms. Manage the arable and pastoral farmland and the areas of woodland to improve their contribution to biodiversity, food provision and landscape character, to improve soil and water quality, and reduce soil erosion.*
- *SEO 4: Plan to optimise opportunities for access to the natural environment for the large urban populations in the area, making the most of key landscape features to redefine sense of place in the changing landscape and encouraging implementation of well-designed and managed green infrastructure, sustainable urban drainage systems and good use of planting to screen urban edges.”*

4.6 The site presents the opportunity to integrate with the existing pattern of vegetation cover, land-use and settlement present in the local setting, and implement green infrastructure enhancements in accordance with these objectives and local planning policy.

Kirklees District Landscape Character Assessment (2015)

4.7 At a local level, the Kirklees Landscape Character Assessment (the KLCA) defines the district into Landscape Character Types and Areas. The site is identified as being located at the fringe of the Urban character area, defined by the built-up area of Huddersfield, and the interface of the Rural Fringes and Settled Valleys, specifically landscape character areas E1: Holmfirst to Meltham (LCA E1) and F4: Colne (Slathwaite Marsden) (LCA F4).

4.8 The key characteristics of the LCA E1 are described as:

“Topography, geology and drainage



- *Gently undulating plateaux often sloping up to the higher moorlands nearby, ranging from between 150 and 300 metres altitude.*
- *Landscape underlain by Carboniferous Millstone Grit and sandstone.*
- *Some slopes deeply incised by valleys, through which small tributaries and springs flow to join the Holme River below.*

Woodland cover

- *Considerable tree and woodland cover, with shelterbelts, field boundary trees, and numerous broadleaved woodlands - many of ancient origin, as well as small scale coniferous plantations.*

Land use and field patterns

- *Small to medium-scale regular pattern of grassland pastures enclosed by gritstone walls or hedgerows.*
- *Majority of the fields are improved pastures or managed for silage production.*

Semi-natural habitats

- *Isolated remnants of species-rich grasslands (hay meadow and wet pastures) exist within the farmed landscape. Flushed meadows are of special nature conservation interest.*
- *Some substantial areas of ancient woodland, particularly south of Huddersfield.*

Archaeology and cultural heritage

- *A strong historic sense of place with traditional Millstone Grit farmhouses and cottages combining with stone wall field boundaries to create a unified local vernacular.*
- *A large concentration of Listed Buildings associated with the area's small settlements, many of which include Conservation Areas.*
- *Disused quarries provide evidence of industrial heritage.*



Settlement and road pattern

- *Distinctive settlement character of scattered farms, individual rural houses and groups of dwellings clustered into hamlets and small villages.*
- *A number of larger settlements also exist (including Scholes, Netherton Moor, Honley and Netherthong).*
- *Dense network of minor roads and narrow winding lanes linking to nearby urban centres mainly focused to the east.*

Views and perceptual qualities

- *Proximity of the urban centres exerts an influence on landscape character with urban fringe land uses evident in many areas.*
- *The elevated nature of the landscape affords long views across the valley settlements and beyond, including into Barnsley and Calderdale districts.*
- *A strongly rural landscape with pockets of relative tranquillity away from the main settlements."*

4.9 The key characteristics of the LCA F4 are described as:

Topography, geology and drainage

- *Deeply incised valley of the River Colne with steps and terraces and deep sided cloughs reflecting the underlying geology and weathering processes.*
- *The main river is fed by tributaries draining from the moors to the west (LCA A1).*

Woodland cover

- *Woodland cover is found clinging to the steep valley sides and cloughs. Pockets of woodland are also found in between areas of development.*



Land use and field patterns

- *Land cover comprises urban land and marginal, regular pastoral fields used for horse grazing which are enclosed by gritstone walls.*
- *In-bye pastures and hay meadows on the upper valley sides form an important element of the upland habitat mosaic.*
- *Blackmoorfoot Reservoir is a prominent man-made feature located south of Linthwaite.*

Semi-natural habitats

- *Broadleaved woodland, much of it ancient origin, is found on the valley sides, supporting important fern, bryophyte and bird species.*
- *Fens and other wetland habitats provide further nature conservation interest.*
- *A small part of the upland fringe to the west fringes the nationally and internationally designated moorland habitats of the South Pennine Moors – particularly important habitats for upland bird populations.*

Archaeology and cultural heritage

- *Wealth of historical and archaeological interest, reflecting the industrial heritage of the area, including the Huddersfield Narrow Canal and numerous*

Listed Buildings and Conservation Areas.

- *Historic mill settlement within the valley, dating from the 18th and 19th centuries. The textile mills, with their distinctive chimneys, form dominant features within the valley floor.*

Settlement and road pattern

- *Dense ribbons of urban and industrial development line the valley floors and sides. There are rows of Victorian terraces lining the road and the valley sides.*



- *The main transport routes also follow the valley landscape, including the A62 which forms the key route into Huddersfield, along with the main Manchester to Leeds railway line.*

Views and perceptual qualities

- *This is a contained landscape within limited outward views. These open out on higher valley slopes, including glimpses of the moorlands of the Peak District National Park above Marsden.*
- *Outward views from within the valley to the pastures, woodlands and moorland edge above are sometimes available providing a rural setting.*
- *Small scale, well settled landscape with strong cultural associations with the Industrial Revolution.”*

4.10 These characteristics accurately reflect the more contained setting of the landscape to the south of the site, contrasting with distant open views available from the Colne Valley to the north. The proximity to the urban area influence the local setting, with the site being a former area of industry while also containing, and adjoining, locally characteristic grassland fields and stone walls. Housing on Crosland Hill reflects traditional settlement, although the strength of its character is tempered by the adjacent modern settlement edge.

4.11 In addition to the published assessments that form part of the Local Authorities evidence base it is important to provide an independent assessment of the value of the site and its local setting as part of the baseline appraisal. The factors set out under Box 5.1 of the GLVIA provide a basis for determining landscape value and has recently been supplemented by Technical Guidance Note 02/21 – Assessing landscape value outside national designations. This appraisal considers the value of the site, local setting and local landscape character areas to confirm the baseline setting remains consistent with that considered as part of the Outline planning permission.



Table 1 – Evaluation of Landscape Value

Contributing Factor	Evaluation	Site	Local Setting	LCA F4	LCA E1
Natural heritage	The site is in part occupied by existing modern industrial development that is not representative of natural heritage value. Much of vegetation cover within this area is young. Mature woodland survives to the north and south, together with pockets of farmland to the east and west where natural heritage value increases. Some trees are covered by TPOs. The local setting and LCAs are defined by a pattern of steep watercourse valleys, in particular for valley of the Colne, extending into farmland and moor over distance from settlement. This is tempered by widespread settlement and varying land-uses including quarrying, tourism and recreational.	Low to Medium	Medium	Medium	Medium
Cultural heritage	The site contains frequent stone walls that are a feature of cultural heritage, together with adjoining a series of listed buildings and vernacular buildings off Crosland Hill Road to the east. A large part of the site is a modern industrial site. Evidence of former quarrying is present within and to the immediate north of the site, with the wider valley setting of the Colne being an area of widespread industrial heritage associated with the industrial revolution. Conservation Areas are present across local settlement. LCA E1 is more sparsely designated with a greater proportion of varying landuses that undermine the strength of cultural interest.	Low to Medium	Medium to High	Medium	Medium to High
Landscape Condition	The condition of the site is variable. Ecological and arboricultural assessments confirm trees are of low	Low to Medium	Medium	Low to Medium	Medium



	<p>to high quality and habitats are predominantly of very low to medium distinctiveness, with very limited high distinctiveness areas of heath. The grassland in the parcels of farmland is all modified and of low ecological distinctiveness. The site has been largely modified as a factory. Features such as walls have areas of damage, but are largely intact. The field pattern in the outlying fields is intact. The local setting is of variable condition, with a framework of mixed land-uses that have modified the landscape, in combination with widespread modern settlement. LCA E1 to the south in particular is influenced by varying land uses including minerals extraction, an airfield and golf course within the study area.</p>				
Associations	<p>The site is not known to have any associations with works of art, literature or famous people. The local setting to the north is likely to have featured in works of art and literature, particularly with reference to industrial heritage.</p>	Low	Medium	Medium	Medium
Distinctiveness	<p>The farmland within the site, its stone walls, woodland cover and interface with the distinctive landform of the area, is representative of landscape character and contributes moderately to its sense of place. This is reflected across the local setting. Distinctiveness strengthens where surviving features of industrial heritage and the interface with the local network of steep valleys and settlement are experienced cohesively, particularly within Conservation Areas.</p>	Medium	Medium	Medium to High	Medium to High
Recreational	<p>The site is maintained as private land and has no recreation function, with exception to the off-site land that</p>	Low	Medium	Medium	Medium



	supports a series of public footpaths. The landscape beyond the settlement in the local setting and LCAs is widely accessible via public footpaths, in particular to the north and within the River Colne valley.				
Perceptual (Scenic)	The local setting and LCAs have moderate scenic quality associated with the extensive views experienced from upland moor and farmland, and the steep valley sides. Local landmarks contribute to views including Victoria Tower and Emley Moor Transmitter Tower. The scenic quality of the farmland within the site contributes to appearance Felks Stile Road to the west and Crosland Hill Road to the east, but is reduced markedly over the former factory site.	Low to Medium	Medium	Medium	Medium
Perceptual (Wilderness and tranquillity)	The site is partly developed and located in a highly settled area, forming part of the Yorkshire conurbation with high levels of light pollution and human activity. These factors are not conducive with wilderness or tranquillity, however, the sense of relative tranquillity increases over distance from settlement, particularly where public access into farmland and the upland settings beyond settlement is possible.	Low to Medium	Medium	Medium	Medium
Functional	The site is allocated for housing. The immediate setting to the north forms part of a Strategic Green Infrastructure Network and wildlife network, designated at a local level.	Low	Medium	Medium	Medium

4.12 In overall terms, the site and local setting are considered to be of **low to medium** landscape value, with this reducing to low in the internal site area covered by the former factory site and increasing to medium where it includes farmland.

4.13 In overall terms, the local setting, LCA E1 and LCA F4 are considered to be of **medium** landscape value. Local variations in value are present, increasing where the landscape



interfaces with settlement Conservation Areas, and conversely decreasing where the landscape is fragmented by varying land-uses.

- 4.14 The susceptibility of the site to the proposed change again varies, being of high tolerance to change within the former factory site, reducing to moderate tolerance where the strength of character increases in the pockets of farmland at the site's east and west. In overall terms, the site is considered to be of **low to medium** landscape sensitivity. The local setting and LCAs lie within an area of moderate scenic quality and with a distinctive landform and settlement pattern, but one that is widely settled and dominated by extensive settlement indicating a moderate tolerance to the proposed change. The local setting, LCA F4 and LCA E1 are considered to be of **medium** landscape sensitivity.
- 4.15 These judgements reflect the baseline assessment completed within the Outline LVIA, and confirm there has been no change in the value or susceptibility of the site and local landscape.

Visual Setting

- 4.16 The following section of this appraisal considers the appearance of the site and wider setting referencing a number of representative views. The purpose of this appraisal is to confirm there has been no material change in the baseline visual conditions considered as part of the Outline LVIA. A summary of each view is set out with an appraisal of value that is determined with reference to:
- Planning designations specific to each view;
 - Views that are important to the special qualities of a designated landscape, or recorded in published documentation;
 - Views recorded as being important to cultural heritage assets;
 - Views recorded in guidebooks or on maps, and/or where special provision has been made in the landscape for the appreciation of a view; and
 - Judgements made on site as to the specific quality of a view.
- 4.17 The potential visual envelope was identified in the Outline LVIA, defined by a Zone of Theoretical Visibility Study (ZTV) and including a comprehensive suite of 34no view locations. The site is relatively well contained to the south and east by intervening



landform, settlement and vegetation cover, with exception to elevated and distant receptors. The visual setting can be summarised as:

- Views from the immediate site boundary on Blackmoorfoot Road, Crosland Hill Road and adjoining cul-de-sacs, Felks Stile Road and public footpaths HUD/234/20, HUD/234/40, HUD/234/50 adjoining the north site boundary;
- Short to medium distance views from the settlement edge and adjoining footpaths to the north of the site at Cowersley;
- Long distance views from the settlement to the north, including within settlement Conservation Areas at Milnsbridge, Golcar and Wellhouse;
- Long distance views from the wider setting to the south, experienced from elevated positions in the landscape including, but not limited to, Victoria Tower and associated public rights of way. Such views are a notable distance from the site;
- Private residential views from properties adjoining the site on Crosland Hill Road, Greystone and Mason Court.

4.18 The following text summarises each representative view; see **GLY0043 LV06 to LV14**. View locations are identified on the site location plan; see **GLY0043 LV01 and LV02**. This appraisal does not seek to repeat all views considered in the Outline LVIA but provides a proportionate number of views that reflect the key locations of visibility and receptor groups previously identified.

4.19 View 1 is taken from Blackmoorfoot Road. The existing site access is visible alongside woodland cover at the south site boundary. Walls bound the roadside. This is a view of a modern highway setting, with accesses to existing areas of development and a restricted appreciation of the landscape beyond the settlement.

4.20 View 2 is taken from the junction of Felks Stile Road and Blackmoorfoot Road. From this location, existing farmland in the southwest of the site is visible, forming a semi-rural setting to the road that contributes to its landscape setting but offers a relatively restricted appreciation of the landscape as a whole. Views 1 and 2 are considered to be of low value offering a relatively restricted appreciation of the wider landscape setting, with receptors comprising vehicle and pedestrians road users of low to medium susceptibility and in overall terms of low to medium sensitivity.



- 4.21 Views 3 and 4 are taken from public footpaths HUD/234/20 and HUD/234/30. From these locations, there are open views of the northwest of the site, with the wider site area screened by existing vegetation cover within. Distant views are visible across the site towards higher landform to the south and east. Security fencing and buildings can be seen in the north of the site from view 4.
- 4.22 Views 5, 6 and 7 illustrate the visual setting of public footpath HUD/234/50. From these locations, the north boundary of the site is visible, with the former factory site defined in part by security fencing, stone walls and with tree cover throughout. The farmland to the northeast of the site bound by stone walls, with views of the existing settlement edge visible across, including towards the listed buildings on Crosland Hill Road, and modern housing at Mason Court. Views 3 to 7 are considered to be of medium value, offering a moderate appreciation of the farmland setting within the site and its interface with the wider valley landscape, experienced in conjunction with views of settlement and the existing factory buildings. Users of the footpaths are considered to be high susceptibility and in overall terms of medium to high sensitivity. The sensitivity and proximity of these receptors has been considered in the allocation of the site for residential development and the landscape mitigation principles laid out in the Outline planning permission.
- 4.23 Views 8 and 9 are taken from Crosland Hill Road. View 8 offers open visibility of the northeast of the site, viewed in the agricultural context of the barns and farm in the foreground. Beyond, vegetation cover and security fencing contains views of the wider site. From view 9, vegetation cover limits views of the east of the site, visible across the car park of the Rising Sun public house, with similar glimpsed views available between buildings along the road. These views offer a limited appreciation of the settlement and adjoining landscape and are considered to be of low to medium value. Vehicle users are considered to be of low susceptibility and pedestrians are considered to be of medium susceptibility. In overall terms, receptors are considered to be of low to medium sensitivity.
- 4.24 View 10 is taken from public footpath HUD/234/10, at the foot of the valley slope to the immediate north of the site and at the settlement edge off Kinder Avenue. From this location, the site is largely contained from view, with vegetation cover and fencing visible at its north boundary.
- 4.25 View 11 offers similar visibility of the site's north edge and the crest of the valley scarp, characterised by grassland, heath and tree cover that extends across the steeply elevating slope. These views are experienced in the context of the modern settlement edge and housing, visible across the foreground of the view. Views 10 and 11 form the



- setting to the settlement edge and are considered to be of low to medium value, offering a relatively restricted appreciation of the wider landscape setting. Users of the footpaths and recreation area are considered to be medium to high susceptibility and in overall terms of medium sensitivity.
- 4.26 Views 12 to 17 are taken from areas of local settlement and associated public footpath connections on the opposing valley slope to the north. These views illustrate the widespread visibility of the landscape that is gained over elevation on the valley slopes. Such views are experienced widely throughout the valley.
- 4.27 View 12 is taken from Copley Bank Road, within the Wellhouse Conservation Area. The view illustrates the landscape setting beyond the Conservation Area, with distant views to the site and wider valley scarps to the south. The site itself is largely contained from view, with vegetation cover along its northern boundary forming a treed crest to the valley, viewed in the context of surrounding local settlement. Emley Moor Transmitter tower is visible in the distance.
- 4.28 View 13 is taken from James Street in the Golcar Conservation Area. Settlement is visible throughout the view, with visibility of the site's northern boundary across intervening woodland, grassland and housing in the valley floor. Victoria Tower and Emley Moor Transmitter tower is visible in the distance.
- 4.29 View 14 is taken from Scar Lane, within the Milnsbridge Conservation Area. Tree cover dominates the view, with the settlement roofscape visible. The north site boundary is again visible at the crest of the valley, contributing to the wooded setting of the settlement.
- 4.30 These views are predominantly incidental, experienced from settlement by vehicle users and pedestrians. They are not critical to the appearance of the Conservation Area, but provide an appreciation of its landscape and visual setting within the valley. The visual setting of the designations is one influenced by views of existing historic and modern settlement, interfacing with surrounding slopes of farmland, settlement and woodland. Views of this nature are considered to be of medium value, experienced by vehicle users of low susceptibility and pedestrians of medium susceptibility. In overall terms, being of low to medium sensitivity.
- 4.31 Views 15 and 16 are taken from elevated positions over 2km from the site at Hollin Hall Road and Heath House Lane, also representative of the visual setting of public footpaths near Bolster Moor and Scapegoat Hill. From these locations, the site is a relatively distant



component of the view, forming part of the wooded slopes widely visible around the settled valleys from semi-rural roads and footpaths. Glimpsed views of existing buildings within the former factory site can be seen amongst woodland cover at its north edge. These views are considered to be of medium value, with vehicle users being of medium and pedestrian users of high susceptibility, and in overall terms being of medium to high sensitivity.

- 4.32 View 17 is taken from Bull Green Road, providing a similar view of widespread settlement within the Colne valley and also being representative of views experienced from footpaths at this elevated part of the settlement. The site is a distant component at the valley top, with trees and existing buildings visible at its north boundary. These views are considered to be of medium value, experienced predominantly by walkers on the lane and surrounding footpaths of medium to high susceptibility. In overall terms, being of medium to high sensitivity.
- 4.33 View 18 is taken from Victoria Tower. This view provides a broad panoramic appreciation of the landscape setting, visible from the listed building and Scheduled Monument that is important to the appreciation of the designations' visual setting. The site is a particularly small and indiscernible component of the view that is characterised by widespread settlement, wooded valleys and open farmland. These views are considered to be of high value, experienced by receptors of high susceptibility to change. In overall terms, being of high visual sensitivity.
- 4.34 In summary, the visual setting of the site can be summarised as immediate views at, or close to, its boundaries, together with medium to long distance views of its northern edge from local settlement and footpaths extending across the valley floor and elevated valley settling to the north and northeast. Compared with the Outline LVIA, these views confirm there has been no material change in the visual setting of the site since the Outline planning permission was granted.
- 4.35 In terms of private receptor groups, these primarily include residents of existing housing to the east of the site. From these locations, views of the east of the site are likely to be experienced from primary and secondary rooms, being of medium to high value to receptors that are of a high susceptibility to change. Residential receptors adjoining the site are considered to be of medium to high sensitivity. More distant residential views are likely to occur widely in the settlements to the north. These views must be considered in the context of the extant Outline consent that establishes the principle of development on the



site and establishes proportionate landscape mitigation measures to address public and private receptor groups.



5 DEVELOPMENT PROPOSAL

- 5.1 The development proposal is a Reserved Matters application for the erection of 700no dwellings with associated open space, highways and infrastructure. The proposed market housing mix has a variety of dwelling sizes proposed, including 1, 2, 3, 4 and 5 bedroom homes. A mixture of terraced, semi-detached and detached dwellings are proposed through the site. The density of the scheme varies to provide interest and reflect the proposed character. The majority of internal vegetation cover will be removed from the site to facilitate its remediation, as required for environmental purposes.
- 5.2 The density of the scheme overall is 35 dwellings per hectare (35dph) with the site split into 5 character areas of varying density. Storey heights are predominantly 2 to 2.5 storey, with 3 storey dwellings located along the residential connector street that forms a primary loop road throughout the development. This loop road extends around a central park 'Catherine's Green' that provides a substantial structural greenspace in the heart of the site, together with a series of well-connected perimeter and internal green corridors. The proposed open space network includes provision for a Neighbourhood Area of Play (NEAP)/ Multi Use Games Area (MUGA) Local Equipped Area of Play (LEAP) and a Local Area of Play (LAP). These play facilities are laid out over a northwest to southeast axis within the site, connected by individual trim trail elements providing a well-connected recreational spine through the site.
- 5.3 The scheme secures the following landscape mitigation measures:
- The design of the proposed built form of a scale and appearance that reflects the existing settlement;
 - The retention of existing TPO trees and woodland to the south and southwest of the site and existing woodland to the northwest, safeguarding existing protected trees where possible and delivering structural landscape areas in accordance with those set out on Parameter Plan 4. The removal of TPO trees is particularly restricted, limited to a small number of trees and facilitation pruning required to provide vehicular access below tree canopies (refer to BWB Arboricultural Impact Assessment dated August 2024, revision PO2). These works are fully mitigated through a high quality tree planting strategy that extend across the site's streets and open spaces.



- The provision of an additional, robust landscape buffer within the off-site land comprising of dense scrub planting adjoining the northern edge of the site. This will provide visual mitigation function; secure biodiversity enhancement within the Strategic Green Infrastructure Network and contribute to a more enduring edge to the wider Green Belt;
- The provision of landscape buffers to the north and west consistent with the Parameter Plan 4 set out at Outline Stage. In particular, the set back of dwellings approximately 20m from the west boundary and 10m from the north boundary. Minor encroachments into these offsets are made at isolated points along the boundary, fully mitigated for by additional planting provision within the proposed open space network and off-site land. These measures respect the visual setting of existing public rights of way adjoining the north of the site that will also be improved through the removal of security fencing along the site boundary;
- The provision of extensive structural open space, including a tree-lined primary loop road that, in combination with Catherine’s Green park, will include large-scale structural tree planting to soften the development roofscape. This reflects, and builds on, the Outline strategy of green links perforating the internal site area, securing a more comprehensive and widespread approach to visual mitigation, in particular addressing views from elevated receptors in the wider setting to the south including Victoria Tower;
- The provision of a planting buffer to the north of Mason Close, together with policy compliant back-to-back distances and garden sizes, broadly in accordance with the suggested buffer outlined on Parameter Plan 4; and
- The provision of the NEAP and MUGA in the northwest of the site in accordance with Parameter Plan 4, forming a natural play space that connects a wider network of play spaces in the wider site.

5.4 The illustrative layout and accompanying landscape proposals make provision for approximately 7.4ha of green infrastructure, equating to approximately 25% of the site area.

5.5 A Biodiversity Net Gain calculation has been prepared by Tyler Grange Ltd (ref: 10925_R07d_BNGNote_BP) that confirms the site can achieve the mandated 10% net gain



in biodiversity through proposed on site habitat creation and additional habitat enhancement in the adjoining off-site land.

- 5.6 Existing and proposed landscape features, new landscaping and associated habitats will be brought under effective management through the implementation of a long-term landscape and ecological management plan. This will secure the establishment of the proposed landscaping scheme and deliver the proposed site biodiversity metric.



6 SUMMARY OF LIKELY EFFECTS

Landscape Character

- 6.1 In the short-term (year 1 completion), the development will have resulted in the transformation of the site from farmland and a former factory site to residential development, with a new housing development with associated highways, open space, drainage and structural landscaping. This change will have materially altered the immediate character of the site with a material increase in building density and vegetation removal. At a site level the magnitude of effect is likely to be medium to high within the former factory area, increasing to high over areas of farmland to the east and west, resulting in a permanent adverse landscape effect of moderate to major-moderate significance.
- 6.2 Over time (year 15) new structural landscaping measures will have matured, including the establishment of landscape buffers at the perimeter of the site and extensive internal structural tree planting measures in streets and Catherine's Green Park. An attractive network of recreational spaces and tree-lined streets will have established. The magnitude of effect is likely to reduce to medium, limiting the long-term permanent adverse landscape effect at a site level to **moderate to moderate-minor** significance.
- 6.3 In terms of the local setting and LCAs, this change will be experienced within the framework of existing settlement that extends across the valley slopes. In the short-term, the proposed development is likely to result in a medium magnitude of change in the local setting, extending the urban area and introducing a built edge to the south scarp of the Colne valley, resulting in a permanent adverse landscape effect of **moderate** significance.
- 6.4 Over time (year 15) the new structural landscaping measures will have matured. Planting at the perimeter of the site and within off-site land will reestablish and reinforce a treed setting to the valley scarp, integrating the site into the local pattern of settlement. The magnitude of change is likely to reduce to low. Permanent adverse landscape effects in the local setting are likely to be limited to **minor** significance.
- 6.5 In terms of LCAs, the scale of change occurring relative to the geographic extent of the area F1 and E4 is limited. In respect of LCA F4, the scheme will represent a direct change at the fringe of the valley setting only. Within LCA E1, the change will also be direct but experienced within a contrasting pattern of land uses that contain the site from the wider setting of open farmland in the wider LCA to the southwest. In the short-term, the proposed



development is likely to result in a low to negligible magnitude of change in the LCAs, resulting in a permanent adverse landscape effect of **moderate-minor to minimal** significance.

- 6.6 Over time (year 15) the new structural landscaping measures will have matured. The magnitude of change is likely to reduce further, with permanent adverse landscape effects in the local setting likely to be limited to **minimal** significance.
- 6.7 The Outline LVIA identified landscape effects of negligible to moderate significance to the site and local LCAs. The proposed scheme therefore remains consistent with the judgements made at Outline stage, with the likely landscape effects falling within this 'threshold' and positively mitigated through compliance with outline design parameters and additional mitigation in offsite land.

Visual Setting

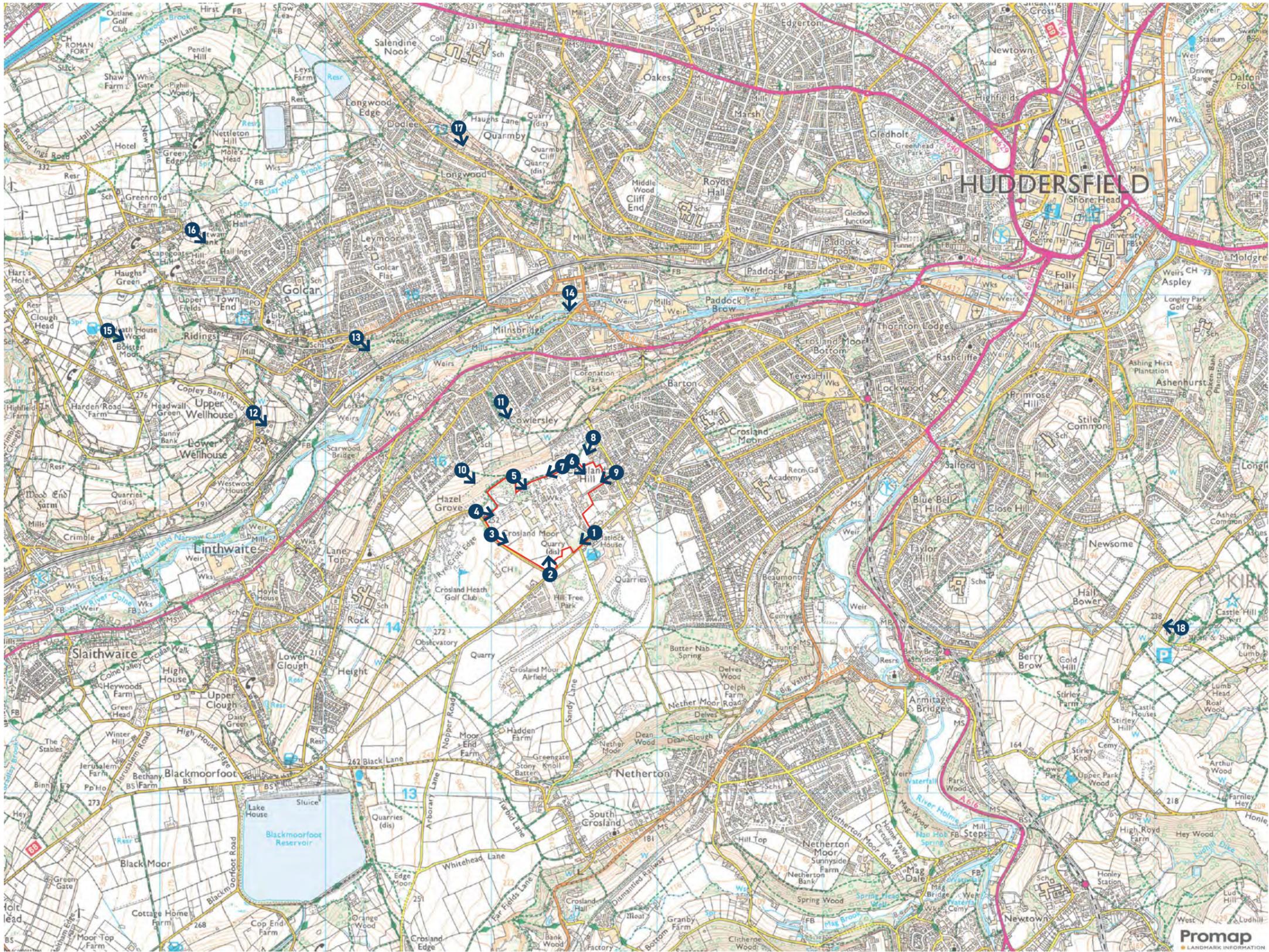
- 6.8 In terms of likely visual effects, receptors groups most likely to be affected by the proposal include those located at or near to the immediate site boundary on Blackmoorfoot Road, Felks Stile Road, public rights of way HUD/234/10, HUD/234/20, HUD/234/30, HUD/234/40 and HUD/234/50, and Crosland Hill Road.
- 6.9 In the short-term (year 1 completion) the magnitude of effect to users of Blackmoorfoot Road and Felks Stile Road is likely to be high, resulting in adverse visual effects of major moderate to moderate significance. In the long-term (year 15) the new structural landscaping measures to the boundaries of the site will have matured and building materials will have weathered. This is likely to reduce the magnitude of change to medium, limiting any adverse visual effect to **moderate to moderate-minor** significance.
- 6.10 Users of public rights of way adjoining the north site boundary are also likely to be subject to a high magnitude of change, resulting in major to major-moderate adverse effects in the short-term, reducing to **major-moderate to moderate** significance as mitigation takes effect over time. Proposed vegetation cover in off-site land may contain parts of the public rights of way in the long term, but vantage points looking over the wider valley setting to the north will remain available from the wider routes.
- 6.11 Views from the settlement in the valley floor (views 10 and 11) are likely to be subject to a low to medium magnitude of change, as the north edge of the proposed development becomes visible at the crest of the valley above. In the short-term, this is likely to result in moderate-minor to moderate adverse visual effects, reducing to **moderate-minor to**



- minimal** adverse over time as the proposed planting buffers at the north of the site establish and building materials weather.
- 6.12 Long distance receptors from the wider valley slopes to the north (views 12 to 17 inclusive) are likely to be subject to a low to negligible magnitude of change, with the northern edge of the development likely to be visible but experienced in the context of widespread settlement visible across existing views. In the short-term, this is likely to result in **moderate to minimal** adverse visual effects, reducing to **minor to minimal** adverse as the mitigation measures outlined above take effect.
- 6.13 In terms of residential receptors, the scheme has incorporated proposed planting and structural landscaping in accordance with Parameter Plan 4 to the east of the site. In the short-term, residential receptors off Crosland Hill Road are likely to experience a medium to high magnitude of change, resulting in a major to moderate adverse effects depending on the orientation of adjoining dwellings and the relative visibility receptors experience over the site. As mitigation planting takes effect, these effects are likely to reduce to major-moderate to moderate adverse. Such effects are common of settlement edge residential development.
- 6.14 In summary, the likely landscape and visual effects of the scheme are not unusual or uncommon of a proposal for residential development. The resulting likely effects identified in this appraisal directly reflect those identified in the Outline LVIA, demonstrating the proposed mitigation and compliance with outline parameters for green infrastructure have been effectively embedded in the scheme design, in combination with additional mitigation measures in off-site land. This appraisal confirms that, beyond the site and its immediate setting, all landscape and visual effects will be mitigated to a level that is considered to be of limited relevance to the planning decision-making process.



Figures



Key

-  Application Site Boundary
-  View Locations

Number/Figure GLY0043 LV01	Project Blackmoorfoot Road, Huddersfield
Scale 1:20,000 @ A3	Drawing Title Site Location
Date 08/08/2024	Client Vistry (Bovis), Countryside and Miller Yorkshire
Checked DC	

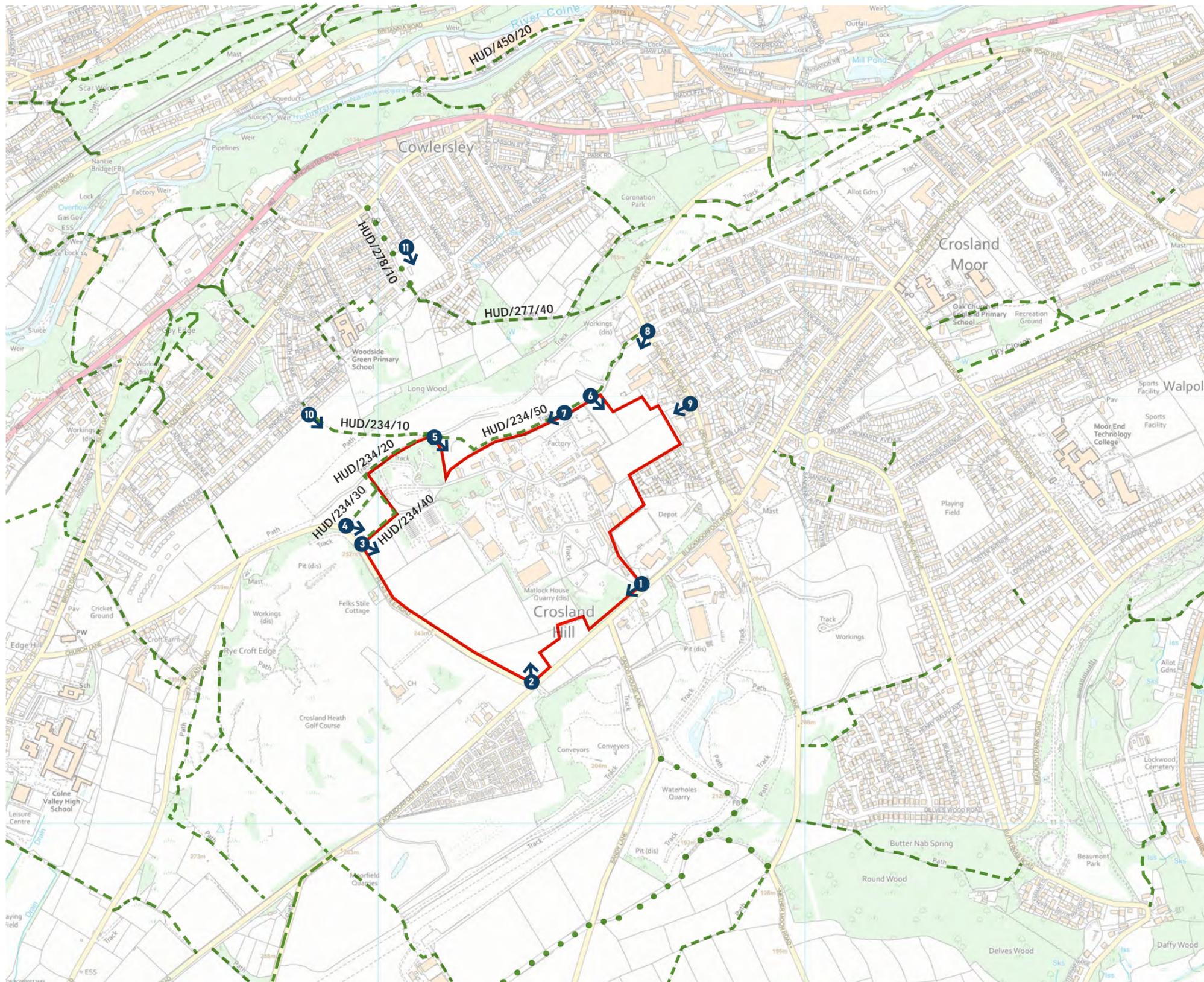


north

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Key

-  Application Site Boundary
-  Public Footpath
-  Public Bridleway
-  Byway
-  View Locations

Number/Figure
GLY0043 LV02
 Scale
 1:10,000 @ A3
 Date
 08/08/2024
 Checked
 DC

Project
 Blackmoorfoot Road, Huddersfield
 Drawing Title
 Site Context
 Client
 Vistry (Bovis), Countryside and Miller
 Yorkshire

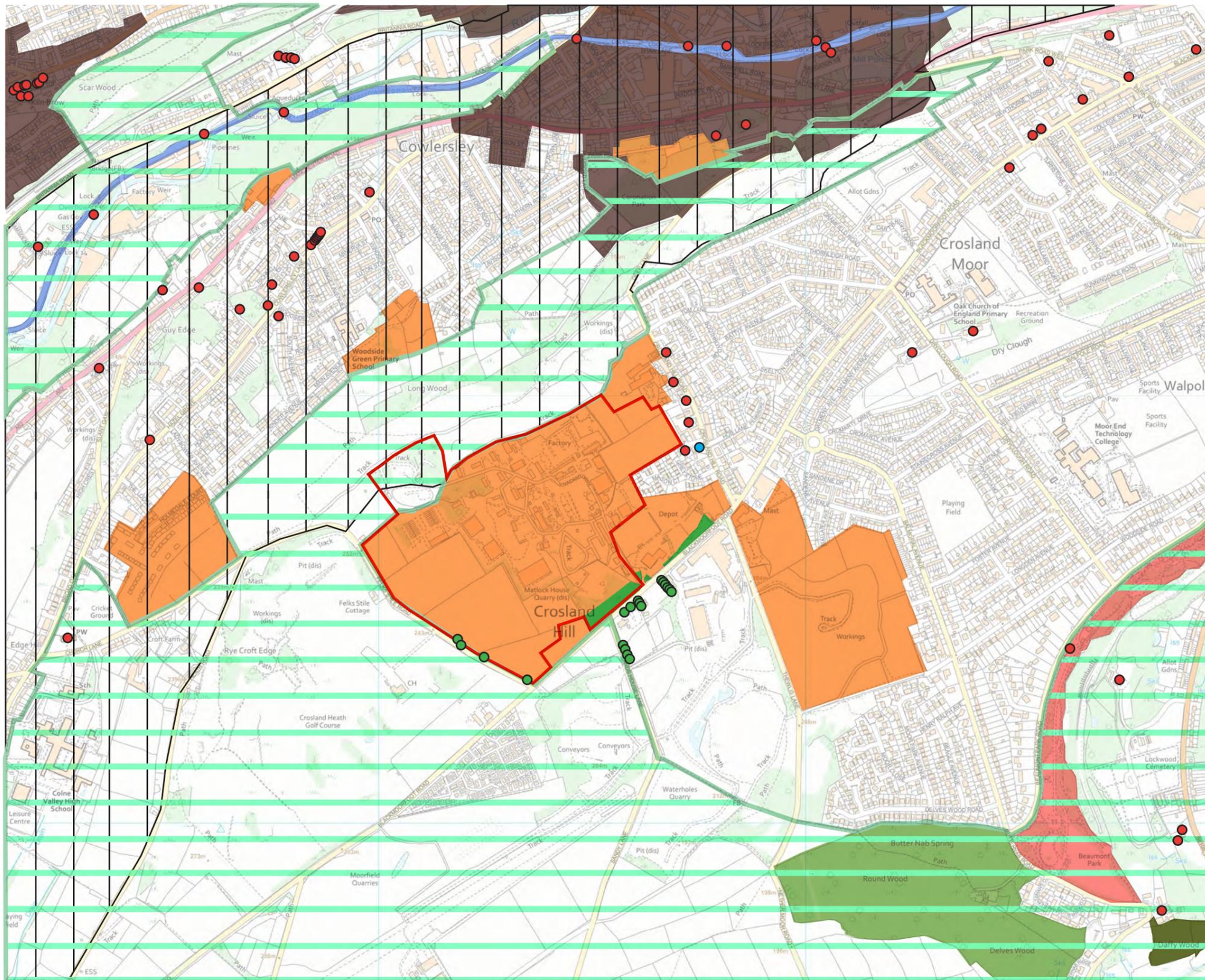


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Key

-  Application Site Boundary
-  Conservation Area
-  Grade II Listed Buildings
-  Grade II* Listed Buildings
-  Housing Allocations
-  Green Belt
-  Strategic Green Infrastructure Network
-  Plantation Ancient Woodland
-  Ancient Woodland
-  Tree Preservation Order - Area
-  Tree Preservation Order - Tree
-  Registered Parks and Gardens
-  Local Wildlife Site

Number/Figure GLY0043 LV03	Project Blackmoorfoot Road, Huddersfield
Scale 1:10,000 @ A3	Drawing Title Designations & Policy
Date 09/08/2024	Client Vistry (Bovis), Countryside and Miller Yorkshire
Checked DC	



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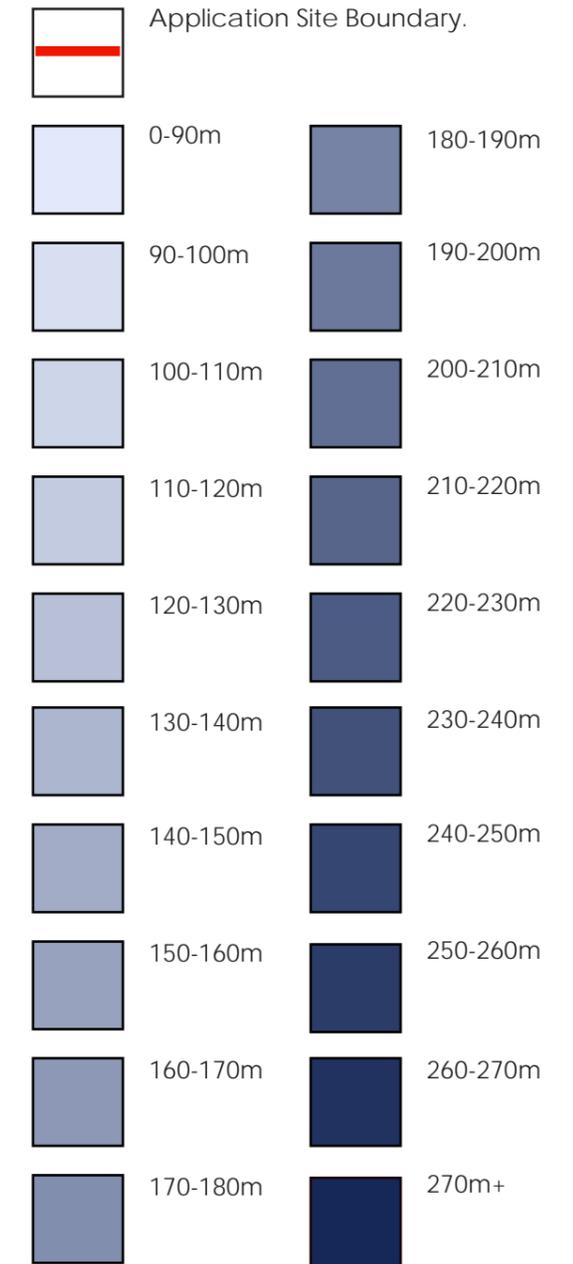
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Key



Number/Figure GLY0043 LV04	Project Blackmoorfoot Road, Huddersfield
Scale 1:10,000 @ A3	Drawing Title Topography
Date 09/08/2024	Client Vistry (Bovis), Countryside and Miller Yorkshire
Checked DC	

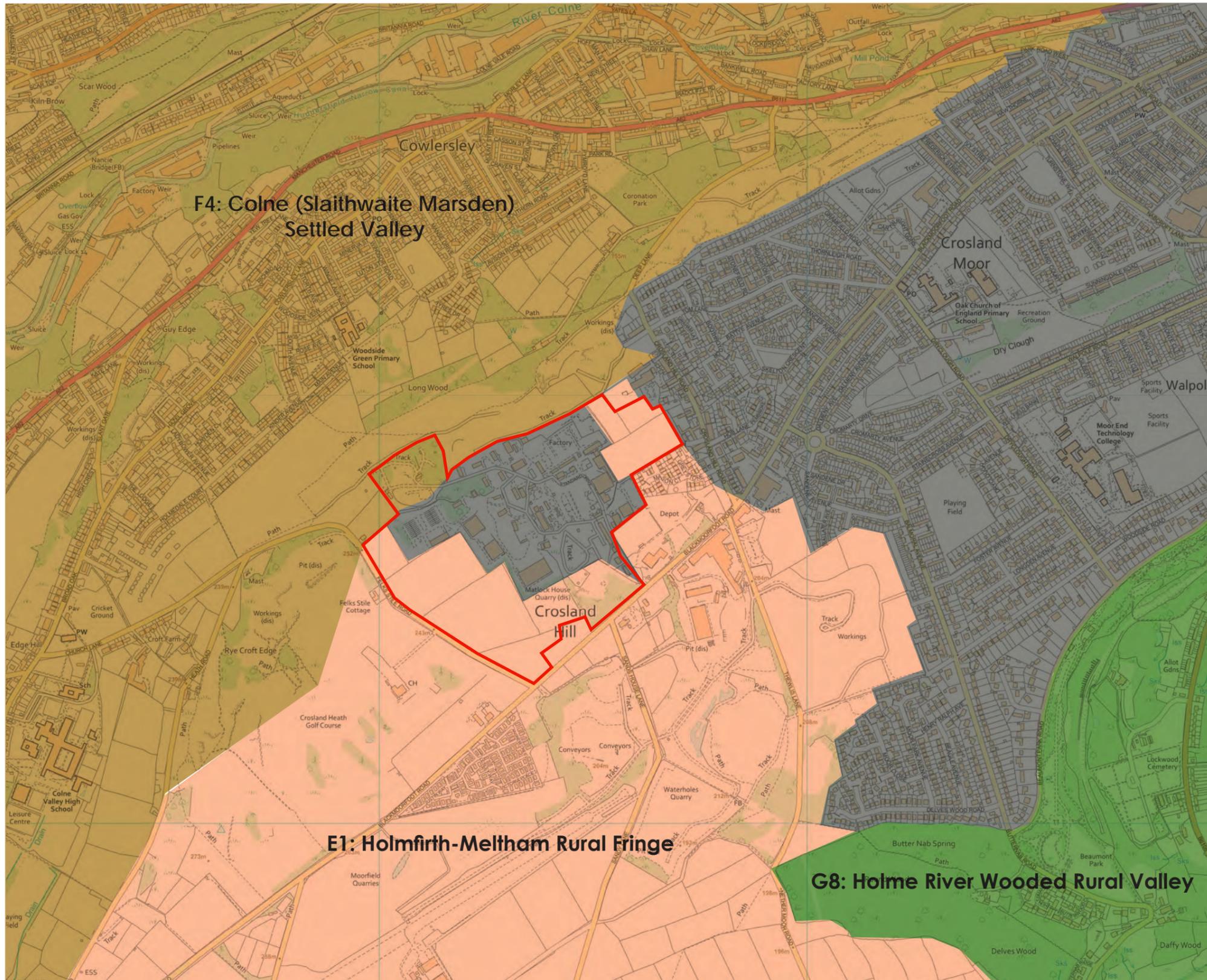


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Key

 Application Site Boundary

National Character Area:
NCA 37: Yorkshire Southern Pennine Fringe

Kirklees District Landscape Character Assessment

-  E1: Holmfirth - Meltham Rural Fringe
-  F4: Colne (Slaithwaite Marsden) Settled Valley
-  G8: Holme River Wooded Rural Valley
-  U: Urban

Number/Figure GLY0043 LV05	Project Blackmoorfoot Road, Huddersfield
Scale 1:10,000 @ A3	Drawing Title Landscape Character
Date 08/08/2024	Client Vistry (Bovis), Countryside and Miller Yorkshire
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View 1 - Taken from Blackmoorfoot Road, approximately 10m from the site looking northwest.



View 2 - Taken from the junction of Blackmoorfoot Road and Felks Stile Road, approximately 10m from the site looking northeast.



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Number/Figure GLY0043 LV06	Project Blackmoorfoot Road, Huddersfield
Scale 1:500 @ A3	Drawing Title Photographic Views 1 & 2
Date 16/08/2024	Client Miller Homes & Vistry Group
Checked DC	



Approximate extent of Application Site



View 3 - Taken from public footpath HUD/234/40, at the northwest site boundary looking southeast.

Approximate extent of Application Site



View 4 - Taken from public footpath HUD/234/30, approximately 53m from the site looking southeast.



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Number/Figure	Project
GLY0043 LV07	Blackmoorfoot Road, Huddersfield
Scale	Drawing Title
prints @ A3	Photographic Views 3 & 4
Date	Client
16/08/2024	Miller Homes & Vistry Group
Checked	
DC	



Approximate extent of Application Site



View 5 - Taken from public footpath HUD/234/20 adjacent to the north site boundary, looking southeast.

Approximate extent of Application Site



View 6 - Taken from public footpath HUD/234/50 adjacent to the north site boundary, looking south.



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Number/Figure	Project
GLY0043 LV08	Blackmoorfoot Road, Huddersfield
Scale	Drawing Title
prints @ A3	Photographic Views 5 & 6
Date	Client
16/08/2024	Miller Homes & Vistry Group
Checked	
DC	





View 7 - Taken from public footpath HUD/234/50 adjacent to the north site boundary, looking west.



View 8 - Taken from Crossland Hill Road, approximately 180m from the site looking southwest.



north

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Number/Figure	Project
GLY0043 LV09	Blackmoorfoot Road, Huddersfield
Scale	Drawing Title
prints @ A3	Photographic Views 7 & 8
Date	Client
16/08/2024	Miller Homes & Vistry Group
Checked	
DC	





View 9 - Taken from Crossland Hill Road, approximately 70m from the site looking west.



View 10 - Taken from public footpath HUD/234/10 off Kinder Avenue, approximately 200m from the site looking south.



north

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Number/Figure GLY0043 LV10	Project Blackmoorfoot Road, Huddersfield
Scale nts @ A3	Drawing Title Photographic Views 9 & 10
Date 16/08/2024	Client Miller Homes & Vistry Group
Checked DC	





View 11 - Taken from the recreation ground off Josephine Road, approximately 450m from the site looking southwest.



View 12 - Taken from Copley Bank Road, approximately 1.5km from the site looking southeast.



north

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Number/Figure GLY0043 LV11	Project Blackmoorfoot Road, Huddersfield
Scale prints @ A3	Drawing Title Photographic Views 11 & 12
Date 16/08/2024	Client Miller Homes & Vistry Group
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View 13 - Taken from James Street, approximately 1.2km from the site looking south.



View 14 - Taken from Scar Lane, approximately 1km from the site looking southwest.



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Number/Figure	Project
GLY0043 LV12	Blackmoorfoot Road, Huddersfield
Scale	Drawing Title
prints @ A3	Photographic Views 13 & 14
Date	Client
16/08/2024	Miller Homes & Vistry Group
Checked	
DC	





View 15 - Taken from Heath House Lane and public footpath COL/60/10 approximately 2.5km from the site looking southeast.



View 16 - Taken from Hollin Hall Lane, approximately 2.4m from the site looking southeast.



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Number/Figure GLY0043 LV13	Project Blackmoorfoot Road, Huddersfield
Scale nts @ A3	Drawing Title Photographic Views 15 & 16
Date 16/08/2024	Client Miller Homes & Vistry Group
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View 17 - Taken from Bull Green Road, approximately 2.1km from the site looking southwest.



View 18 - Taken from Victoria Tower, approximately 3.5km from the site looking northwest.



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Number/Figure	Project
GLY0043 LV14	Blackmoorfoot Road, Huddersfield
Scale	Drawing Title
prints @ A3	Photographic Views 17 & 18
Date	Client
16/08/2024	Miller Homes & Vistry Group
Checked	
DC	





Appendix 1

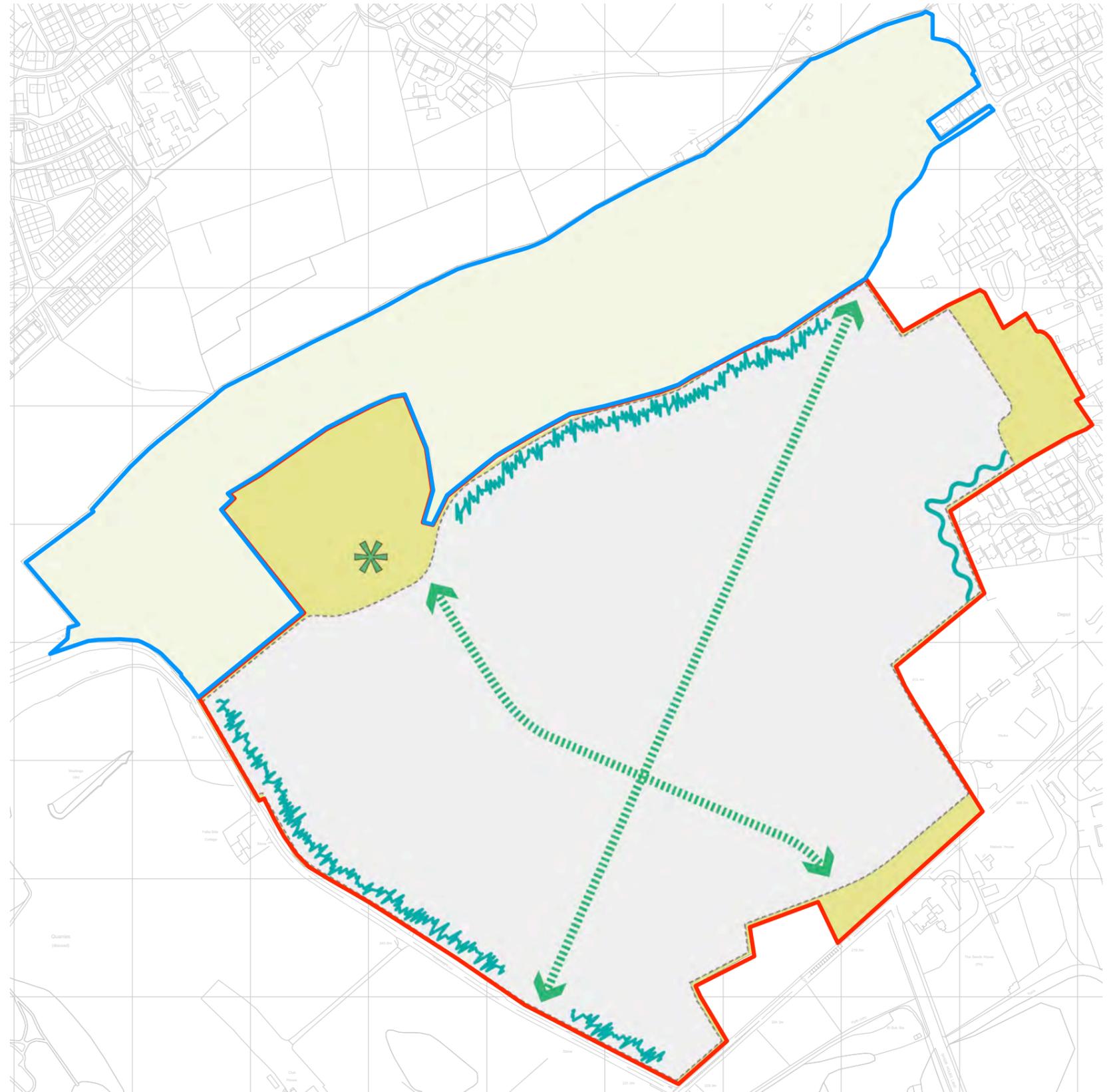
6.7 Green infrastructure

Parameter Plan 4 establishes a network of green infrastructure including structural open space, key green links, landscape edge treatments, and buffer zones.

The structural open space and green links have the capacity to accommodate informal sports and recreation, play areas, ecological mitigation and enhancement, sustainable urban drainage and footpaths.

The masterplan includes a total of 20 hectares of open space, 7.8 hectares of which is within the application site boundary. The remaining 12.2 hectares is the green belt land within the ownership boundary to the north of the site.

PARAMETER PLAN 4



KEY

- Application site boundary
- Green belt land within ownership boundary
- Development area
- Structural open space
- Suggested location for green links / linear parks
- Suggested landscaped edge (dwellings to be set back a minimum of 10m from the northern boundary line/ 20m along the western boundary line)
- Suggested buffer planting
- ✱ Suggested location for natural play area

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