Planning ContactCentre

From: ENVU Biodiversity and Land Use
Sent: 24 April 2025 09:07
To: Planning ContactCentre
Cc: JohnP Holmes
Subject: 2025/90585 at location Hey Farm, Waters Road, Marsden, Huddersfield, HD7 6NJ

Categories: Emma H

Hi There,

Please see ecological commentary below:

Designations
The site is surround by SSSI, SAC, and SPA designations for South Pennine Moors, Dark Peak, Park Clough, and Standedge Road Cutting. As a result, Natural England will need to be consulted or order to review the impact of the application on these areas.

Onsite Species and Habitats

- The site is within an Important Bird Area, is within or adjacent to priority habitats for grassland, heathland, wetland, and woodland.
- Bat EPS licences have returned in proximity to the site.
- The site is also surrounded by good connectivity to wider habitats.

Further information is required prior to decision. Several records for protected and priority species and habitats are present within 1km of the site. A Preliminary Ecological Appraisal of the site / Preliminary Bat Roost Assessment on the building is therefore required prior to decision to assess the site habitats, the likely presence of protected and/or priority species, and the value of site habitats to protected and/or priority species.

BNG
The drawings provided as not acceptable as they do not show a red line boundary, which would show whether BNG is exempt. As a result, appropriate drawings with the RLB and development need to be provided before a consideration of exemption is made.
Due to the points above, it is encouraged for the application to review the possibility of BNG.

Suggested Conditions
To be confirmed.

Many thanks,
Katie
Ecology Team
Planning and Development Service
Place Directorate – Skills and Regeneration
PO Box 1720,
Huddersfield,
HD1 9EL

From: Planning ContactCentre <Planning.ContactCentre@kirklees.gov.uk>
Sent: 22 April 2025 16:58
To: ENVU Biodiversity and Land Use <ENVUBiodiversityandLandUse@kirklees.gov.uk>

Subject: Attached letter from Kirklees Council regarding application number 2025/90585 at location Hey Farm, Waters Road, Marsden, Huddersfield, HD7 6NJ

Dear Sir/Madam

Please find attached documentation relating to the above application.

Kind regards

Kirklees Planning