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For the attention of: Farzana Tabasum – Case Officer

Kirklees Council

[By email: DC.Admin@kirklees.gov.uk]

9 July 2025

Dear Farzana

Re: 2025/62/91202/E

Erection of three storey office extension, alteration of hard surfaced area to car park, with associated works including landscaping; Unit 800, Bretton Park Industrial Estate, Bretton Park Way, Savile Town, Dewsbury, WF12 9BS

Thank you for your notification of 4 July 2025 seeking the views of the Coal Authority on the above.

The Coal Authority is a non-departmental public body sponsored by the Department for Energy Security and Net Zero. As a statutory consultee, the Coal Authority has a duty to respond to planning applications and development plans in order to protect the public and the environment in mining areas.

The Coal Authority Response: Material Consideration

I have reviewed the proposals and confirm that part of the application site falls within the defined Development High Risk Area.

The Coal Authority records indicate that within that part of the application site and surrounding area there are coal mining features and hazards, which should be considered as part of development proposals.

The Coal Authority Recommendation to the LPA

As you will be aware, the Coal Authority's general approach in cases where development is proposed within the Development High Risk Area is to recommend that the applicant obtains coal mining information for the application site and submits a Coal Mining Risk Assessment to support the planning application.

However, when considering this particular proposal, the specific part of the site where the built development is proposed actually falls outside the defined Development High Risk Area. Therefore we do not consider that a Coal Mining Risk Assessment is necessary for this proposal and **do not object** to this planning application.

However, in the interests of public safety the Coal Authority would recommend that the following wording is included as an Informative Note within the Decision Notice:

If any coal mining features are unexpectedly encountered during development, this should be reported immediately to the Mining Remediation Authority on 0800 288 4242. Further information is available on the Mining Remediation Authority website at: [Mining Remediation Authority - GOV.UK](#)

Please do not hesitate to contact me if you would like to discuss this matter further.

Yours sincerely

Chris MacArthur B.Sc. (Hons), DipTP, MRTPI
Planning Liaison Manager

Disclaimer

The above consultation response is provided by The Coal Authority as a Statutory Consultee and is based upon the latest available data and records held by The Coal Authority on the date of the response. The comments made are also based upon only the information provided to The Coal Authority by the Local Planning Authority and/or has been published on the Council's website for consultation purposes in relation to this specific planning application. The views and conclusions contained in this response may be subject to review and amendment by The Coal Authority if additional or new

data/information (such as a revised Coal Mining Risk Assessment) is provided by the Local Planning Authority or the Applicant for consultation purposes.



Making a **better future** for people
and the environment **in mining areas**