Planning and Development Service,
Kirklees Council,
Market Street,
Huddersfield,
HD1 9EL

Your Ref: 2025/62/90103/E
Our Ref: UK0028334.9020
8 January 2026

Dear Sir/Madam,

Full discharge of Conditions Discharge of Biodiversity Net Gain (ref: 2025/62/90103/E)

On behalf of Yorkshire Water ("the applicant"), please find enclosed an application for the discharge of the Biodiversity Net Gain Requirement attached to planning permission ref: 2025/62/90103/E, granted on 22nd July 2025. The consented development description is as follows:

'Erection of Motor Control Kiosk (MCC)'

The Biodiversity Net Gain Requirement attached the original planning permission states:

'The effect of paragraph 13 of Schedule 7A to the Town and Country Planning Act 1990 is that planning permission granted for the development of land in England is deemed to have been granted subject to the condition "(the biodiversity gain condition") that development may not begin unless:

a) A Biodiversity Gain Plan has been submitted to the planning authority, and

b) the planning authority has approved the plan.'

Consideration

The submitted Biodiversity Gain Plan covers the approved development and includes Biodiversity Net Gain Plan and Biodiversity Net Gain Metric. Therefore, this submission fulfils the requirements of condition Discharge of Biodiversity Net Gain Requirement for attached to the original planning permission 2025/62/90103/E.

Application documents

Accordingly, the following documents are submitted in support of this application:

- Completed application form;
- Location Plan
- BNG Metric
- Biodiversity Gain Plan
- Requisite fee of £383.00;

8 First Street
Manchester
M15 4RP
Tel: +44 161 200 5000
wsp.com

WSP UK Limited | Registered address: WSP House, 70 Chancery Lane, London WC2A 1AF
Registered in England and Wales No. 01383511

We therefore trust that you have everything to validate and determine this application. Should you have any questions or require additional information, please do not hesitate to contact me.

Yours faithfully

Flo Mooney
Graduate Consultant