

About the application

Application number: 2026/91494	
What is the application for?:	Outline application for erection of residential development, including associate
Address of the site or building:	Land off, Penistone Road, Birdsedge, Huddersfield, HD8 8XP
Postcode:	

User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	Yes
I write to object to the above proposed development on the following grounds 1. This development is proposed in an area of land that is identified in the Kirklees Local Plan as Green Belt – as such special considerations apply to it. 2. The whole of the village of Birdsedge including this proposed site is land designated as greenbelt. Hence Para 150 of the NPPF is highly relevant to Birdsedge : “ If it is necessary to restrict development in a village primarily because of the important contribution which the open character of the village makes to the openness of the Green Belt, the village should be included in the Green Belt.” 3. It is not a site identified for development in the Kirklees Local Plan 2015 4. The site is identified in the Local Plan as part of the Green Infrastructure of the Dearne Valley and part of the proposed site forms part of the Wildlife Safeguard Area. 5. It would negatively affect the Openness and Permanence of the Greenbelt in this area of Kirklees 6. It does not meet the criteria as set out in Section 13 Paragraphs 142-160 of the National Planning Framework for development in the Greenbelt, Therefore it is inappropriate development in the Greenbelt 7. It would have a significant negative impact on the setting of Birdsedge in the Greenbelt 8. There is no shortage of this type of housing stock in Kirklees 9. There are still significant Brownfield and Grey areas for development within Kirklees. 10. This is not a Grey Field site as set out in Annex 2 of the NPPF but clearly greenbelt – which it has been for some considerable time 11. It is contrary to Section 19 of the Kirklees Local Plan where a. Para 19.2 - states The essential characteristics of the Green Belt are its openness and permanence. Within the Green Belt there is a presumption against development which would be harmful to the purposes of including land within it. Inappropriate development is, by definition, harmful to the Green Belt and should not be approved except in very special circumstances. Very special circumstances will not exist unless the potential harm to the Green Belt by reason of inappropriateness, and any other harm, is clearly outweighed by other considerations. – For this development it is not b. Para 19.4 states National planning guidance places great emphasis on the role and purpose of the Green Belt and states that the countryside it protects should be	

purpose of the Green Belt and states that the countryside it protects should be recognised for its intrinsic character and value. This is one of the core principles underpinning the Green Belt policies in the Local Plan. Any proposal for development in the Green Belt should have regard to these core planning principles. – This development does not.

c. Para 19.7 states that - Within the Green Belt there is therefore a presumption against development which would be harmful to the purposes of including land within it. This development would be harmful to the purposes of including it in the Green Belt

d. Para 19.8 states - It is important that development which is appropriate, or where very special circumstances exist, is not harmful to the visual amenity of the Green Belt and the amenity of neighbours and in all cases that any impact on openness is kept to a minimum.- This development would have a significant impact to visual amenity, the amenity of neighbours and the openness of the this particular Greenbelt in Kirk lees and

e. Para 9.14 which states: National planning guidance states that new homes should be sustainably located and this will normally be within existing towns and villages. The construction of new dwellings in the Green Belt constitutes inappropriate development and requires very special circumstances to be shown before they can be permitted. – There are no very special circumstances that apply to this development.

12. The development would negatively impact on the bio diversity of the area

13. It would remove agricultural land used for food production (the raising of cattle and sheep).

14. This application should be reviewed in conjunction with planning application 2025/9357 the proposal for the development of land off Barnsley Road, Upper Cumberworth. This proposes the building of 120 plus houses on the greenbelt. The combination of the 70 plus houses proposed by this development with the 120 plus houses for Upper Cumberworth would create in the Kirklees Green belt a new settlement of almost 300 houses – almost double the size of the number of houses that make up Birdedge.

15. It would have a significant detrimental impact on biodiversity in the area and negatively impact on the current conservation status of the River Dearne.

For the above reasons I object to this development