

DC Admin

From: Cllr Tina Bamford
Sent: 11 August 2026 19:45
To: DC Admin
Subject: Planning application 2026/60/91494/E

Categories:

Please add my objection to the comments unredacted.

OBJECTION TO PROPOSED DEVELOPMENT – 70+ DWELLINGS, BIRDSEDGE

I wish to formally object to the proposed development of 70+ new houses in Birdsedge, particularly given the scale and location of the proposal.

The development would represent a significant expansion of the village, increasing its size by approximately 40%. This is far beyond what could reasonably be considered a proportionate addition to the existing settlement and would have a substantial and lasting impact on the character and identity of Birdsedge.

Loss of Green Belt

I strongly object to the inappropriate development of Green Belt land.

Green Belt land is an important planning resource which serves purposes beyond simply preventing development. It helps to maintain the openness of the countryside, prevents neighbouring settlements from merging, protects the character of rural communities, and provides an important buffer between built-up areas.

The proposed development would result in a significant loss of openness and would permanently change the rural setting of Birdsedge.

Given the scale of the proposal, I do not believe that the harm to the Green Belt and the wider landscape can be justified.

Scale and impact on Birdsedge

A development of more than 70 homes would represent a substantial expansion of a relatively small rural village.

The cumulative impact of such a large development would fundamentally alter the character of Birdsedge and place considerable pressure on existing services and infrastructure.

Development should be appropriate to the scale, character, and capacity of the settlement. This proposal is simply too large for Birdsedge and would result in an unacceptable urbanisation of what is currently a rural community.

Highway and road safety concerns

The proposed location raises serious concerns regarding highway safety and traffic generation.

The development would inevitably increase the number of vehicles using the surrounding road network, including during school drop-off and collection times.

The fact that the proposed development is located along the main road and opposite the school makes this particularly concerning.

Additional traffic, pedestrian movements, and construction traffic would create further risks for children, parents, residents, and other road users.

I ask that the highway implications of the proposal are fully and independently assessed, including the cumulative impact of traffic generated by the development and the safety of children accessing the school.

Impact on the school and local services

The development would place additional pressure on the local school and other community infrastructure.

A development of this scale has the potential to generate a significant number of additional school-age children and increase demand on already limited local services.

The applicant should demonstrate that sufficient infrastructure and capacity exists to accommodate the additional population without placing an unacceptable burden on existing residents and services.

Landscape and visual impact

The development would cause significant harm to the rural landscape and the visual setting of Birdsedge.

The introduction of more than 70 houses, associated roads, lighting, parking and infrastructure would have a substantial visual impact and would erode the open countryside which currently contributes to the character of the village.

The development would also establish a precedent for further expansion of Birdsedge, potentially resulting in the gradual erosion of the village's rural identity.

Infrastructure and sustainability

I am also concerned about whether the existing infrastructure is capable of supporting a development of this scale.

The impact on drainage, water supply, sewage, roads, footpaths, public transport and other local services must be properly considered before any decision is made.

It is not sufficient to consider the development in isolation. The cumulative impact of development in the wider area must also be taken into account.

Conclusion

For the reasons set out above, I strongly object to this proposal.

The development represents an excessive and disproportionate expansion of Birdsedge and would cause unacceptable harm to the Green Belt, landscape, village character and highway safety.

The location opposite the school is particularly concerning given the likely increase in traffic and pedestrian movements.

I respectfully ask the Planning Committee to **refuse the application** on the grounds of:

- Inappropriate development within the Green Belt;
- Loss of Green Belt openness;

- Significant landscape and visual harm;
- Excessive scale and disproportionate expansion of Birdsedge;
- Harm to the character and appearance of the village;
- Highway capacity and road safety concerns;
- Increased traffic around the school;
- Pressure on local infrastructure and services; and
- The cumulative impact of development on the rural character of the area.

I would ask that the Planning Authority gives significant weight to the protection of the Green Belt and the need to ensure that any development is genuinely appropriate to the scale and character of Birdsedge.

I therefore strongly urge the Planning Committee to refuse this application.

Kind Regards

Tina

Tina Bamford

Kirklees Councillor for the Denby Dale Ward

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