

KIRKLEES METROPOLITAN COUNCIL

PLANNING SERVICE

UPDATE OF LIST OF PLANNING APPLICATIONS TO BE DECIDED BY

PLANNING SUB-COMMITTEE (HUDDERSFIELD AREA)

21 JULY 2022

Planning Application 2022/90852

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Erection of mixed use development of retreat building and 5no. dwelling houses with integral garages

41, Ashbrow Road, Fartown, Huddersfield, HD2 1DX

7.0 PUBLIC/LOCAL RESPONSE:

To clarify the date quoted at paragraph 7.1, the publicity period ended 1st May 2022.

10.0 APPRAISAL:

Biodiversity: (Paragraph 10.36)

Supplementary Ecological Information – by Futures Ecology, reference FE198/SEI01 was received 13th July 2022.

The Council Ecologist has been notified of this and his comments are awaited.

The Planning case officer's observations, at this stage, are that the report appears to have been conducted to a high standard and that it indicates that the development can be undertaken without causing harm to bats or other protected species. The report, if confirmed as acceptable by the Council Ecologist, can form the basis for calculating the appropriate amount of Biodiversity Net Gain. This should usually be calculated using Biodiversity Metric 2.0 as set out in the Biodiversity Net Gain Technical Advice Note. This is a Minor planning application but as the location is within the Kirklees Wildlife Habitat Network, it is deemed to be 'sensitive' and the exception in paragraph 4.3.1 of the Technical Advice Note would normally apply.

Recommendation:

As the comments of the Council's Ecologist on the submitted supplementary ecological information are awaited, the recommendation set out in the report is unchanged.

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