

From: Planning
Subject: FW: 3/2020/1091 planning application Coars Farm BD23 4SN - FAO Laura Eastwood

From:
Sent: 08 February 2021 14:09
To: Planning <planning@ribblevalley.gov.uk>
Subject: 3/2020/1091 planning application Coars Farm BD23 4SN - FAO Laura Eastwood

8th Feb 2021

Good Afternoon

We are not sure why we haven't been consulted prior to now, but we have just learnt of this application through a neighbour. We are extremely concerned and disappointed by the planning application submitted by Coars Farm.

We moved into the [redacted] farm almost a year ago. [redacted] Lancashire Farm, Forest Banks Brow, [redacted] returning to the area after having previously lived at the applicants address itself for over 12 years. [redacted] I raised my 3 children at Coar's Farm and have very fond memories, yet I was happy to see the developments of the garden centre and reclamation yard, and we are frequent visitors there.

However, this new proposal for further developments is horrifying.

We are extremely unhappy to see proposals of this scale. It is grossly inappropriate for the location.

Myself and our neighbours have lived here for many, many years, and we see ourselves here for many more. We choose to live here for nature, the quiet, the agricultural setting, and wishing to be surrounded with natural landscape. We have every right to see this is retained and protected.

Our main reason for the objection, although there are several, is the traffic. As it stands this is already an issue. These roads were not designed to cater for large volumes of traffic, and it is at breaking point as it is. It is littered with blind spots, bends/dips, single lanes etc.

We can see the traffic report was carried out at untypical time - during lockdown in winter. The reality is very different. The report does not take into account the narrow, part single track nature of the road. And the high volumes of agricultural vehicles, which in our opinion take priority over holiday makers.

We ourselves have previously explored other access routes into our own house due to the traffic as we don't feel safe to pull out onto the road as it is.

The application lists 12 full time employees and 16 part time - this would see the road backed up to Settle before the 100+ guests have even begun to arrive!

We have concern also for the safety over the growing number of cyclists who use this road to travel to Gisburn Forest and are already in danger from cars and the many motorcycles who speed down the road at weekends toward Settle.

In additional we have the same concerns as the neighbours over the water supply. We also have to rely on pumps and header tanks to get enough water pressure through the house. If this was to worsen or be put under more under more strain, we would have a serious problem.

Regards,

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

From: Planning
Subject: FW: Form completion: Planning Application Comments Form

From: webmaster@ribblevalley.gov.uk <webmaster@ribblevalley.gov.uk>
Sent: 07 February 2021 10:31
To: Planning <planning@ribblevalley.gov.uk>
Subject: Form completion: Planning Application Comments Form

FORM DETAILS

Web Ref No: 23805
Form: Planning Application Comments Form
Completed: 07/02/2021 10:31:05
Status: Pending

USER DETAILS

Site user email: Unregistered user

USER INPUTS

title: [REDACTED]
LastName: [REDACTED]
firstName: [REDACTED]
numberName: [REDACTED]
postAddress: [REDACTED]
postCode: [REDACTED]
refNo: 3/2020/1091
addDev: Coars Farm Garden Centre Settle Road BD23 4SN

comments: I wish to object to the planning application 3/2020/1091 - I am concerned that there will be a huge increase in the amount of traffic using the nearby rural roads. There are lots of accidents on Settle Road now. I am also concerned about the water supply. I rely on pumps to pump the water to my house. During dry periods or hot periods I suffer from low water pressure and sometimes I am left with no water. United Utilities are aware of the problems, As we are on the same mains water line as Coars Farm I am concerned that the supply will not cope with additional house / buildings being added to the supply.

