

Tuesday, 30 May 2023

## **objection planning app 3/2023/0339**



Fao Ben Taylor

[Redacted]  
[Redacted] sole access is through the  
driveway of cuttock clough house

I wish to object to the above planning application

- 1) the government want to support sustainable communities what is more beneficial a holiday let in an already oversubscribed aonb or a long-standing member of community being able to remain in their home with support from family which the granny annex provides!
- 2) As core strategy 'have regard to public safety and secured by design principles'. The implied driveway crosses over the access to lawned/play area for free range grandkids and dogs creating a significant risk to them and the access to garages and farm vehicles as the property is still in agricultural use! The annex overlooks the lawn where the grandchildren and friends play and strangers watching them is a severe cause for concern!
- 3) The granny annex is accessed through farm track, unmade road and weak bridge further traffic is only going to further damage it no plans by applicants for maintenance have been included!
- 4) I have concerns that the property is surrounded by a watercourse that regularly floods due to lack of maintenance and debris in said property the removal of more vegetation and adding more patio and hardstanding are only going to cause more flooding and damage to road which has to be repaired continually!
- 5) The drainage in place is unfit for purpose! Added to this is a new septic treatment plant location unknown affecting the wildlife, water and farm grazing land surrounding said property!

- 6) The conditions imposed in application 3/2007/1039 and following 3/2008/0825 the wall attaching the two properties have been removed by the applicants in February 2023 prior to this application without removal of condition.
- 7) The parking is insufficient for a 3 bedroom property as the planning application firstly considering there isn't an access in place to get to the parking area ! It's solely pedestrian as it stands and parking in front of cuttock clough house for claimants alone! A 3 bedroom property need at least parking for 3 cars and deliveries on top!
- 8) The property is in a rural location which is a habitat for many wildlife species bats included are regular visitors to both properties and have been roosting in annex whilst it has been empty I note no bat surveys have been included!
- 9) The granny annex is in extremely close proximity and shared access means that the security of cuttock clough house is compromised rural crime in the area is significant and being unable to keep the property secure causes concern [REDACTED] plus the nuisance from service users if there is a problem the applicants [REDACTED] who is going to deal with any issues!

Yours Sincerely

[REDACTED]