Burnett, James

From: Planning Comments (SMDC)
Subject: FW: Comment Received from Public Access

-----Original Message-----
From: planningcomments@staffsmoorlands.gov.uk [mailto:planningcomments@staffsmoorlands.gov.uk]
Sent: Monday, June 05, 2017 9:26 AM
To: Planning Comments (SMDC)
Subject: Comment Received from Public Access

Application Reference No. : SMD/2017/0218 Site Address: 5 DRAYCOTT OLD ROAD FORSBROOK STAFFORDSHIRE ST11 9AL Stoke-On-Trent
Comments by: M Downward
From:
Bank House Cottage 60
Cheadle Road
Forsbroook
Stoke on Trent

ST11 9AS
Submission: Objection
Comments: Dear sirs,

There are a number of issues with regard to this planning application which give rise to my objections.

1. My property is currently not overlooked by any adjoining property, with the exception of two small windows behind a hedge to the rear from 58A Cheadle Road. The privacy entailed by this was a major decision in our purchase of the property. Any additional development would impair this.

2. Any further developments in the area would change the outlook we have from our property. Currently where our property faces the proposed site there is no visible development apart from a recently opened gap where the owners of the site have already begun to clear some trees and foliage.

3. Further or any removal of trees would undoubtedly change the appearance and feel of the overall area. Forsbrook, despite being on a major road, still retains the character of a small rural village. This would be seriously undermined further if the development is allowed to proceed.

4. The proposed development would increase traffic on Cheadle Road at a position where it is already dangerous due to the current bends from both directions, the junction with Dilhorne Road and, despite speed restriction signs,

vehicles regularly exceeding the speed limits. It is only a matter of time before a serious accident occurs at this location. Leaving my property can sometimes be similar to a game of roulette.

5. The traffic situation on Draycott Old Road also needs to be considered. There is little if any 'off street' parking for the house of the proposer and those nearby. The development plot is meant to be the rear access for number 5, removal of this will exacerbate the parking problems on a narrow, twisty country lane with little if any footpath.

6. The site plan from the architects Messrs Hewitt and Carr, is again significantly inaccurate. It details the development site/plot extending beyond the actual site boundary across public footpath/council land. If this is the case it will impinge upon normal transit of pedestrians, the entry and exit to my property, also numbers 58A and 58. Again increasing the potential traffic issues at a dangerous position.

7. Finally any major construction / development work will impact severely on our own ability to enjoy our own property and garden, in a 'normsl' civilised manner.

I trust these comments are clear and understandable and are issued to support my objection to this proposal. If you require and further help or information, please do not hesitate to contact me.

Yours faithfully

M Downward