From: planningcomments@staffsmoorlands.gov.uk
To: Planning Comments (SMDC)
Subject: Comment Received from Public Access
Date: 10 April 2019 08:41:26

Application Reference No. : DET/2019/0006
Site Address: Redundant Farm Buildings Blakeley Lane Dilhorne Staffordshire
Comments by: Mr & Mrs J Bradbury
From:
2 Eastview
Blakeley lane
Dilhorne (Kingsley Moor)
Dilhorne

St102ps
Phone:
Email:
Submission: Objection
Comments: Barn conversion DET/2019/0006

Please read fully,

Dear sirs

it is with great concern that plans have been yet again submitted for the conversion of smithy farm barn / outbuilding without addressing the safety of the entry / exit of current established houses supplied by the lane leading to this development barn.

Currently & historically the barn end of this lane has been used for all 4 houses to turn around safely including food delivery¿s & daily postal vans residents & any visitors, so no one has to reverse out onto oncoming speeding traffic on what is a dangerous blind Main road junction, recently the very site of a four car pile up & additional 2 incidents where cars have gone through the hedge within 30 ft near by.

Without proper consideration of the safety of the current homes leaving & entering this narrow supply lane their is great potential for the lane to be blocked up or left without a turning circle, meaning incoming & current home occupants & their visitors would be left in imminent danger.

This we pointed out to the previous owners who sold the site without consideration & now the new developer who owns 2 of the current 4 homes wishes to develop the far barn, again without written assurance that the turning circle for all would remain, it could also result in the new barn conversions vehicles parking/ blocking up this vital narrow supply lane as the lanes ownership lies with the far barn / field access deeds.

Each current house has parking off lane for two cars only (8 total). There is no provision to park on the busy main road. Any additional cars/ plus visitors, park within the lane & always have done, having first freely turned around at the far barn end. The lane can only accommodate 3 cars carefully which is easily filled as there are sixteen adult bedrooms within the current houses that this lane serves. Potentially all of which could have a car!

Please could any parking provision for additional vehicles & visitors associated with the newly proposed barn be allocated space within the new development & a full turning space (L shape) be Formaly made & left unblocked for the current historic four homes when considering this application.

As the road is so regularly associated with speeding vehicles & accidents it is imperative all current homes are allowed free flow in & out of this supply lane as pervious brief delays when turning in & out have resulted in a crash!

The last owners of the lane had owned the current situation & free flow movement for over 150 yrs having sold off the adjacent land for Eastview cottages 112 yrs ago to be built on & then splitting smithy farm into two small cottages which they rented out.

Now the barn is being carved off yet no one is looking at, or ensuring the Four established properties are left safe - we ask under the planning guides that both the free turning circle (L shape) is respected & honoured & that all vehicular requirements for the new build parking spaces are addressed within the developed barn yard & not taken up on this vital narrow supply lane.

The lane has a right of way public footpath going along its full length to the style at the side of the barn gate which also allows entry to the newly carved off 4 acres of green belt land for field access & septic tank emptying. The used footpath continues down the field to consall.

Additionally I believe the barn conversion Is meant solely for a domestic home & not a business which again would cause increased risk & blockage to the four current homes. We would strongly reject a business case as the current redundant buildings have only seen storage & removal of approximately 3 days a year, during the last two decades! - this lane would not support a safe business random flow of traffic.

This vital supply lane to the original single smithy farm building was for horse & cart, for horses hooves to be re shod, now modern day transport & speeding traffic/ car use has to be accommodated for & updated to ensure safe movement in & out of this same lane for its now 4 (plus 1 suggested) homes joining this dangerous main road.

Please let it be known 2 of the current 4 homes on this lane are owned by the developer so would not show objection. We neighbor these & are supplied by a right of way to Eastview on this lane yet where not informed of the recent application.

Yours sincerely

Mr & Mrs J Bradbury

2 Eastview

Blakeley lane

Kingsley Moor

St102ps