

From: planningcomments@staffs Moorlands.gov.uk
To: [Planning Comments \(SMDC\)](#)
Subject: Comment Received from Public Access
Date: 13 July 2021 20:42:48

Application Reference No. : SMD/2021/0454
Site Address: Land off Clewloes Bank Bagnall Staffordshire
Comments by: Bagnall Parish
From:
60
John Street
Biddulph
Stoke-on-Trent
Staffordshire
ST8 6AT

Submission: Objection

Comments: Bagnall Parish Council STRONGLY OBJECTS to this application on the following grounds:

 The proposed development is upon designated green belt land.

 The proposed position of the buildings is opposite to other surrounding structures facing the road with enclosed rear gardens. Therefore, the impact on the skyline as viewed from Stanley Pool would be significantly adversely impacted.

 The development would adversely affect the character and history of the village.

 The development has the potential to adversely affect the flora and fauna of the area.

 There is no identified need for this type of development within Bagnall parish.

 The scale of the development is an over development of the site and does not fit with the Parish Council's plan to see modest, incremental development of infill sites.

 If potential residents did own a vehicle, the development would create an increase in traffic flow onto Clewloes Bank which would cause a major hazard given the access road proximity is at the top of the hill and on a blind bend in the road.

 There is very limited access to public transport within the village which would affect those potential purchasers who did not possess a vehicle.

 Councillors did not feel that this development is in line with SMDC's Local Plan 2014-2033.

 Given the potential risk and impact this proposal would have the granting of planning permission needs to be reviewed and possibly moved from delegated decision to full committee dependent upon officer's recommendation.

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