

Carolyn Flunder
Fole Spring Farm, Fole
Staffordshire
ST14 5EF

28 September 2021

Planning Department

Staffordshire Moorlands District Council

By email to: planning@staffsmoorlands.gov.uk

Dear Planning department,

Fole Dairy - Application number SMD/2021/0550.

Further to your letter dated 19 September 2021, I would like you to take my views into consideration about the planning application for Fole dairy.

- The street view BB shows all the houses very close to and facing the road. The existing houses in the hamlet of Fole do not face the road or are set back from it behind gardens and hedging. So this design is not in keeping with the current rural setting of the existing houses in the hamlet of Fole.
- House No: 1 appears to have an access drive way to it directly from the A522 opposite the farm driveway. Why is this house not accessed from the 'internal road' on the new development? A driveway directly onto the main road will cause a traffic hazard, as the residents may park on the highway or delivery vans may do so causing an obstruction. This can be resolved by accessing this house from the back past house No 2.
- House No: 48 appears to have a footpath from the house to the main road, this again will encourage cars and delivery vans to park on the main road. This will create a road hazard and could be easily rectified if this pathway is removed and any access to the house is via their driveway.
- All the houses positioned closest to the A522 will suffer from road pollution; this should be mitigated by positioning them as far as possible within the boundary of the new development, with gardens and hedging closest to the road. Staffordshire County Council are currently running a campaign to make people 'air aware' about how 'air pollution damages your family's health'. Why are the houses positioned so close to the road and not further away from it, with gardens closest to the road and the whole development behind hedging?

- Flood Risk – the flood risk to the houses on the opposite side of the road, Fole Spring Farm, St David's Cottage, Hawthorne Dene and the Square has not been sufficiently investigated in order to establish if the new development will enable flood water from Broadgate Hall Brook to flow 'downstream' under the road and away across the new development site to the river. In heavy rain the brook breaks its banks, floods the culvert and tops over the A522 road across the Fole dairy site close to house No 36.

I hope you will take these points into consideration when reviewing this application and work with the developer and the existing neighbours to improve the design of this new estate to remove the highway danger, pollution and flood issues, caused by the design of this new housing estate.

Kind regards

Mrs C. Flunder