

6 Heather View
Ball Green
Stoke on Trent
ST6 8BB

25th April 2022

Staffordshire Moorlands District Council
The Planning Department
Moorlands House
Stockwell Street
Leek
ST13 6HQ

For the attention of Ms Jane Curley

Planning application SMD/2022/0076 – Construction of a temporary Battery Energy Storage System on land off Bemersley Road, BALL GREEN, Stoke on Trent

I wish to register my objections to the above planning application so that it is placed on record. I wish to strongly object to the development of this site for the following reasons:

- This is inappropriate development of Green Belt within Stoke on Trent, as is against the National Planning Policy Framework Section 13, paragraph 137.
- Development of this type and size is not consistent with local planning frameworks and will cause irrecoverable harm by allowing the merger of the outlying villages of Ball Green and Brown Edge – this is urban sprawl and cannot be excused by using the wording of “temporary construction” when the proposal is for 40 years.
- The very special circumstances as required by the National Planning Policy Framework (NPPF) paragraph 147 for the development in the Green Belt are not met by this application:
 - There are already Brownfield sites that have been identified particularly in the village of Ball Green, one just 850 metres away from this site. This is absolute evidence that there are no special circumstances to allow this development to proceed on Green Belt.
 - As the NPPF clearly states at paragraph 151 “When located in the Green Belt, elements of many renewable energy projects will comprise inappropriate development. In such cases developers will need to demonstrate very special circumstances if projects are to proceed”. With other sites available in the immediate location there are no special circumstances for this to proceed.
 - The storage of electricity which is taken from the National Grid and then sold back to the National Grid is not increasing the production of energy from renewable sources.
- Battery storage units and related equipment are well documented to be a fire hazard, thus requiring access for emergency vehicles at all times. The proposed site would require a permanent roadway to be in situ for any fire service vehicles to access the actual battery units. It would also require a source of water. This is unacceptable in Green Belt.
- The site itself is home to various animals, flora and fauna and forms a natural corridor through which the River Trent flows from Knypersley reservoir into the city itself. The land also has feeders that connect to the Cauldon Canal.
- Any fire would cause irreparable damage and pollution to the River Trent and Cauldon Canal, this is a risk that cannot be overlooked.

- Incidents of serious fire and explosions, which release toxic gases, at other battery storage units suggest that there is a danger to the public, increasing pressure on emergency services.
- This site is also within close proximity of two primary schools, one at Ball Green and one within Brown Edge.
- It is false to say that the proposal will be unseen as it will be screened through planting, this will take 15 years to establish.
- The Noise Assessment document clearly states that noise associated with the development exceeds the prevailing background noise levels at the receptors closest to the southern point. The document does in fact mention just once in amongst its 32 pages that the reference noted as NSR2 is Heather View, my own street. However, throughout the document is then simply talks of NSR2, I fear a convenient way of hiding the fact that this in our home and we will be affected by noise!
 - It alleges that it has taken noise levels during December 2021 and then through modelling it has assumed what the noise levels will be. The difference then being the effect on ourselves. However, during December 2021 Bemersley Road saw a significant increase in traffic due to road works that closed the opposite end of the road at the junction with Knypersley Road and Ford Green Road, the main arterial route, and diverted traffic back along Bemersley Road, as the only exit out of Ball Green. This will affect the starting point of the noise monitoring which in effect will mean that the noise level differences will be even higher than reported.
 - That said at table 5.1 of the report it clearly states that the increase in noise from the proposal throughout the day will have an ADVERSE IMPACT on those in the NSR2 location. Worse still it goes on to say in table 5.2 that this will be a SIGNIFICANT ADVERSE IMPACT at night! Ridiculously at 5.13 the report concludes that “further consideration of mitigation is not warranted at this time. This is grossly misleading and an unacceptable loss of my private amenity and will have an adverse effect on my health when I am unable to sleep.
- Travel to and from the site during the 8 months of construction will see a large number of articulated lorries travelling through Norton in the Moors and Ball Green, Stoke on Trent
 - The roadway is extremely narrow in parts
 - This is a main pedestrian area with many school children using the narrow pavements running this length of road
 - The road passes by not only the main village shops, but a doctor’s surgery, health centre and a children’s park
 - These are unacceptable safety hazards and cannot be allowed.
- It will not only cause a safety hazard as articulated lorries navigate the narrow points and blind bends of Bemersley Road but will also damage the highways
- The removal of our hedgerows to create a “wide enough” access to facilitate the turning of articulated lorries in and out of the site is an unacceptable loss, and against Staffordshire Moorlands Local Planning policy (Sept 2020) which clearly states in Policy NE2 it will protect established Hedgerows by retaining them, unless the need for, and the benefits of, the development outweigh their loss. As there are alternative sites available this development does not outweigh their loss.

Yours sincerely

Mr R Hill