

From: planningcomments@staffs Moorlands.gov.uk
To: [Planning Comments \(SMDC\)](#)
Subject: Comment Received from Public Access
Date: 31 May 2022 15:47:13

Application Reference No. : SMD/2022/0260 Site Address: 3 Rochford Close Leek Staffordshire ST13 8JH
Leek Comments by: Mr & Mrs Stockley

From:

15
Rochford close
Wallbridge
Leek
Staffs.
ST138JH

Phone:

Email:

Submission: Objection

Comments:

First of all, why as of yet have I or none of the residents I've spoken to been notified of this resubmission, I found out of it through a neighbour!

My original objection still stands but to summerise;

1. All the houses on this close have an attached garage, removing a garage to squeeze in a houses with no garage is not within keeping with the area and there is no president for garden grabbing on this estate anywhere.
2. All the houses are uniformly distanced not so the proposed development.
3. The parking bays proposed will be usable as the area is used for parking of residents families and visitors, most houses drives only accommodate one car at present. Most of the residents are retired and only have one car but as more families move in parking will be come more and more difficult.
4. The proposed parking bays will increase vehicles using the close as the proposed house is a family home and they no doubt will have visitors that will need parking.
5. Loss of above parking space will force cars onto (the already busy at school times) Wallbridge Drive near to the brow of the hill or residents maybe forced to turn their gardens into driveways increasing water run off. As this is a cul de sac there are already houses in the corners that have limited parking and cars have to park in the turning area, making turning difficult without using someones drive.
6. The grids on wallbridge drive, already to struggle with the volume of water run off, the grid below the school has on many occasions been forced off by the volume of water without replacing grass with concrete.

7. I question the scale of the plans as it makes it look like the development isn't crammed in. I live in the same type of house but even with a full garage, if 3 cars were on my drive its very difficult to get past them, so how is this possible with no garage? I really hope the planning officer comes to view the site to see how the proposed development will be shoehorned into a small piece of garden.

6. The proposed house is too close to the corner and the road which is a considerably higher than the proposed development, meaning a lot of earth will have to be removed to provide a level base for the footings, with the possibility of damage to the road and longstanding hedge.

Do you really need to print out this Email? Be green - keep it on the screen.

This email is intended for the addressee(s) only and may contain sensitive, privileged or confidential information that could be protectively marked. If you are not the addressee please do not use the information in any way. If you have received this email in error please notify the sender immediately and delete it from your system. Thank you.

The Council may be required to disclose this email or any responses to it under the Freedom of Information Act 2000. The way in which we handle personal information is set out in our privacy notice and is available at <https://www.staffs Moorlands.gov.uk/YourData>
