

From: planningcomments@staffs Moorlands.gov.uk
To: [Planning Comments \(SMDC\)](#)
Subject: Comment Received from Public Access
Date: 07 January 2023 13:47:26

Application Reference No. : SMD/2022/0458 Site Address: Woodland View Tenford Lane Tean Staffordshire
ST10 4EL Stoke-On-Trent Comments by: Robert and Lisa Johnson

From:

The Conifers
Gorsty Hill,
Tean
Tean Stoke on Trent
Staffordshire
ST10 4EL

Phone:

Email:

Submission: Neither

Comments: Re SMD/2022/0458

Dear Sirs

It should be noted that the original application for the above proposed building was based, submitted and passed on fraudulent information submitted, as SMDC failed to assess and verify the information given at that time. which has resulted in a catalogue of upsets, errors, bending of rules and regulations to suit with no attention paid to the issues raised by local householders. The site has never been used as commercial and this has been proven with supportive documentation demonstrated on many occasions in previous applications for building. which has been chosen to be ignored.

NO PASSING POINTS - ONCE AND FOR ALL, THERE ARE NO PASSING POINTS ALONG THE PRIVATE LANE OFF GORSTY HILL TO THE PROPOSED BUILDING SITE. The submitted plans for access to the building site are incorrect and illegal as they illustrate passing points on land that is privately owned by property owners. At The Conifers, our land, this is listed as a passing point on drawings but is actually our land and we will be using this land shortly so this will not be a passing point!!!

JUNCTION AT THE END OF OUR LANE ONTO GORSTY HILL LANE - this is extremely dangerous at the best of times especially when turning right up the hill. You cannot see what is coming down the hill on the right as it is narrow and dark. Traffic come down the hill very fast and do not realise our lane is there. Cyclists and pedestrians are in danger and also are a danger here. There is no street lighting along Gorsty Hill Lane or down the private lane. There are a lot of dog walkers and general public who use the Lane. A SITE VISIT IS EXTREMELY NECESSARY TO DOCUMENT AND ENCOUNTER THE DANGERS HERE, IT IS NOT WISE TO JUDGE THE DANGER BY USING GOOGLE MAPS OR ANY MAP. THIS NEEDS TO BE ASSESSED IN PERSON.

NARROW LANE TO PROPOSED BUILDING SITE - this is very twisty and narrow with high sides so it cannot be made wider. The General Public and residents have to access the lane with great care at all times especially at night as there is no street lighting in the lane or on Gorsty Hill Lane. Disabled people have to take extra care as per the Equality Act 2010 where the needs of people with disabilities and reduced mobility in relation to all modes of transport. There are no safety places for pedestrians to go to when meeting traffic along the lane, bearing in mind the lane and the proposed building site are public rights of way. If the proposed plan

for building goes ahead, this will no doubt result in a much higher risk of accident and danger to life to all.

THERE ARE NO SERVICES AT THE PROPOSED BUILDING SITE- to install and supply here, it will mean big finance to install services and a big disturbance to the surrounding countryside, bearing in mind that we are in an area documented as being listed of being outstanding natural beauty, especially to the existing wildlife.

Therefore, it is highly suggested and should be sensibly noted that a site visit is essential for the proposed site. A site visit should take place for the whole area to include the access lane and not just the housing site. LOOKING ON GOOGLE MAPS ETC IS NOT RECOMMENDED IN THIS CASE!! Any current documentation/maps/plans need to be reassessed to scale and corrected to adhere to legal and binding rules. Health and safety rules need to be assessed and applied according to Government guidelines. All these are not currently taken into consideration.

One more personal point from myself - I do not expect to step out of my front door on my property to be verbally abused by Mrs Collier again as was my previous experience. Any more of this and I will be taking this matter further, and highlighting issues of why this is happening!!!

Yours sincerely

Mrs Lisa C Johnson

The Conifers

Gorsty Hill

Teian

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