

Application Reference No. : SMD/2024/0546 Site Address: DERELICT PLOT OF LAND OPPOSITE EARL GREY INN Wood Street Leek Staffordshire Comments by: Jackie Smith

From:

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Submission: Objection

Comments: I am opposing the planning application to place to convert the derelict ground on the corner of wood street. I opposed this when planning went in last year and my views have not changed, in fact there are more concerns that need to be addressed but nobody seems to be able to answer these questions.

There is a wall between my property and the proposed site, if this wall is to be removed then the general public could access the rear of my property, it could also mean that vehicles using the site could drive over the front of my property, this is a safety issue especially when I have family visiting.

Other unanswered questions are where will the street light be relocated too and will this cause any problems accessing my property.

On this new application it states that the conditions that were previously refused have now been addressed by both the highways and heritage, how has this changed? This part of wood Street is still on a conservation area, that can not be changed, and the street also remains unchanged as the plans still have the entrance and exit on the narrowest part of wood Street extremely close to the junction of the main ashbourne road. Although this plan is showing that only one charging point will be erected thus creating more room for vehicles to manoeuvre within the site, how can this be done safely when vehicles come in different sizes? Exiting this site on this part of the road is dangerous to passing pedestrians especially when cars are travelling back and forth at speed. Wood Street is a highly populated residential area and is one of the main routes for dog walkers on their way to the recreation ground.

At present there is not enough parking for residents that live on wood Street and this already is a problem with vehicles blocking access to neighbouring properties, if this plan goes ahead and was to be proved popular then where would vehicles waiting to access the site park and wait? The fact that when the case officer for this planning application parked on my driveway (without permission) while taking photographs of the site proves that Wood Street already has a parking problem. Wood Street is especially busy at peak times due to drivers cutting through to cut out the main ashbourne road.

Last year when I contacted the company that have purchased the land they promised that they would come out to look over the site and speak with neighbours, this never happened.

The application mentions about is the land known to be contaminated? This was answered as no, the garage occupying the site at present is believed to contain asbestos in the roof area.

The company put traffic regulating measures in last year without permission from the relevant people, this was only in place for one week which just happened to coincide with the football tournament (euros), there was not as much traffic on the roads during this time as people were either watching the tournament from their own home or walking to local pubs.

Although I'm not against a greener future I am against this site being used for this purpose due to the placement being on a single file street next to a busy main road.

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