

From: planningcomments@staffs Moorlands.gov.uk
To: [Planning Comments \(SMDC\)](#)
Subject: Comment Received from Public Access
Date: 08 April 2025 17:57:54

Application Reference No. : SMD/2025/0139
Site Address: LAND AT Bradshaw Lane Ipstones Staffordshire
Comments by: David Johnson
From:
Barnfield

Bradnop
Leek
Staffs
ST13 7NN

Phone:

Email:

Submission: Neither

Comments: Until today the interactive planning map and the plans submitted with the application have been different although all had been given the application number SMD/2025/0139. The former showed land to the south of White Chimneys on Bradshaw Lane while the latter showed a larger area centred on Padwick Farm and Bradshaw Farm and lying further to the north/northwest of the first plan. This second area did not appear on the interactive planning map at all. As a result there must be interested parties who, like myself, were led to the conclusion that if there were any current application it was in respect of land to the south of White Chimneys.

The discrepancy in plans was reported yesterday and as of today the incorrect plan has been removed from the interactive plan. However when last checked this plan had not been amended to include the correct plan. The submitted plans are in any event of such poor quality when read at iPad scale that it is impossible to be sure whether a particular area of land is included or not. My property would appear to be on the northern boundary of the site but is completely obscured by a logo on the layout plan. I have had no contact or information from the applicants.

The Padwick EIA Screening Letter forming part of the application states that the sites consist of open fields with boundary hedgerows and scattered woodland features in the surrounding area. The overview provided by the Padwick Layout Plan show that the woodland features are more concentrated than this and that individual generators are often to be sited alongside woodland or in individual grazing areas which are surrounded by woodland.

Large areas of land immediately adjacent to the planning site are part of the Churnet Valley SSSI (site reference 15WW3). Again it is difficult accurately plot these without better plans. Natural England are not shown as a consultee in respect of the application. Are their views collected in some other way?

The application land is adjacent or very close to the RSPB reserve at Coombes Valley. They are not shown as consultees but presumably their views will be collected and taken into account in some other way?

I believe that there are other statutory designations such as Local Nature Reserves which may affect parts of the site.

In addition the immediately adjacent land at Barnfield has been the subject of reports compiled by Staffordshire WildlifeTrust, the Woodland Trust, Forestry England and on behalf of the Environment Agency.

These comments seek to draw attention to the environmental value of the site and adjoining land. I think that an EIA is essential in the circumstances. In addition I feel the application should be renewed or the consultation period extended to allow for the confusion caused by incorrect plans.

Any comments on the impact on my property itself have been reserved.

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