

Ref:
SMD/2025/0243

Planning Applications
Leek Councils Connect
Moorlands House
Stock well Street
Leek
ST13 6HQ

RECEIVED

25 JUL 2025

18 June 2025

Dear Sirs

Further to the above planning application I am writing this letter to formally object to the development of 50 new houses proposed on the area adjacent to Manifold Drive Cheadle.

My objections are based on the following:-

The Town of Cheadle does not need additional housing, there are many vacant properties for sale already to accommodate the housing needs of the current population.

The Town of Cheadle does not have the required infrastructure to cope with the additional pressure that new housing (more people). GP Surgeries, Schools and other health organisations are already over burdened and struggling to cope. Traffic passing through Cheadle is becoming increasingly congested, leading to higher levels of air pollution
Gridlock.

The proposed site is an area of beauty that many people enjoy including many visitors walking through this area. The proposal to build multi level buildings will not only spoil the current view but will also be seen from afar affecting the vista from other areas of Cheadle and constitute to urban sprawl. Wildlife, flora and fauna will be affected as local habitat will be destroyed. The area itself is of high heritage status with ancient farming methods used dating back hundreds of years. This area and its history must be preserved not destroyed as it is part of Cheadle very own history.

The current estate of Manifold Drive was built back in the 1960's it does not currently cope with heavy rainfall and is prone to flooding due to insufficient main sewer (waste water) disposal. In addition all sewage from Cheadle is processed at Tean which cannot cope with the current demand let alone more new houses.

No consideration is being given to the road infrastructure around the area. The roads along Park Avenue, Mill Street, Rakeway Road and Derwent Drive are all in a very poor state of repair and will not cope with an additional volume of traffic that the proposal would bring.

As long standing residents of Cheadle I hope that you will listen to our concerns and consider the above points of objection which we have submitted to you.

Sincerely,

MR & MRS I BASSETT

4 Derwent Drive
Cheadle