
From: planningcomments@staffs Moorlands.gov.uk
Sent: 16 July 2025 19:12
To: Planning Comments (SMDC)
Subject: Comment Received from Public Access

Categories:

Application Reference No. : SMD/2025/0243 Site Address: LAND EAST OF MANIFOLD DRIVE AND SOUTH OF
RAKEWAY ROAD Manifold Drive Cheadle Staffordshire Comments by: Louise Hewitt

From:

17

Trent Close

Cheadle

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Phone:

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Submission: Objection

Comments: I have great concerns with this proposed housing development as it will effect the overall view of coming in and out of cheadle and what England represents. England is known for rolling fields and hedgerows and this will totally effect the look of Cheadle as you enter and exit Cheadle , this will give view of a big housing estate and not of a town that lacks embracing its historical value of being in the domesday book and having Pugins gem.

I am a resident off the manifold estate and all our gardens are flooded when we have rain, especially with climate change and the way our weather is , we have periods of heavy rain that our land struggles with this type rain fall. We are all based in clay soil which also add to the difficulty of water draining away. Which the planners cannot change the type of soil. Further development will increase the flooding in our estate as there will be no green area to take the rain. The proposed planning will take up the land where rainfall is being absorbed form the rainfall coming from the hills at the top of the bank from our estate and it has flooded from the amount of previous rainfall we've had from the fields onto the estate. So building on that site will increase flooding to current properties significantly.

Cheadle's infrastructure cannot cope with the number of people that currently live here so more housing will add more pressure onto the current infrastructure- GP, district Nurses, dentists , social workers, police force..(which is not fully staffed station in cheadle) fire brigade all retainers fire personnel, increased presssure of refuse workers for bin collection, schools - primary and secondary schools are full and how will more housing and families be able to send to send their children to school , just to name a few.

These are all vital services we need .

The effects of the building to the road systems- the roads will be more damaged with increased road use from these proposed housing , the road currently floods near the bridge in any rain , but this will effect roads surfaces creating more pots holes and damage to cars. The roads to the estate flood as the rain runs off all the fields leading up to the estate not just the proposed site adding to further breakdown on road surfaces. Traffic build up of access and egress off the estate will have a major impact of everyone who lives and has to use manifold road , there is higher risks to pedestrians and the horses that use the roads with the higher flow of traffic.

I urge the council to view ALL of Cheadle and how many current and previous housing developments have already been built in Cheadle- which I will add the rest of Cheadle was not told about and was not made public to Cheadle as a town. This is extremely important as more housing developments effects everyone who lives in Cheadle for the reasons I have already mentioned above effects the view of our historical town and use of it's infrastructure, you do need to have these in consideration.

The effects to the wildlife in our surrounding area that do incroach into our estate , further building and further housing creating increase in pollution on many levels - noise, light, and from the use of gas/electric use polluting the atmosphere.

This will impact on the wildlife, the quarry is the other side of the ancient woodland at the top of the hill from our estate so the impact from the quarry which is also increasing its area for digging and the new housing from the proposed site will be detrimental to the local wildlife. Currently now I have woodland animals that enter my garden - woodpeckers especially venture from the woodland so this tells me that the impact is happening now.

With this proposed housing will also put extra demand on utilities so is the current systems and infrastructure able to provide?

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