

From:

To:

Subject:

Planning Application SMD/2025/0428

Sent:

15/10/2025 08:00:06

Mr & Mrs Lewis

50 Cheadle Road

Upper Tean

Staffordshire Moorlands

ST10 4DN

October 14th 2025 Your Reference: SMD/2025/0428

Good day to you.

We have received the notification of the request for permission to construct two detached dwellings on a site adjacent to number 57 Cheadle Road ST10 4DN which is directly opposite our residence.

We have a number of concerns relating to this application which are set out below.

1) The number of dwellings, two, restricts the access to these new properties requiring vehicles entering and exiting the property to potentially cross the centre of the carriageway which poses a potential risk as this is a main road with a considerable volume of traffic constantly using it, a lot of which is heavy commercial and agricultural.

Presently it is difficult enough to enter and exit our property due to restricted views of approaching traffic, often exceeding the 30mph limit, from either direction. Vehicles entering or exiting the proposed development may cause approaching traffic to be deflected across the carriageway to avoid collision bringing them into the path of oncoming traffic or ourselves. If anything, a single dwelling would allow for a larger access to the property to provide a better approach and exit.

2) Any restriction to the height of the proposed dwellings is not stated in this proposal and is a significant concern as it could potentially impact the views from our side of the street having a direct effect on the value of our property.

The construction of multiple level dwellings appears to be inevitable as there would be insufficient ground to construct two detached dwellings of sufficiently practical size on a single level.

Again, a single dwelling would be more suited as it could be single level construction of significantly adequate dimensions so as to make it comfortable residence.

3) As planning must be aware this section of Cheadle Road has had to suffer and endure years of disruption in the form of noise, contamination and additional traffic associated with the construction of the two existing local large scale developments in this area, along with recent infrastructure works and projects both associated and not associated with these developments and the thought of having to contend with potentially another two years of this, in even closer proximity, while the proposed development is under construction is decidedly unwelcome.

Any comments on the above would be welcomed.

Regards

Mr & Mrs Lewis