20/04/19

Kirklees Planning Service
Civic Centre 3
PO BOX B93
Huddersfield
HD1 2JR

26 APR 2019

FOA Neil Bearcroft

Dear Neil

RE: planning application number 2019/62/90988/W.

Proposed campsite development by S B Homes Ltd at a canal-side location adjacent to lock 38...

I would like to formally object to the planning application No. 2019/62/90988/W as above and also highlight the importance of letting residents who are affected by these matters individually know (by letter etc) of potentially large developments… I just happened to see this application by chance and I do not think it is fair that residents could miss developments such as these.. And I was also not aware there was a planning application in for Bushcraft, passed in 2017 and if i had known about this i would have probably objected to this too.. For your information I have actually seen no evidence of any Bushcraft activity on this site to date..

with some trees and scrubberv between us but as

no chance of totally screening out the Campsite if i wanted to.. I need you to be aware I and only one garden and vista so i have nowhere else to sit .. (Please note that although the trees are getting their leaves at the moment for a good 6 or 7 months of the year there would not be any leaves on trees etc to block this area..)

I note that one of the Pods is down by the river with no screening round it like the rest of the campsite .. I believe at the very least this pod should be screened off like the rest of the campsite, which it clearly states will be happening in the planning application and in the Police letter…

I also believe and am concerned about the additional level of noise this Campsite would create... and this is an exceptionally quiet and peaceful area.. I believe this campsite would create significant noise at all times of the day and night with traffic and people coming and going in cars and in camper vans etc as noise travels.. That is noise where there isnt any now.. Also, as is the nature of campsites there would be lots of extra noise at all times of the day and night from kids and adults and such forth and maybe from other things going on in the campsite where there is no noise now.. There is nothing but trees there at the moment..

This Campsite would also need to be lit im presuming (as mentioned in the Police Letter from dusk to dawn) which would make the area stand out at night and be impossible to miss where there is no lighting now.. This is another reason why the Campsite should be thoroughly screened off because once again

I would also question the location of the campsite.. I do not believe it is acceptable to put a campsite in or just off a residential area...Whenever you go to campsites around the country they are usually out there on their own and not near houses.. There must be a reason for this..?? The Campsite is also a big area (150m x 65.50m?) so theoretically the campsite could be changed significantly over time which would mean more noise, more lighting, more traffic and more development which should be unacceptable to local residents.. I mean would you like to have a campsite on your doorstep??..

And as well as the above the Campsite is in a Green Belt area so it shouldnt even be developed anyway.. I note that the area the Campsite is being suggested to be built in is in a Strategic Green Infrastructure Area?? Which means the area should be protected?? Which building a Campsite on it hardly does.. And the impact on wildlife etc should be noted here..

With regards to my next points which are my points of view but i believe valid... I really do not think it is a good idea to have a campsite backing onto a nursery.. And with regards to the road access to the Campside.. From what i can see Warehouse hill is not a good minor road in its current condition for the additional traffic . It also has a steep turn into it from the village centre.. This should all be considered..

In conclusion i do not believe this planning application should be allowed.. It is not acceptable.. The area proposed is in a very peaceful area which has been that way for as long as i can remember. It will be spoilt by something thats outcome cannot be measured.. And it will have a negative impact on me and my quality of life because of additional noise, light and general disturbance and have an impact on my home and outlook.. Tying into that.. The only fully open area of the campsite seems to be where the pod is near the river. And that is at my end of the 'Campsite Area' so i think it is only correct that screening should be put around this pod area because the other areas have it and because
because of the natural fall of the land... Infact the Campsite should be screened off as much as possible from all sides to minimise negative impact to residents .It also states in the

supporting information for the planning application 'It is considered the mitigation proposals included will ensure that the impact on the amenity enjoyed by local residents is not harmed, in particular by the retention of the existing trees and the introduction of the hedge screening and locating the main activities away from the access track'. But what about the other side affected by the Campsite.??. I am at this other side of the Campsite across from the River Colne… But regardless of this i do not think this development/campsite should be built at all or if it is to be built it shouldnt be placed near residential areas and properties. It should be moved away elsewhere, from houses and residential environments so it has no impact on those around it...

Regards.