

From:
To: [DCAdmin](#)
Subject: Planning Application Reference 2020/90996
Date: 27 April 2020 21:53:53

Dear Sir

Please find below comments in opposition to the planning application referenced above. I am a resident of Moorhouse Drive

Points of Objection:

1. The land for which planning permission is being requested is part one of a two part parcel of land formed by the former Whinfield Nursery, the second being situated to the south east and also bordering Bierley Marsh. The approval of this first part therefore will create a precedent for the second and therefore the development of the two should be considered as a unified development.
2. The design of the terrace with rooms in the eaves and floor to ceiling dormer window coupled with the land being higher than Moorhouse drive results in them overlooking the property labelled #11
3. The development will increase traffic adjacent to the green on a currently unadopted road for which there is no footpath or space to accommodate one. The green adjacent to the road is also used by East Bierley Primary School as additional outdoor space, for which the increase in traffic would pose an increased safety risk.
4. Proximity of one of the terrace buildings to the boundary fence of number 11
5. The land proposed for development is higher than that of 11 and 15 Moorhouse drive. During heavy rain there has been run off of surface water into these rear gardens and this will be exacerbated by tarmacing the open land behind.
6. The tree referred to as T6, situated in the garden of number 11 Moorhouse Drive, has as stated been topped in the past. Over the subsequent >10 year period it has however recovered to achieve a symmetrical form. Proposed pruning to avoid over hang will compromise this and result in poor aesthetics to the owners of this tree

Yours Faithfully