

From:
To: [DCAdmin](#)
Subject: Fwd: HS129 Adopted Local Plan Broad Oak Planning. 2021/91571
Date: 16 June 2021 19:47:26

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Initially we would like to thank the 'HAND DELIVERY' person for NOT delivering the initial proposed green leaflet to our address, luckily we have neighbours to rely on for informing us. Living in a property that will probably have the most impact from the proposed planning does cause a concern, whether this was done intentionally or maliciously this is something which we will never be aware of.

We obviously would like to object to the planning proposal for many factors.

Luckily we have recently had a couple of nice summers where the ground has become less wet. The initial pilot holes were dug during this time but on the flip side when the wet weather arrives the proposed building site become a foot deep bog. Is the ground totally suitable with its lack of drainage and fresh springs ?

All 125 houses are to be compressed into the bottom fields which although losing the green space feel that they will be built too close to existing properties drastically reducing the privacy of local residents and also causing noise pollution from potential new residents and their vehicles.

Various forms of wildlife are present including deer, foxes and bats which we have video evidence if required.

Considering plans have already been accepted for hundreds of new properties to be build across the road stretching from Pennine View to Slant Gate, we feel this will overpopulate the area which already has problems with the volume of traffic on small, minor roads. The entrance at Church Lane is far from adequate which already causes an health and safety issue, the road becomes almost grid locked at certain times of the day. I also believe planning permission has been rejected for a small number of houses on the Ladybower side of a planning application due to unsuitable access.

Local schools, dental and doctors surgeries are already

subscribed to their full potential.

Initially on purchasing the additional land to our property we were verbally told our boundary would be 'somewhere near the tree', which is at the far side of the land and approximately 15 ft from the wall we erected. We choose to build the wall there due to the lay of the land and to keep it in-line with Mr and Mrs Stirling's (The Barn), perimeter fence so I suggest the boundaries are checked.

We look forward to your response

Regards