

## About the application

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| Application number: 2023/91212   |   |
| What is the application for?:    | Erection of 21 dwellings with access from Laithe Avenue   |
| Address of the site or building: | Land off, Bankfield Drive, Holmbridge, Holmfirth, HD9 2PH |
| Postcode:                        |   |

## User comments

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| Type of comment: An objection  |     |
| Do you wish your comments to be published on the website anonymously?  | Yes |
| <p>Dear Sir/Madam,</p> <p>I am writing to formally object to the amended planning application number, 2023/91212. While the applicant has made certain modifications, these amendments fail to address several critical concerns that continue to render the development inappropriate, both for the local community and the surrounding environment.</p> <p>The proposed development will result in a significant increase in vehicular traffic, which is already a known issue in this area. The narrow local roads are not designed to accommodate the level of traffic that will be generated by the development, particularly during peak hours. The amended plans offer no substantial traffic mitigation measures, such as improved road infrastructure, additional access points, or traffic calming measures, which are essential to prevent congestion and reduce the risk of accidents. The increase in traffic will pose a serious safety risk to pedestrians, especially given the lack of adequate pedestrian pathways in the vicinity of the proposed development. The amendments do not include any new or improved pedestrian infrastructure, such as footpaths, or crossings. This oversight is particularly concerning given the proximity of schools and community facilities that will see increased pedestrian use as a result of the development.</p> <p>The development is situated on steep, semi-rural roads that are often untreated during adverse weather conditions, particularly in winter. This creates a significant safety hazard for both vehicles and pedestrians. The amended plans fail to address this issue or provide any proposals for road gritting, snow clearance, or other measures that would improve safety during inclement weather. An example of this is as recent as W/C 18th of November 2024 whereby cold weather led to several days whereby Bankfield Drive and Laithe Bank Drive access was severely restricted.</p> <p>One of the primary objectives of the local development plan is to provide a proportion of affordable housing to meet local needs. The proposed development falls significantly short of the affordable housing targets set by the local authority. The amendments offer no additional affordable units or measures to ensure the development aligns with local housing policy, further exacerbating the housing affordability crisis in the area.</p> <p>The design of the development shows a clear intent for future expansion into adjacent open green spaces and farmland. This is deeply concerning as it threatens to undermine the rural character of the area, reduce biodiversity, and compromise valuable agricultural land. Such expansion would set a dangerous precedent for</p> |     |

valuable agricultural land. Such expansion would set a dangerous precedent for unchecked urban sprawl, contradicting the local authority's commitment to protecting green spaces and promoting sustainable development.

In light of the above concerns, I urge the local planning authority to reject this amended planning application. The proposed development, in its current form, is neither sustainable nor suitable for the area and poses significant risks to traffic safety, pedestrian welfare, and the preservation of local green spaces. Furthermore, the failure to meet affordable housing targets represents a missed opportunity to address a critical local need.

Thank you for considering this objection. I trust that the local planning authority will give due regard to the concerns of the community when making its decision on this application.

Regards Resident of Dobb Top Road