

### Search application details

Application number: 2023/60/92079/E	
What is the application for?:	Outline application for erection of residential development of 10 dwellings, dem
Address of the site or building:	Rear of 23 to 43 Moor Lane, Gomersal, Cleckheaton, BD19 4LF
Postcode:	

### User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	Yes

Application Number 2023/60/92079/E Moor Lane, Gomersal, Cleckheaton BD19 4LF

Objections to the above Planning Application.

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1 This part of Gomersal is already densely populated with residential properties and traffic adjacent to the Gomersal Conservation Area. Traffic flow and parking are a serious problem. The proposed development will exacerbate the existing situation.

2 The Moor Lane highway is far below any current standard and is without a footpath on its northern side which is exactly where access to the proposed development intrudes. There is a 90 degree blind bend at its junction with Knowles Lane that is potentially dangerous with traffic coming from Oxford Road much of which approaches at speed along a downhill slope. We are aware of many near misses to accidents. Drivers approaching from the east, driving uphill sometimes do not have sight of vehicles that have come around the bend until the last minute at exactly the point of the access road in and out of the site. A proposal of 26 additional cars will add to the danger.

3 The proposed site lines towards the bend appear to be shown within the curtilage of adjoining properties. If our assumption is correct then this would not comply with highway standards as suggested. The layout shows densely parked cars on the south side of Moor Lane, but does not show an increasing number of vehicles on the northern side which will interfere with site lines.

4 An area of concern is that maintenance of the proposed infrastructure will be held by private companies rather than the Local Authority. This is surely an area of concern for surrounding residential properties.

5 Further noise and air pollution will occur with the proposal.

6 It is beyond belief that another planning application is permissible that challenges the authority of Ward members who have already voted against previous applications on this site.

We trust that our comments will be taken into account and that approval will not be granted. There are other brown field sites in the area that would be more suited to a development of this nature.