

Monday 17th June 2024

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Kirklees Planners

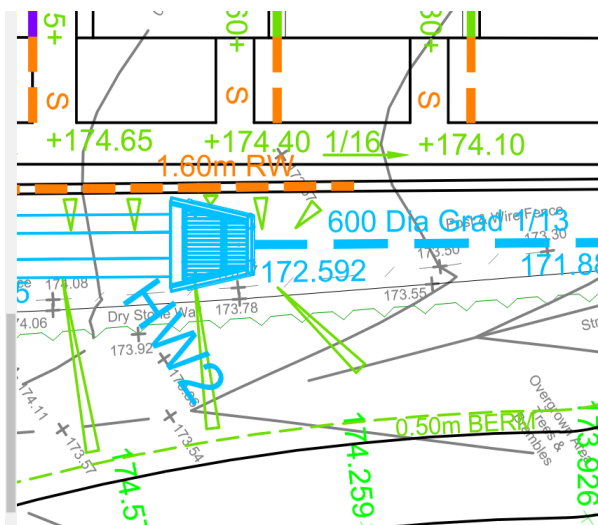
This letter is a Planning Objection for Planning Application 2024/70/90991/E (Yorkshire Country Properties)

This site is a death trap.

I wrote to Kirklees Lead Flood Management 3 months ago (copy attached) highlighting that the culverts installed are too small restricting the water flow and causing flooding but more important they have removed the protective cages!

The company appeared to suggest a modification in a previous planning application 2022/91881 showing increased capacity and cages but this appeared to be an attempt to hood wink concerned residents, as they have all now been superseded.

Here we see a suggestion of the culvert capacity being increased from 450mm to 600mm with cages being installed to protect children.



The current plans show that this suggestion has now been abandoned!.

The area is prone to serious torrential flooding when the beck can change from a dry trickle to a 2M deep drowning pool. The matter is made more serious because the beck gets exposed in 3 places down the site and then restricted again funneling the powerful water down the culverts. There is no protective barrier an the water edge.

39 The solution would be simple at this early stage of construction by increasing the water capacity and
40 installing protective cages – the alternative is very serious !

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42 I have spoken directly to the builders and got the following response:-

43 Complete denial – “the cages are not necessary!”

44 “We will clean the beck”

45 “Last years flood with never happen again!”

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47 They are well aware it will flood down their new road but I suspect they will hope to sell their houses in
48 the summer months. But this is what happens even in the summer months:-

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53 Last years flood was only a hint of the troubles to come. I have lived here 40 years and confirm it will
54 flood every winter several times. This is a picture along The Knowle about 10 years ago:-

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Here we see the beck 2M deep and possibly 5M wide. If anyone were to slip at the proposed banking on the site they will get stuck in the culvert.



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I look forward to seeing revised plans showing increased capacity and cages.

This warning is clearly in Yorkshire Country Properties best interests.

Yours sincerely