

**From:**  
**Sent:** 11 June 2024 20:25  
**To:**  
**Subject:** Planning Application Objection - 2024/62/91242/E

**Categories:**

I am writing to strongly object to the proposed development by Newett Homes in Stocksmoor - Application number 2024/62/91242/E

There are several reasons why I am objecting to this proposed development.

**TRANSPORT**

The proposal is for 50 homes and each household is likely to have at least two cars/vehicles meaning 100 plus extra vehicles. This will hugely increase the number of vehicle journeys around, and to and from the village. Any journeys to Shepley or beyond in that direction will inevitably use the Shepley Road/Stone Wood Lane route. This road is very narrow and for a large section is only wide enough for one vehicle to pass. On many occasions I have encountered vehicles coming the other way and effectively been involved in a stand off when other drivers refuse or are incapable of reversing to a passing point that they have only just passed.

It is important to note that in the Transport Assessment it is stated in 2.2.5 that Stone Wood Lane has a section of road that narrows for approximately 125m with passing places at either end of this section. THIS IS MISLEADING AND NOT CORRECT. The section of Stone Wood Lane that is not wide enough for two oncoming vehicles to pass each other is approximately 670m.

As well as using this route to Shepley in my car I am also a cyclist and ride along Shepley Road/Stone Bank Lane to Shepley and beyond. At times I feel very vulnerable and unsafe on my bike as many vehicles travel far too quickly for the type of road it is. It is ridiculous that the road is subject to the national speed limit which is 60mph. Many drivers feel that it is safe to approach that speed when clearly it is not. The same applies to Fulstone Road which is the only route to New Mill.

Shepley Road and Stone Wood Lane is part of the Trans Pennine Trail and National Cycle Network. The whole point of this network is to encourage the use of cycling. It is hardly encouraging safe cycling when a large housing development is being built adjacent to it and from which many more vehicles will be travelling on those roads between Stocksmoor and Shepley.

As well as extra traffic on the above mentioned roads there will also be an inevitable increase in traffic on the other roads radiating out of Stocksmoor. I live half way along Cross Lane and many vehicles far exceed

the 30mph speed limit that is attached to this road. This will just get worse with more vehicles travelling to and from the new development.

It is wrong to presume, as the Planning Application suggests, that the new residents of the development will use public transport. The rail service is very infrequent and unreliable and the bus service is also extremely poor. The new residents will use their cars.

#### ENVIRONMENTAL

The land that is planned to be used for the development is an open field. This land is adjacent to woodland that is the habitat for a wide range of animals and birds and other biodiversity. I have personally seen owls flying over the field and deer walking through it. There are also bats, badgers, rabbits, voles, mice hedgehogs resident in the area. A wide range of fauna also use it.

These creatures and birds rely on open fields such as this to survive.

We live in times when we are supposed to be protecting all forms of nature and yet this proposed development will inevitably cause the local nature and biodiversity to decline.

As well as the physical destruction of the field there will be new light and sound pollution right at the edge of this sensitive woodland. This will again negatively affect the biodiversity within the wood.

I regularly walk or cycle past this field and the proposed development will ruin and destroy such a precious rural asset. All in the interests of profit and greed.

#### ARCHITECTURE/DESIGN

The design of the houses in the proposed development can be described as generic and has nothing in common with the varied and good quality design of the vast majority of properties within Stocksmoor. It would appear that the design and construction of these houses is driven more by cost cutting as opposed to providing. The materials they will be built from again appear to be cost driven and the artificial stone will look awful compared to the material it is trying to replicate.

The houses are also 2.5 storeys high so are likely to dwarf those on Station Road and block the stunning views that they and people walking and cycling down Shepley Road currently enjoy.

#### INFRASTRUCTURE

Stocksmoor has virtually no amenities and as such its residents are forced to travel to local villages to access schools, health centres, dentists and libraries. An increase in the local population of between 100 to 150 people will without doubt place even more demands and strain on these facilities that are already struggling to manage.

Stocksmoor is regularly affected by electrical power cuts. They can occur at any time and particularly affect the vulnerable and elderly residents. This is due to the sub-station that even now cannot cope with the increasing demands for electricity in the village. The addition of 50 new homes will only increase this problem, especially as more people are choosing to use and charge up electric vehicles. Again, this will only continue to get worse.

Flooding is another problem that affects Stocksmoor. The rain water eventually flows through the small stream in Thunderbridge. It is called Thunderbridge for a very good reason. Quite often the roads at the junction in Thunderbridge get flooded causing severe traffic problems and risks to local households.

Currently the field proposed for development soaks up rainwater naturally releasing it slowly into the adjacent stream. A housing estate on that land will just cause rain water to flow quickly down to the stream. This rainwater will also be polluted with micro plastics that will also inevitably flow into the stream, affecting the biodiversity that inhabits that environment.

## CONCLUSION

The proposed development should definitely not be built on a piece of land that is so grossly unsuitable for that purpose. There are lots of other pieces of land in Kirklees including brown field that could easily absorb the development and without destroying such a beautiful nature filled field in unspoiled countryside.