

DCAdmin

From:
Sent: 26 June 2024 17:02
To: DCAdmin
Subject: Proposed Residential Development

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Application # 2024/62/91242/E

Objections

This development must be refused.

Access on Stone Wood Lane would be on a blind, steep bend. Almost all this road is single track. It is unlit and has no pedestrian footpath. It has a 60 mph limit, but 20 mph is too fast and dangerous on most of it. The Traffic report states 85% of vehicles are travelling through Stocksmoor at below 30 mph. And the other 15%? Most of those will be exceeding 30 mph. It is narrow and has blind bends at each crest of the valley.

Coming into Stocksmoor, the road rises steeply into the blind left-hand bend precisely where the access to the development would be. The road is already used as a Sat Nav shortcut and ratrun by non-residents to Barnsley, Wakefield and the M1 as it circumnavigates the crowded other routes. Peak hours are already very dangerous. Passing places are few. Confrontations and prangs are numerous. Accident data are out of date and only record instances of injury. There are many expensive crashes not resulting in injury.

An increase of 50 more houses in a settlement of 150 is swamping. It is too many for the hamlet to absorb.

This is surely against the NPPF which states: “1.4 Plans should: ...be shaped by early, proportionate and effective engagement between plan makers and communities, [...]” (NPPF Sept 2023 para 16).

It later states: “Who will we consult? 2.7 We will aim to consult relevant groups where a proposal will directly affect them. Generally, we will seek the views of those who live or work in the district relevant to the document being consulted on such as: • Residents [...]” (ob.cit.)

Where/when was the consultation on this proposal? There was none beyond a flyer in May with a very close deadline for emailed response.

There are many reasons why this development should not proceed. Below are some of them:

. Many cars travel too fast as it is. There are frequent holdups requiring cars to reverse. 1 vs 1 vehicle is bad enough, but there are already multiple car congestions. There are numerous scrapes and collisions (one last week). The Crash Map referred to in the developer’s supporting documents is neither current nor accurate. There have recently been two accidents at the crossroads in

Stocksmoor. Imagining new residents, after 'advice' will use alternative routes to get to the nearest shop, doctor or pharmacy is simple imagination. Alternative routes involve longer journeys, and also difficult junctions, narrow roads congested by parked vehicles.

Stocksmoor is a nexus for walkers, cyclists and horse riders in the area. Those people are recreational transmitters of Stocksmoor. The Traffic Assessment seems to suggest cycling and walking are options for residents as modes of transport to get to work, school, shops, Post Office, or other services. They are not. Every route in and out of Stocksmoor involves steep, winding roads up hills, usually with absent or inadequate footpaths. What mother is going to push a pram or carry a child with her to shop etc? The bus service is minimal (the timetable quoted by the Assessment is out of date) and does not serve the nearest villages with shops etc. The train is infrequent, often delayed or cancelled. Cars are the main means of mobility in Stocksmoor. Another 100 plus as proposed will cause serious problems and accidents. There is no employment in the hamlet. People will want to travel out at certain peak times. The Traffic assessment suggests the additional car movement will be spread over a period of time, but this is surely incorrect: people will want to leave home within a very limited time window, almost all at the same time. There will be more confrontations and accidents. People on Joss Lane in Shepley will also be greatly affected by any increase in traffic.

There are no jobs in Stocksmoor. Not everyone will be able or willing to work from home. They will need to travel. That travel will always need to be by car if their job is in Kirkburton, Holmfirth or other villages. This adds nothing to Stocksmoor's economy: there isn't even a shop, although there used to be. There is a pub, but it is no longer popular. The Take Away that tried to operate out of part of it failed within 12 months. There is no Post Office in Thurstonland or Shepley any more. Facilities are minimal/non-existent.

Covering the present field with houses, drives, roads and gardens will destroy the balanced environment of the ancient Stone Wood. The wooded area is large and the predators there need extensive hunting and buffer areas to sustain themselves. Building activity, humans, traffic, noise and light will deny them their habitat. Construction and run-off surface water will end up in Stone Wood Dike, a unique stream in this area. Adding more water will create imbalance there.

Stocksmoor already has a problem with surface water. It runs down Station Rd causing flooding, roadside erosion, filling gullies with soil, and creating water spouts in Birks Lane. Thunder Bridge sewage and rainwater systems are already overloaded, despite large attenuation tanks having already been installed on Dam Hill. Another 50 houses with multiple toilets, sinks, basins, showers etc. feeding in to the system will break it completely.

There are other reasons this proposed development should be refused, not least that there are numerous brownfield sites around Huddersfield which are unsightly and should be developed. Local and central government should be putting effort, incentives and encouragement to developers to develop these rather than destroying greenfield areas simply because they are easier and more profitable. Sustainable development does not mean simply spreading housing out from hubs of hamlet, village, town or city: it must involve reuse, repair and recycling our existing built fabric.

This development must be refused.

Stocksmoor is my family home. I do not want it to be destroyed by such crass over-building.

c/o 15 Cross Lane, Stocksmoor, HD4 6XH

12 Elizabeth Rd, 12 Elizabeth Road, Mongewell, Wallingford, OX10 8FQ