

About the application

Application number: 2024/92727	
What is the application for?:	Erection of residential development 67 dwellings with associated access, parking
Address of the site or building:	Land adjacent to, Ashbourne Drive, Liversedge
Postcode:	LS23 7BA

User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	<input type="checkbox"/> Yes
<p>Please accept my formal, serious objection to this application and take note about the following points:</p> <ol style="list-style-type: none">1. This development would put additional burdens on this already stressed division within Kirklees in terms of the extra local population requiring dentists, doctors, schools and other social services, including Fire & Ambulance.2. The impact on traffic flows in and around Hightown Road and Westgate, especially at the junction of same at peak times, will represent even greater hold ups and extra pollution due to the additional traffic. The badly positioned pedestrian crossing will put pedestrians at even greater risk than at present due to the traffic volumes emitting from the junction.3. This would introduce exacerbated hazards for pedestrians and cyclists that will be forced to mingle with the longer queues of vehicles.4. The egress of traffic onto Westgate from Quaker Lane will be significantly increased on a street that is in a poor state of repair despite works carried out in the past to try and mend the potholes that was carried out to a poor standard resulting in recurrence within a short space of time. These would undoubtedly become worse with the additional traffic volumes and would need be repaired to a better standard in keeping with anticipated new traffic volumes.5. The Quaker Lane northern end is well used by children en route to and from school, walkers and dog walkers and this additional traffic would pose greater risks for them due to the narrowness of this lane and increased traffic flow.6. This development would impact my personal enjoyment of living on the edge of a semi rural space and would generate extra sound pollution from the additional traffic and population.7. I bought this property for its proximity to open land some 27 years ago and I have	

7. I bought this property for its proximity to open land some 37 years ago and I have enjoyed the quietness and views that this location offered. This development would bring additional noise and disturbances very near to my property, both during construction and afterwards and reduce my enjoyment of the immediate vicinity.

8. The removal of the trees and the sporadic old hedge line corridor down the field would impact the local wildlife and is unlikely to be fully compensated for by the proposed plantings incorporated in the proposed plan.

9. I note that the Geological Survey, carried out in January this year, recognises and talks extensively about the fact that the proposed site is on land above former coal mines and pre-existing coal seams and that various recommendations have been made about retaining walls, infills and replacing top soil for the new gardens. I also note that the average gradient is 1:6 so my concern is that the fact that the substratum is made up of various seams of differing types of coal and that likely excavations to get to solid foundations would cause degradation of the substratum underpinning the neighbouring properties including my dwelling with potential for future land slip.

10. The proposed building of unspecified retaining walls would mitigate this risk but the long term effects of these disturbances and exposure to natural increasing rainfall on the new areas due to climate change could have a detrimental effect to the integrity of the substratum in the surrounding land with subsequent undesirable effects for the properties thereon. Please be aware that there is evidence of natural springs on my property that will not have been taken into account during this Geological Survey.

In conclusion I believe that this proposed development is contrary to the needs of the area, will have serious consequences on the quality of life for the existing population, both in the immediate surrounds and further afield due to the additional burdens on services, additional traffic volumes and the air quality of the neighbourhood and it could present consequential land instability for the existing developments on the fringes of the proposed site.