

Address: Lower Hey Cottage, 73 Helme Lane Holmfirth HD9 5RQ

### About the application

Application number: 2025/92456	
What is the application for?:	Outline application for demolition of stables and erection of detached dwelling
Address of the site or building:	Lower Hey Farm, Highfield Crescent, Meltham, Holmfirth, HD9 5RQ
Postcode:	HD9 5RQ

### User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	No
<p>1) The proposed development would result in loss of privacy and increased noise levels for our property. Increased traffic coming in front of and within 5 metres of our property windows.</p> <p>2) Within the deeds of our property, right of way is granted allowing access to outbuildings and land, however not a residential property.</p> <p>3) Access to proposed property via Highfield Crescent. This route is highly populated and busy with parked cars, often causing problems for waste disposal vehicles and often this already leaves our bins unemptied for 4 weeks. There have also been issues with emergency service vehicles being able to access our address.</p> <p>4) Flooding issue – it is noted on the application that there are no flooding risks to the area, which is totally incorrect, our property is adjacent to the proposed build and we have had to implement strong flood defences which becomes effective with each heavy rain pour. We have installed two pumps that pump out water at 900 litres per minute (we have video evidence which we will provide). Yorkshire Water have said that the land is covered with underground springs however they have no documentation to where they are. A major concern of ours would be that any flood defences for the proposed build would send more water in the direction of our property or neighbouring lands.</p> <p>5) Connection of sewerage – due to the age of our property and Lower Hey Farm we already have an issue with sewerage backing up and needing to clear at the back of our properties, adding the volume of another properties waste will further exacerbate this problem.</p>	