

Date: 28/10/2025 14:25 (GMT+00:00)
To: louise.bearcroft@kirklees.gov.uk
Subject: Planning Application 2025/44/92737/E

Subject: Concerns Regarding Drainage and Flood Risk – Development at 43 Moor Lane,
Gomersal

Dear Louise,

I am writing to raise my serious concerns regarding the development taking place behind my property at 43 Moor Lane, Gomersal.

My primary concerns relate to the drainage system and flood risk management — both during the construction phase and in relation to the proposed long-term solution.

From what I can see, the proposed crate system for surface water drainage appears to be a rather flimsy option, and one that seems highly susceptible to failure. I am also concerned about the decision to combine the surface water and foul water systems. The original plans proposed two separate systems, with foul water being pumped back up the site — a design that appeared to be far more robust and appropriate for this location.

In reviewing the flood plan, it appears that a bund wall is proposed behind our properties, with an exceedance route to the left of our house via point C1 — across the council property's driveway — and an additional route through the garden of 19 Summerbridge. I have attached a screenshot highlighting both of these proposed routes for your reference.

Another issue relates to the new drainage levels and the fall from the proposed site to the existing drains on Moor Lane. The plans suggest the use of a 150mm diameter pipe; however, the garden of 41 Moor Lane already slopes back toward the site, rather than away from it — meaning the gradient would not naturally allow for a gravity-fed system.

In summary, I feel that my property, along with those of my neighbours at the lower end of the proposed site, is being placed at unnecessary risk due to the current drainage and flood management proposals. I don't believe it is fair that existing homeowners should face an increased flood risk as a result of this development.

As you will no doubt be aware, this development has already received a high number of objections from local residents. All I ask is that the concerns of those living on the site boundary — who are most directly affected — are properly acknowledged and taken seriously.

Finally, I would question whether Gomersal genuinely needs yet another development of large four- and five-bedroom homes, when the local area may benefit more from a diverse range of housing types that meet broader community needs.

Thank you for your time and consideration. I would appreciate a response outlining how these drainage and flood risk concerns will be addressed.

Kind regards,