



As a Shepley resident for 30 years I wish to strongly object to the planning application (2025/92776) to build on greenbelt land at Eastfield Shepley on the following grounds;

1. Do we need any further housing developments in the village when existing new build properties remain uncompleted and unsold, and developers are slowing the progress of their developments.

2. The proposed access and egress for the development area is preposterous. A one way system to and from an already busy main road, with a difficult sloping exit when accessing the busy carriageway.

3. Adding further traffic to the main road and the village (side roads i.e. Marsh Lane etc. becoming "rat runs" to avoid the main road) will increase existing chaotic parking, traffic volume and speeding problems and resultant road safety issues; and potentially exacerbate the problems at the recognised accident blackspots at Cross/Carr Lane, and The Sovereign Junctions.

4. There appears to be no acknowledgement of the detrimental impact of yet another increase in the village population on the village facilities such as oversubscription of the school and Doctors surgery.

5. There will also inevitably be a negative effect on the services and utilities such as the sewage system, broadband capacity etc.

6. The environmental impact, both during an extensive building programme and at the completion of the proposed development, is totally unacceptable. This will ultimately result in a loss of green space, and reduce the natural environment for nature. During the construction phase we can expect noise and dust pollution, and mud and debris on the roads around the site, for an extensive period of time.

7. Construction on this site has the potential to have a catastrophic effect on the business and future developments at Shepley Spring. If this business were to end its operations in Shepley there would be repercussions for employment, financial spending, and sponsorship of events in the village.

To summarise, this proposed housing development is unnecessary, unwanted, and will cause lasting environmental damage, exacerbate the existing traffic and facility/infrastructure issues in the village, and potentially create some new ones.