

Address: 24, LEA DRIVE, SHEPLEY, HUDDERSFIELD, HD8 8HA

About the application

Application number: 2025/92776	
What is the application for?:	Outline application, with all matters reserved, for residential development with
Address of the site or building:	land at, Eastfield, Shepley, Huddersfield, HD8 8HB
Postcode:	DH7 8XL

User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	No
<p>I wish to object to the proposed development of a new housing estate at the end of my road. My concerns relate both to the recognised material planning considerations and to the specific impact this proposal will have on my home, my family, and the wider village.</p> <p>The site currently forms part of the village's natural landscape, contributing to the rural setting that many of us chose to live here for. The woodland, open grassland and established habitat support a variety of wildlife which, according to the application, is supposedly to be "conserved". It is difficult to see how meaningful conservation can be achieved when the very environment these species rely on will be built over. The loss of trees and the erosion of the landscape will permanently alter the area's character.</p> <p>The design, appearance, and layout of the proposed estate are also at odds with the traditional, small-scale village setting. The estate would introduce a dense cluster of modern housing that does not reflect the existing pattern of development. This will inevitably change the character of the area, replacing a quiet, rural cul-de-sac with a busy access point to a large estate. We purchased our home specifically because it is situated in a peaceful, low-traffic street where our three young children can safely play outside with others in the neighbourhood. Introducing a through-road for estate traffic would fundamentally change the use of our road and undermine the safety and privacy we currently enjoy.</p> <p>The development would also significantly increase traffic volumes. The proposed access route directs vehicles directly past our home, raising serious concerns about highway safety. In years to come, we hope our children will be able to walk to school independently, yet the presence of construction traffic in the short term and estate-related traffic in the long term would make this far more dangerous. The added noise, disturbance, and general activity would completely change the living conditions for existing residents, not to mention the likely impact on air quality and the peace of the neighbourhood.</p>	

There are also concerns regarding the effect on neighbouring properties, including ours. The introduction of two-storey houses on elevated ground risks overshadowing nearby homes and reducing the natural light they currently benefit from. The loss of our open views across the fields and woodland is particularly upsetting. It is one of the key features that attracted us to this location and forms part of the value of our home. The development will inevitably reduce the sense of space, privacy, and openness that defines this part of the village.

In terms of planning context, the village has already absorbed two new housing estates in recent years. Local services, infrastructure, and amenities are under pressure as a result, and this proposal does not appear to provide anything that would meaningfully benefit the community. It is quite simply a money making scheme. It is difficult to see how the development aligns with the aims of the local Development Plan, Supplementary Planning Guidance, national planning policies, or government guidance that emphasise protecting green spaces, maintaining the character of rural settlements, and ensuring sustainable development. Previous planning decisions in the village have repeatedly highlighted the importance of preserving landscape character and preventing over-development, yet this proposal seems to disregard those principles.

Finally, the overall visual impact of the development would be substantial. Replacing natural woodland and open fields with large blocks of housing will permanently change the approach into the village and alter the identity of the area. Once lost, these rural features cannot be restored.

For all of these reasons—impact on the natural environment, loss of wildlife habitats, harm to the landscape, inappropriate design and layout, detrimental effect on the character of the village, increased noise and disturbance, highway safety concerns, overshadowing and loss of privacy, and inconsistency with planning policy—I ask that this application be refused.