About the application

Application number: 2025/93355	
What is the application for?:	Erection of 75 residential dwellings with associated landscaping, open space, hi
Address of the site or building:	Land off, Woodward Court, Mirfield, WF14 0PY
Postcode:	LS15 8ZB

User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	Yes

I am writing to formally object to this application.
The development poses an unacceptable risk to pedestrian safety—particularly for school children, given the proximity of two local schools. The extra traffic during the peak school-run will only add to the existing problems that residents have to contend with every day. Given that a previous application for 61 dwellings was refused on highway grounds, it is difficult to imagine how this current proposal for 75 units could possibly be an improvement. It is just overdevelopment of an unsuitable site.
It is clear that the existing road network is just not suitable to cope with all of the addition traffic that would be created by an estate of 75 houses. Most families now have two cars and those with adult children frequently have 3 or 4 cars. The proposal for parking for 112 vehicles on a 75 unit site is clearly an underestimate and only reached by using outdated assessment methods. The Council knows this but continues to apply this calculation in order to push through unsuitable applications.
The surrounding lanes lack the capacity to accommodate the traffic volume that would arise from a development of this scale and will only increase the problems with congestion that we already have to deal with.
There is demand for retirement accommodation in this area and a development of decent bungalows would seem to be a much more appropriate development if the Council now intends to give Bellway approval - regardless of public concern. There would be less traffic and a lower density of properties. This would allow older people in larger family homes an opportunity to ‘downsize’ and free-up larger dwellings for growing families. It would be far more in keeping with the existing housing. Does anyone in the Council ever consider quality of life and appropriate scale over the developer’s profits?
The proposed development is not suitable for this location and should be refused.