

Subject: Partial Objection to Proposed Petrol Station, Shop and Hot Food Takeaway Development

Planning reference...2026/62/90783/E

Dear Sir/Madam,

I am writing to submit a partial objection to the proposed development of a petrol station, shop, and hot food takeaway at 7 Wakefield road, Grange Moor, Wf4 4ds.

While I would like to state that I support the principle of developing the site for business use, I do have specific concerns regarding elements of the proposal that I believe would have a significant impact on nearby residents.

1. Position of the Proposed Exit

I strongly object to the location of the proposed exit, which is directly opposite our living room window at a distance of approximately 10 metres. This raises serious concerns regarding:

- Noise disturbance from vehicles accelerating and braking
- Headlight glare entering our property, particularly during evening and night-time hours
- General loss of residential amenity and privacy

I would respectfully request that the entrance and exit layout be reconsidered, and ideally reversed, so that the exit is positioned further away from residential properties.

2. Proposed 24-Hour Opening Hours

I also object to the possibility of the site operating on a 24-hour basis. Continuous operation would likely result in:

- Ongoing noise throughout the night
- Increased traffic movements during unsociable hours
- Disturbance from customers, deliveries, and general activity

I believe that restricted opening hours would be more appropriate for this location in order to protect the quality of life of nearby residents.

Conclusion

In summary, while I support the development in principle, I respectfully request that the planning authority reconsider the site layout—particularly the exit location—and impose reasonable limits on operating hours to minimise the impact on neighbouring properties.

Thank you for taking the time to consider my comments.

Yours faithfully,

14 Wakefield Road, Grange Moor, WF4 4DS