

Address: 114, Mount Road, Huddersfield, HD7 6HN

About the application

Application number: 2026/92047	
What is the application for?:	Erection of 10 dwellings with access from Netherley Drive and associated works i
Address of the site or building:	land off, Netherley Drive, Marsden, Huddersfield, HD7 6HL
Postcode:	

User comments

Type of comment: An objection	
Do you wish your comments to be published on the website anonymously?	No
114 Mount Road Marsden HD7 6 HN Date: 24th August 2026 To: Planning Service Kirklees Council PO Box 1720 Huddersfield HD1 9EL OBJECTION TO PLANNING APPLICATION Application Reference: 2026/62/92047/W Proposed Development: Erection of 10 dwellings with access from Netherley Drive and associated works including engineering operations and landscaping. Dear Sir / Madam, I am writing as a local resident of 114 Mount Road, to submit a formal objection regarding the planning application referenced above. The proposal to build 10 houses on this specific site represents a severe overdevelopment that will negatively impact the surrounding community and infrastructure. As a directly affected neighbor, I ask the planning authority to reject the proposal based on the following material considerations: 1. Highway Hazards and Traffic Volume: Netherley Drive is already a highly congested and busy road that struggles with current traffic volumes. Adding 10 new family homes will create a dangerous increase in vehicle movements. The resulting overspill parking will overwhelm the street, restrict visibility, and compromise safety for local road users and pedestrians. 2. Lack of Existing Access and Site Safety: The application site currently possesses no visible physical access. Carving a completely new entrance out onto Netherley Drive	

viable physical access. Carving a completely new entrance out onto Netterley Drive will require substantial engineering works that are entirely out of character for the street. This layout creates a highly problematic junction configuration, threatening road safety.

3. Severe Overlooking and Loss of Privacy: The height and placement of these 10 proposed dwellings are poorly designed in relation to existing properties. The development will result in an unacceptable reduction of privacy, as the new houses will look directly down into our private living areas and rear gardens, causing severe overshadowing.

4. Deficiencies in Waste Management and Drainage: The plans do not adequately address how utility infrastructure will cope. I am highly concerned about the lack of clear provision for surface water drainage and sewage, which risks overwhelming local systems. Furthermore, the layout does not offer safe or realistic access for refuse collection vehicles to service the site.

5. Overbearing Visual Impact: The scale of the engineering operations and the density of the buildings will drastically alter the local landscape. The structures will have a dominating, overbearing presence that completely alters the open character of the area and significantly degrades the visual amenity of the surrounding properties.

Leading to..

6. Significant negative impact on house value.

Given these fundamental flaws regarding access, safety, and residential amenity, I strongly urge the council to refuse planning permission for this development. Please notify me of any upcoming planning committee meetings or amendments regarding this case.

Yours faithfully,