

From:
To: [DCAdmin](#)
Subject: Application number 2020/94203
Date: 19 January 2021 20:08:52

We are neighbours to Clough House, where we have lived since 1966.

When we first moved into Howden Clough, the area was sparsely populated but Clough House was and still is an historic focal point of the area.

We strongly object to the demolition of Clough House which is an 18th Century Manor House situated prominently in the area and is a local landmark, unfortunately the house has been allowed to be stripped of some of its historic features but these could be restored or reinstated to enable the manor to take its place in history for generations to come. With some restoration work the house and grounds could be a place for local families to come and enjoy time together.

We are deeply concerned about the impact the new development would have on our community, the land that Clough House sits on is considerably higher than Clough Drive, the development of 2 storey buildings with steeply pitched roofs would dominate over Clough Drive, the houses on the development would be overlooking the existing homes which would affect the privacy and right to light of existing residents. Looking at the plans there's insufficient gaps between plots 12 to 18 for pedestrian & bin access which indicates that these dwelling will be very close together. There's no Refuge collection points indicated for unadopted road, Also the removal of green space in the plan means removal of character and replacing with hard standing and vehicle movement areas.

Our home is next to the site, the plans show that there will be houses and gardens right up to our boundary, the proposed plans do not indicate our existing attached garage so this does not truly indicate how close the development would be to our property. The plans also show that they also intend to plant trees along the boundary between the development and our property, there are lots of boundary treatments noted as a 'native hedge' in the design and access statement is low this would provide no separation or privacy to existing residence. We only have a small path between our house and the boundary, with the land already higher than ours, if houses and trees are up to the boundary this could potentially block light into our property and impact our right to light.

We are also deeply concerned about access to the development, traffic to 30 properties will provide additional traffic onto a Leeds Road and surrounding areas also congestion to Moat Hill Farm Drive.

Howden Clough has developed greatly in recent years, more recently we have a new housing development at the other end of Clough Drive, we understand some need to develop but this should be done with our past & history in mind and not

just money.

We strongly object to this development.