

Planning Application Comment
From: DoNotReply@tameside.gov.uk
Sent: 03 April 2018 19:23
To: Planning Mail
Subject: Planning Application Comment

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Planning Application Comment
Allocated Request Number: 21312268
Service Id: 440
Dated: 03/04/2018 19:23:05

Planning Application Number: 18/00119/FUL Date Of Application: 12/02/2018
Proposal: Construction of 5 No. detached houses and associated works
Site: Land South of
Grove Street
Ashton-Under-Lyne
Tameside



Comments On The Proposal...
Planning application for the Construction of 5 No. detached houses and
associated works on the land
South Of Grove Street Ashton-Under-Lyne Tameside - Application number
18/00119/FUL -

I refer to the above planning application by Darson Homes Ltd.

I wish to voice my objections whole heartedly for planning permission being
granted by Tameside
Council for the construction of 5 new detached houses.

My objections are :

There are covenants on this area of land which were emplaced when Leech Homes
built the estate in
1979. These state that Tameside MBC must maintain this land as public open green
space. This covenant
must surely also apply to the new owner.

This area of land is subject to OL4 planning conditions which means that it is
, Protected Green Space.

This has been stated on your own, Notice of application for planning permission
(please see the
attached).

If this land is, Protected Green Space, then surely Tameside MBC cannot legally
grant planning permission
for 5 new detached houses to be built on it.

Also, further to the above:

There is no mention of how the land at the rear of Grovewood Close down to
Croxdale Close would be
maintained in the future, should planning permission be given. There is no mention
of a grounds

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maintenance schedule to stop this land becoming an eyesore & an overgrown wilderness/ dumping ground.

The proposed properties are to be 3 storeys high. This is not in keeping with the surrounding properties on the estate. These houses will overlook the rear of homes on Grovewood Close & will result in a loss of privacy for them.

The two parking spaces for each property specified will not be sufficient. This would result in residents parking along the public footpath & endangering pedestrians.

The proposed entrance via Lindisfarne Road would also compromise the safety of pedestrians, cyclists, runners & children who regularly frequent this area. The entrance to the new properties would go through 2 public footpaths running from Grove St to Lindisfarne Road. This will make the crossing extremely dangerous for all pedestrian users.

I therefore request that planning permission for the land South Of Grove Street, Ashton-Under-Lyne Tameside - Application number 18/00119/FUL be rejected.

As i said earlier, this land is subject to OL4 planning conditions which means it is classified by Tameside MBC as Protected green space. Planning permission given by Tameside MBC to build on this land would contravene this.

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