

From: planningcomments@highpeak.gov.uk
To: [Planning Comments \(HPBC\)](#)
Subject: Comment Received from Public Access
Date: 21 December 2022 16:40:02

Application Reference No. : HPK/2022/0443

Site Address: Bridgeholme Mill Bridgeholme Chinley Derbyshire SK23 6DX High Peak

Comments by: Liam McCarthy

From:

9

Bowden Lane

Townend

Chapel en le Frith

Derbyshire

SK23 0JQ

Phone:

Email:

Submission: Objection

Comments: I strongly object to this application which is based on a further harmful, inappropriate and unwarranted encroachment into the Green Belt. This application is contrary to Policies EQ2 and EQ3 of the High Peak Local Plan and Policy 174 of the National Planning Policy Framework. Chapel en le Frith Parish Council have adopted a Neighbourhood Plan following a referendum and Policy EP7 states there should be no extension into the Green Belt for this site.

Looking back at the planning history of the site it is noted that planning application 2015/0328 for an extension of 1292sq m on top of the existing 490sq m (ie a total of 1782sq m)was withdrawn as it was considered too intrusive for the Green Belt.

Application number 2016/0112 was based on an extension of 980sq m and the report by officers to the Development Control Committee recommended refusal due to the impact on the Green Belt. However the application was passed by the Committee in very dubious circumstances which I witnessed as I attended the meeting. This permission allowed the building area to be 1470sq m (ie 490+980).

A further application was made in 2021 number 2021/0023 seeking permission for an extension of 539 sq m which was refused by the Committee and also thrown out on appeal. However an anomaly in the information supplied by the applicants stated the gross area of the building was 1636sq m which is significantly larger than the 1470sq m for which planning permission was granted. It is in fact 11.3% larger than it should be. It is also noted that no enforcement action appears to have been

taken by HPBC about what I consider to be an unlawful extension

Dealing with this application which is will result in a building space of 2175sq m. This is 22% larger than that the "excessive" extension proposed in 2015/0328 and subsequently withdrawn. Therefore this application must be refused.

The final matter is access to and egress from the site by large goods vehicles. Charley Lane is totally unsuitable for articulated lorries and the narrow single carriageway access to Bridgeholme Mill is positively dangerous when such vehicles are encountered.

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