

From: planningcomments@highpeak.gov.uk
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Subject: Comment Received from Public Access
Date: 01 February 2023 07:54:46

Application Reference No. : HPK/2022/0473

Site Address: Land at Longclough Drive Longclough Drive Simmondley Glossop Derbyshire

Comments by: Michael Peake

From:

2 Brookside
Longclough Drive
Simmondley
Glossop
Derbyshire
SK13 8HP

Submission: Objection

Comments: I have revisited the Appeal Decision document and comment on the various applications as follows.

Schedule of Conditions (page 15)

No.5: No more than six(6) dwelling houses or 1000 SqM of residential floor space be provided on the site.

Within the Appeal Decision reference is made to a signed ‘planning obligation to secure landscaped open space at the site’.

Amenity Space (page 4)

No.17: ‘the obligation is a consideration to which I attach considerable weight’

No.18: Under the terms of the obligation the bulk of the site (some 4325 sqm) would remain undeveloped; Moreover, submitted details and the description of development indicate the appellants intention to maintain this remaining open area as public space, with access, biodiversity and maintenance improvements. As the submitted planning obligation introduces a legally enforceable mechanism to secure these measures, I give considerable weight to this aspect of the appeal scheme in my consideration of its merits.

Therefore any erosion of the Amenity Space as proposed by these planning variations must be contrary to the basis of the original Appeal Decision.

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