
From: planningcomments@highpeak.gov.uk
Sent: 20 March 2024 11:23
To: Planning Comments (HPBC)
Subject: Comment Received from Public Access

Application Reference No. : HPK/2024/0055 Site Address: LAND AT FORGE MANOR Forge Road Chinley Derbyshire
Comments by: Nathan King

From:
1 Forge Terrace
Forge Road
Chinley
High Peak
Derbyshire
SK23 6BW

Phone:

Email:

Submission: Objection

Comments: Dear Sir/Madam,

Thank you for your invitation to express our opinion on the application for planning in principle on the land at the side of our home, Number 1 Forge Terrace. Application ref: HPL/2024/0055.

We have lived at Forge Terrace for over twenty four years and have enjoyed the benefit of parking along the wall which leads to the new access for Forge Manor. To our understanding this is a private road solely for the benefit of Forge Terrace.

On an original document submitted to the planning department Wain Homes themselves included words to the effect of

“On the opposite side of the access into the residential element there is an area of existing retained green space and the retained access to Forge Terrace has been delineated with road narrowing, bollards and signage which will indicate to visitors that they are about to enter an obviously private lane.”

Additionally Wain Homes acknowledged. “There is a right of way along Forge Terrace to the group of 6 privately owned terrace houses known as Forge Terrace. Forge Road is privately maintained and will be upgraded to adoptable standard for the benefit of existing and future residents.”

From looking at the PIP area we can only envisage access being gained from the private road at the expense of much needed parking.

Moreover, Plot 16 (now number 1 Blackbrook Drive) is a dual aspect property which overlooks the beautiful green with its established trees which in our minds should be protected at all costs.

Although this doesn't personally effect ourselves, I would be devastated to purchase a premium property only to have a new property essentially blocking the view of my dual aspect.

All other properties on the site with dual aspect are either on a corner plot or at an end. Original documents certainly imply that this plot was always intended to be the last, not to mention its Number 1 Blackbrook Drive.

We can't help but feel that Wain Homes are prepared to sacrifice the feelings of one of their own customers and breach their own building philosophy just to get the last scraps of meat off the bones.

On the subject of visibility, if a new property were to be sited on the established green, residents and visitors of Forge Terrace would not be able to see the traffic coming off the estate. Given that residents of Forge Manor use Forge Terrace as walkway this is potentially an accident waiting to happen.

To be honest I think Wain homes, have, for the most part, respected the opinions of the local established residents but I feel this would be unfair to all the current residents of Forge Manor, in respect of it would basically take away the beautiful bit of green space which is the first thing you see when entering the estate. As we are writing this we can hear an Owl hooting in the trees.

Most of all it would have a huge impact on the residents of Forge Terrace in regards to safe visibility of on coming traffic, ample parking (which is already limited) and with congested parking visibility would be further reduced, increasing danger to residents of both Forge Terrace and the Forge Manor residents using the road as a cut through.

We hope you will take these points into consideration along with the views of other concerned residents of the local community

Yours sincerely

Karen & Nathan King

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