

[REDACTED]

From: planningcomments@highpeak.gov.uk
Sent: 15 June 2026 10:22
To: Planning Comments (HPBC)
Subject: Comment Received from Public Access

[REDACTED]

Application Reference No. : HPK/2026/0228 Site Address: Spring Shopping Centre & Land South of Station Road
Buxton Derbyshire Comments by: Elaine Grundy

From:
74
Lightwood road
High peak
Buxton
Derbyshire
SK177at

Phone: [REDACTED]

Email: [REDACTED]

Submission: Neither

Comments: I wish to comment on this proposed development in that it is not in keeping with the character, appearance, and heritage of the spa town.

The scale, design, and choice of building materials appear unsympathetic to the established architectural character of the area and would detract from the distinctive qualities that contribute to the town's identity. The proposal risks harming the visual amenity of the locality and fails to respect the existing streetscape.

The development would also have adverse impacts on neighbouring properties through potential loss of privacy, overshadowing, and reduction in natural light. Concerns remain regarding the density and layout of the scheme, which appears excessive for the site and out of character with surrounding development.

In addition, insufficient consideration appears to have been given to parking provision, increased traffic generation, air quality and the resulting implications for highway safety. The development could add pressure to local infrastructure and create congestion in an area already experiencing parking constraints.

The proposal may also lead to increased noise and disturbance for nearby residents. If located within or affecting a conservation area, or in proximity to listed buildings, the development has the potential to harm the historic character and significance of these heritage assets.

Furthermore, the application does not appear to demonstrate how the development aligns with local planning policies, national planning guidance, or accessibility requirements for disabled persons.

For these reasons, I respectfully request that the application be refused.

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