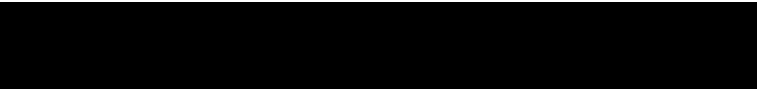




Application Reference No. : HPK/2026/0228 Site Address: Spring Shopping Centre & Land South of Station Road
Buxton Derbyshire Comments by: Graham James
From:

Byron Street
Buxton
Buxton



Submission: Objection
Comments: I strongly object to planning application HPK/2026/0228.

My main concerns are the lack of car parking, the scale and appearance of the proposed buildings, and the impact on traffic and access. The proposals appear to remove a large amount of centrally located parking and replace it with much less, which would make it harder for residents, visitors, older people and those with mobility issues to access the town centre. Buxton serves a wide rural catchment, so convenient parking is essential. Any replacement parking should be fully approved, deliverable and available before a scheme of this scale is allowed to proceed.

I am also concerned that the proposed buildings do not sufficiently take account of the existing architecture and character of Buxton. Large contemporary buildings in the historic core risk harming the appearance of the area rather than enhancing it.

There are also serious concerns about traffic and access, including changes to Station Road and Palace Road, the creation of new vehicle routes, and the cumulative impact of the wider highway works. These matters need very careful scrutiny.

If the scheme were amended to provide more parking, better reflect the architecture of the current buildings, and include the Springs shopping centre within the regeneration plan, then I would be more willing to support or accept it. As it stands, however, I believe the application should be refused.

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