

Chris Blandford



Object to Proposal

Subject: Objection to Proposed Housing Development on Ragged Hall Lane -
Application planning reference 5/2025/0331:

Dear Sir/Madam,

I am writing to express my strong objection to the proposed housing development at 84-108 Ragged Hall Lane]. As a resident of the local area, I have significant concerns regarding the detrimental impact this development will have, particularly in light of the importance of protecting our local Green/grey belt land. Firstly, I believe this development represents an unwarranted encroachment upon designated [Green/grey belt] land. This proposed development, however small, sets a dangerous precedent for future incursions and erodes the crucial protections afforded to this land. The intrinsic value of this green space for local wildlife and visual amenity far outweighs the limited benefits of this housing proposal.

Secondly, the proposed development appears to suffer from a severe lack of appropriate highways access with narrow country lanes, already congested roads, lack of safe pedestrian access, and inadequate turning space for emergency vehicles.

Furthermore, I consider the scale and density of the proposed development to be entirely inappropriate for the location. It's out of character with the existing housing density, visually intrusive in the landscape, and an overdevelopment of the site.

Finally, while I understand the acknowledged need for housing within the District, it is crucial to recognize that a development of just seven houses will make a negligible difference to the overall housing target. This is particularly true when considering the pressing local need for genuinely affordable and social-rented properties, which this development, as stated, will not provide. It appears to prioritize market-rate housing on protected land, failing to address the most critical housing needs of our community.

In conclusion, I urge the Planning Department to reject this application. The need to protect our valuable Green/grey belt land, the clear lack of appropriate highways access, the inappropriate scale and density of the proposal, and its failure to address the primary local housing need for affordable and social-rented homes are all compelling reasons for its refusal. I trust that you will give due consideration to these significant concerns.

Yours sincerely,
Chris Blandford