

Item 1 Thorpe Park
Holiday Camp
Anthonys Bank Road
Humberston -
DM/0369/23/FUL



Humberston Village Council

Clerk to the Council – Mrs. K. Peers

[Tel:- 07494 577661](tel:07494577661)

Email:- clerk@humberstonvillagecouncil.com

Planning, North East Lincs Council

10th May 2023

Dear Sirs,

The following planning applications were discussed at the meeting of Humberston Village Council held on Tuesday 9th May 2023 and the comments below each application listed are the comments resolved to be submitted as follows:

Planning Application Reference: DM/0369/23/FUL

Proposal: Variation of Condition 2 (Approved plans) pursuant to DM/1038/21/FUL for revision to allow for alterations to footprint, external terraces and service yard, omit canopies from external terraces, removal and relocation of roof lights, alterations to openings on south and west elevations, amendments to escape staircase to include replacement with escape ramp

Location: Thorpe Park Holiday Camp Anthonys Bank Road Humberston

Objections – the Council would reiterate off all its previous objections already submitted on this application but would also now add that it cannot understand why canopies would be removed from external terraces as these would help with any noise mitigation. The canopies should in fact be improved rather than removed. All other objections the Village Council has to this application are still valid.

Yours faithfully,

KJ Peers

**Mrs. K. Peers – Clerk to the Council
Humberston Village Council**

Comments for Planning Application DM/0369/23/FUL

Application Summary

Application Number: DM/0369/23/FUL

Address: Thorpe Park Holiday Camp Anthonys Bank Road Humberston North East Lincolnshire DN36 4GG

Proposal: Variation of Condition 2 (Approved plans) pursuant to DM/1038/21/FUL for revision to allow for alterations to footprint, external terraces and service yard, removal and relocation of roof lights, alterations to openings on south and west elevations, amendments to escape staircase to include replacement with escape ramp|cr|

Case Officer: Emily Davidson

Customer Details

Name: Mr Paul Bright

Address: 30 Humberston Fitties Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: My objection is only in relation to the removal of the external terrace canopies that were part of the approved planning application. Any item that helps mitigate noise should be utilised so please consider keeping the canopies

Comments for Planning Application DM/0369/23/FUL

Application Summary

Application Number: DM/0369/23/FUL

Address: Thorpe Park Holiday Camp Anthonys Bank Road Humberston North East Lincolnshire DN36 4GG

Proposal: Variation of Condition 2 (Approved plans) pursuant to DM/1038/21/FUL for revision to allow for alterations to footprint, external terraces and service yard, removal and relocation of roof lights, alterations to openings on south and west elevations, amendments to escape staircase to include replacement with escape ramp|cr|

Case Officer: Emily Davidson

Customer Details

Name: Miss Katherine Teakle

Address: 85 Main Road Humberston Fitties

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:Losing the canopies will not help in keeping the noise within this arena. My other concern is the doubling in size of the service area with reduced access and egress. I notice that the Fire Service report was an electronic consultation. My concern is given the exponential piecemeal nature of this design, serious flaws could be overlooked with regards to noise control and health and safety. I hope that a site visit has been conducted by all involved, given the size of this project? Thank you.

Comments for Planning Application DM/0369/23/FUL

Application Summary

Application Number: DM/0369/23/FUL

Address: Thorpe Park Holiday Camp Anthonys Bank Road Humberston North East Lincolnshire DN36 4GG

Proposal: Variation of Condition 2 (Approved plans) pursuant to DM/1038/21/FUL for revision to allow for alterations to footprint, external terraces and service yard, omit canopies from external terraces, removal and relocation of roof lights, alterations to openings on south and west elevations, amendments to escape staircase to include replacement with escape ramp|cr|

Case Officer: Emily Davidson

Customer Details

Name: Miss Katherine Teakle

Address: 85 Main Road Humberston Fitties

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Attempts have been made to discuss mitigation measures with regards to impact of this development with near neighbours on the Fitties. Peter Tuck is in no position to arbitrate. It would behove all professionals involved to meet and consider, and ensure that what is generated within Thorpe Park, stays in Thorpe Park. All structural means need to be in place to achieve this.

Comments for Planning Application DM/0369/23/FUL

Application Summary

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Case Officer: Emily Davidson

Customer Details

Name: Miss Miranda Holmes

Address: 255 Humberston Fitties Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Strongly object - email objection sent as unable to upload with photo evidence

Comments for Planning Application DM/0369/23/FUL

Application Summary

Application Number: DM/0369/23/FUL

Address: Thorpe Park Holiday Camp Anthonys Bank Road Humberston North East Lincolnshire DN36 4GG

Proposal: Variation of Condition 2 (Approved plans) pursuant to DM/1038/21/FUL for revision to allow for alterations to footprint, external terraces and service yard, omit canopies from external terraces, removal and relocation of roof lights, alterations to openings on south and west elevations, amendments to escape staircase to include replacement with escape ramp|cr|

Case Officer: Emily Davidson

Customer Details

Name: Mrs Pauline Grant

Address: 259 Anthonys Bank Road Humberston Fitties Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Thorpe Park are proposing works that will have a negative impact on the chalet owners situated on Anthony's Bank Road, with additional noise from the proposed changes to the layout of external terraces, and service yard etc, and once again adding to the many months of construction noise we have endured. The plans need to be amended to include some sort of noise bund so that the the entertainment complex indoor and external is screened from the Fitties - we can see the buildings from our Chalets, hear the "entertainment", play activities etc and the PA system quite clearly. Please take our comments into consideration.

Comments for Planning Application DM/0369/23/FUL

Application Summary

Application Number: DM/0369/23/FUL

Address: Thorpe Park Holiday Camp Anthonys Bank Road Humberston North East Lincolnshire DN36 4GG

Proposal: Variation of Condition 2 (Approved plans) pursuant to DM/1038/21/FUL for revision to allow for alterations to footprint, external terraces and service yard, removal and relocation of roof lights, alterations to openings on south and west elevations, amendments to escape staircase to include replacement with escape ramp|cr|

Case Officer: Emily Davidson

Customer Details

Name: Ms Lisa Cutting

Address: 24 Cooks Lane Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Please do not remove the canopies from the outside terraces, they will help to mitigate the noise.

Comments for Planning Application DM/0369/23/FUL

Application Summary

Application Number: DM/0369/23/FUL

Address: Thorpe Park Holiday Camp Anthonys Bank Road Humberston North East Lincolnshire DN36 4GG

Proposal: Variation of Condition 2 (Approved plans) pursuant to DM/1038/21/FUL for revision to allow for alterations to footprint, external terraces and service yard, removal and relocation of roof lights, alterations to openings on south and west elevations, amendments to escape staircase to include replacement with escape ramp (omittance of canopies removed from description - no canopies on existing scheme to be removed. This was included in error)

Case Officer: Emily Davidson

Customer Details

Name: David Chapman

Address: Flat 9, Victoria Gardens 195 London Road Leicester

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: I wish to object to this application. The continued expansions of the service yards to supply the ever increasing number of caravans is unsustainable. Each continuous redevelopment of these sites results in more destruction of the now threadbare green belt that once separated the Fitties and Thorpe park. Increased deliveries will result in even more noise impact, with deliveries even this week arriving at 7am. The proposed removal of canopies will also result in more noise pollution in the Fitties.

Item 2 Kingsway
Club 3 Kingsway
Cleethorpes -
DM/0355/23/FUL

Comments for Planning Application DM/0355/23/FUL

Application Summary

Application Number: DM/0355/23/FUL

Address: Kingsway Club 3 Kingsway Cleethorpes North East Lincolnshire DN35 8QU

Proposal: Variation of Condition 2 (Limited Period) and 6 (Hours of Operation) pursuant to DM/0554/21/FUL to extend limited period and increase hours of operation up to 12 am

Case Officer: Bethany Loring

Customer Details

Name: Mr GREG WEBB

Address: 3 BRIGHTON STREET CLEETHORPES

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We back directly onto the Kingsway Club, extending the opening hours in the middle of a residential area will only cause distress and disruption to many of the residents surrounding the Pub. For us the large beer garden, smoking shelter already causes many issues with noise and smoke. The garden should close at 9pm but we are regularly awoken from people in the garden after 9pm sometimes after 11pm. Having a young family on the busy periods we are finding it difficult with the noise waking them up, we also cannot open any windows at the rear of the house as the smoke from the smoking shelter infiltrates into the house. As you can imagine this is extremely frustrating coming into summer. Extending the opening will only mean people leaving later and more intoxicated adding more stress on us as a family and the surrounding neighbourhood.

Comments for Planning Application DM/0355/23/FUL

Application Summary

Application Number: DM/0355/23/FUL

Address: Kingsway Club 3 Kingsway Cleethorpes North East Lincolnshire DN35 8QU

Proposal: Variation of conditions 2 (limited period) and 6 (hours of operation) pursuant to DM/0554/21/FUL to extend limited period and increase hours of operation up to 12 am

Case Officer: Bethany Loring

Customer Details

Name: Mr Greg WEBB

Address: 3 BRIGHTON STREET CLEETHORPES

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:As directly adjoining onto the pubs beer garden its already excessively noisy and distributive since the alterations last year with the club becoming a full blown pub downstairs. The customer base and the size of the beer garden is already a huge issue with large volumes of smoke and noise, not to mention the fowl language and fights which are now becoming more often. We are now at the point we cannot have our patio doors open due to smoke and noise levels with no consideration from the landlords regarding these issues. With no monitoring of the beer garden its often open pass the suggestive curfew 9pm and extremely noisy waking our young family up. I strongly object to the extended opening hours.

Comments for Planning Application DM/0355/23/FUL

Application Summary

Application Number: DM/0355/23/FUL

Address: Kingsway Club 3 Kingsway Cleethorpes North East Lincolnshire DN35 8QU

Proposal: Variation of Condition 2 (Limited Period) and 6 (Hours of Operation) pursuant to DM/0554/21/FUL to extend limited period and increase hours of operation up to 12 am

Case Officer: Bethany Loring

Customer Details

Name: Mr MARTIN KENNEDY

Address: THE LEAKING BOOT RESTAURANT 2 KINGSWAY CLEETHORPES

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The noise from the said premises is getting very loud, at certain times of the day the noise and the very bad language which comes from the drunk customers is not very good for a small seaside town, we often have to apologise to customers with families for the bad language.

Comments for Planning Application DM/0355/23/FUL

Application Summary

Application Number: DM/0355/23/FUL

Address: Kingsway Club 3 Kingsway Cleethorpes North East Lincolnshire DN35 8QU

Proposal: Variation of Condition 2 (Limited Period) and 6 (Hours of Operation) pursuant to DM/0554/21/FUL to extend limited period and increase hours of operation up to 12 am

Case Officer: Bethany Loring

Customer Details

Name: Mr MARTIN KENNEDY

Address: LEAKING BOOT RESTURANT CLEETHORPES

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The noise from the said premises is getting very loud , at certain times of the day the noise and the very bad language which comes from the drunk customers is not very good for a small seaside town , we often have to apologise to customers with families for the bad language .

Comments for Planning Application DM/0355/23/FUL

Application Summary

Application Number: DM/0355/23/FUL

Address: Kingsway Club 3 Kingsway Cleethorpes North East Lincolnshire DN35 8QU

Proposal: Variation of Condition 2 (Limited Period) and 6 (Hours of Operation) pursuant to DM/0554/21/FUL to extend limited period and increase hours of operation up to 12 am

Case Officer: Bethany Loring

Customer Details

Name: Mrs JULIE KENNEDY

Address: 4-5 KINGSWAY CLEETHORPES

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: With having a business adjoining the pub it's not ideal we have to deal with the noise and smoke front and back of the premises. The summer months are horrendous with the front seating area attracting unsavoury characters.

The rear beer garden is particularly busy in the summer its getting worse with the noise, foul language and smoking Its not enjoyable too use any of our outdoor space at all now.

Comments for Planning Application DM/0355/23/FUL

Application Summary

Application Number: DM/0355/23/FUL

Address: Kingsway Club 3 Kingsway Cleethorpes North East Lincolnshire DN35 8QU

Proposal: Variation of conditions 2 (limited period) and 6 (hours of operation) pursuant to DM/0554/21/FUL to extend limited period and increase hours of operation up to 12 am

Case Officer: Bethany Loring

Customer Details

Name: Miss HANNAH KENNEDY

Address: FIRST FLOOR & SECOND HOLIDAY UNITS 4-5 KINGSWAY CLEETHORPES

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The pub is very noisy and I have to strongly object.

The large volumes of people outside in the beer garden means no one can have their windows or doors open from the noise and smoke. I frequently get abuse from asking people to quieten down. The private driveway is frequently blocked from the pub customers thinking it's ok to park in my driveway blocking the whole drive way.

Comments for Planning Application DM/0355/23/FUL

Application Summary

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Address: Kingsway Club 3 Kingsway Cleethorpes North East Lincolnshire DN35 8QU

Proposal: Variation of Condition 2 (Limited Period) and 6 (Hours of Operation) pursuant to DM/0554/21/FUL to extend limited period and increase hours of operation up to 12 am

Case Officer: Bethany Loring

Customer Details

Name: Miss Jaime Kennedy

Address: 7 KINGSWAY Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The noise from the club some days is unbearable from the rear of the pub, it's in a residential area it's getting noisier and noisier as it gets warmer. We are starting to get an issue with parking with patrons of the pub often parking without care and authorisation in our private driveways.

Comments for Planning Application DM/0355/23/FUL

Application Summary

Application Number: DM/0355/23/FUL

Address: Kingsway Club 3 Kingsway Cleethorpes North East Lincolnshire DN35 8QU

Proposal: Variation of conditions 2 (limited period) and 6 (hours of operation) pursuant to DM/0554/21/FUL to extend limited period and increase hours of operation up to 12 am

Case Officer: Bethany Loring

Customer Details

Name: Mrs JAIME ARMOUR

Address: FISRT FLOOR FLAT 7 KINGSWAY CLEETHORPES

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I strongly object to the extended hours, the pub is already very noisy especially during the warmer months when the large beer garden is full. Its in the middle of a residential area it should not be allowed already never mind extended hours as the later it gets the noisier and more trouble will be attracted. The trouble is getting worse in the last few weeks alone. I cannot have any windows open at the rear for the noise. Patrons of the pub have no respect when leaving and often they park in my private driveway blocking me in with total disregard for my privacy and property.

Comments for Planning Application DM/0355/23/FUL

Application Summary

Application Number: DM/0355/23/FUL

Address: Kingsway Club 3 Kingsway Cleethorpes North East Lincolnshire DN35 8QU

Proposal: Variation of Condition 2 (Limited Period) and 6 (Hours of Operation) pursuant to DM/0554/21/FUL to extend limited period and increase hours of operation up to 12 am

Case Officer: Bethany Loring

Customer Details

Name: Mr Colin Lamming

Address: 9 Kingsway Court Kingsway Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: This letter represents myself and many local residents feelings in fully supporting the Kingsway Social Club application to have the same trading terms as the nearby competitor's outlets, Councillor Parkinson's, Willys Wine Bar, and The Smugglers Pub. These competitors are allowed additional opening hours and less council restrictive practices despite having closer housing developments and less outdoor spaces.

The Kingsway Social Club is a true social club and differs from the other basic pubs.

The owners accordingly spend more time in attendance supervising inside the pub than others do, and take rigorous action on training and policing of their staff. It offers trips and special events as you would expect. The Clubs environment is a place where girls and ladies of all ages now feel comfortable and safe. The Disabled are encouraged with no difficult of incoming steps and have a wheelchair sized toilet, and a Dog Friendly club. The club is a success story supported by locals and tourists alike, and occasionally offers artist entertainment, normally 1830-2100 hours finishing earlier than most people's retiring time. Thursday afternoon family fun and games, and a convivial social atmosphere at low drink prices. Visits by Police etc are unheard of.

Of the 17 filed Documents, 10 are Official or Planning Agencies, 6 out of 7 Neighbour Comments are from the same Kennedy Family, (Martin, Julie and beautiful daughters Jamie and Hannah), and could have been written and submitted by the same person and only 1 letter appears as an unbiased comment.

I respect the intelligence of planning officials too much to repeat my letter 3 times with the same message but from different addresses as Martin apparently does for the chip shop, (May 11th) or utilise my different married and pre-married names (May 9th) as Jamie does. I think you could all

easily spot these childish mistakes.

The Kennedy Family responsible for the letters have always resented the Kingsway Club Landlords as the property owner refused to sell them the remaining property in the immediate street area they do not own so preventing their dream of 100% control of the area and applying to rename part of the Kingsway as "Kennedy Walk. Their comments on not allowing the club in the middle of a residential place would appear to be 30 years out of date, which serves not alienates the resident population. The noise levels claimed I find amusing as the businesses close at 5pm (Café) and 7pm (Chip Shop) and the owners return home well away from Kingsway Club and the Croft Baker Ward.

The only credible Notification appears from 3 Brighton Street who bought the property with the club behind and operating there for the last 30 years and has observed smoke entering the house. There must be some remarkable horizontal winds in Cleethorpes to transport the smoke shelter smoke 10 metres diagonally horizontally across the car park and in to the house through its windows that are closed against the noise. I would point out the club and its 2metre + wooden surround fencing existed as can be seen on Rightmove property sales well before any houses were purchased in 2017 & 2019 and when under COVID we all had to sit outside in the car park. The club was always there and any due diligence report would have acknowledged this. It's like me objecting to a sea view after I bought a seafront property.

The club has produced one of the few success stories in Cleethorpes in revamping for the benefit of residents and tourists alike and should be rewarded on behalf of Cleethorpes 10-year Tourist initiative.

Instead, we look to penalised the club again by ensuring it has less hours or trading ability to fairly compete with others nearby whether or not it has family councillor backing.

Come on Cleethorpes provide a level playing field.

Item 3 Land South
Of Millennium Park
Humberston
Avenue
Humberston -
DM/1098/22/OUT

North East Lincolnshire Planning
 New Oxford House
 George Street
 Grimsby
 North East Lincolnshire
 DN31 1HB



Working in partnership

Tel: 01472 326289 Option 1

REQUEST FOR APPLICATIONS TO BE HEARD AT PLANNING COMMITTEE

Ward Member Reply Slip for Applications to be reported to the Planning Committee

Application Number	Reason for Referring to Planning Committee
DM/1098/22/OUT 80 Dwellings Millennium Farm	<p>This application is generating considerable opposition and is seen as an example of over intensification by the many protesters. Millennium Farm is already a considerable development, and these additional properties would apply significant pressure to the already congested infrastructure including schools.</p> <p>It is therefore requested that this application is called in to be heard by full Planning Committee.</p> <p>Subject to availability on the date we would like to speak on this.</p>

Contact Details: -

SignatureDate 13th Feb 2023

Name ...Cllrs Stan Shreeve and Cllr Stephen Harness

Address: ...c/o NELC.....

North East Lincolnshire Planning
 New Oxford House, George Street, Grimsby, N E Lincolnshire, DN31 1HB
 (01472) 313131 W www.nelincs.gov.uk



EQUANS Services Limited
 Registered Office Q3 Quorum Business Park, Benton Road, Newcastle Upon Tyne, NE12 8EX.
 Registered in England No 598379



Humberston Village Council

Clerk to the Council – Mrs. K. Peers

[Tel:- 07494 577661](tel:07494577661)

Email:- clerk@humberstonvillagecouncil.com

Planning, North East Lincs Council

18th January 2023

Dear Sirs,

The following planning applications were discussed at the meeting of Humberston Village Council held on Tuesday 17th January 2023 and the comments below each application listed are the comments resolved to be submitted as follows:

Planning Application Reference: DM/1098/22/OUT

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Location: Land South Of Millennium Park Humberston Avenue Humberston

Objections – The Village Council would support the many objections shown on the planning portal and would reiterate its statement that, as the fastest growing area in the NE Lincs borough, only slightly below Immingham in terms of size, but without comparable facilities and infrastructure, the Village Council wishes for its voice to be heard with regard to planning comments and especially with regard to additional housing in the Village. The Village simply cannot sustain any further extra housing without upgrading to infrastructure.

Yours faithfully,

**Mrs. K. Peers – Clerk to the Council
Humberston Village Council**



Humberston Village Council

Clerk to the Council – Mrs. K. Peers

[Tel:- 07494 577661](tel:07494577661)

[Email:- clerk@humberstonvillagecouncil.com](mailto:clerk@humberstonvillagecouncil.com)

Planning, North East Lincs Council

5th April 2023

Dear Sirs,

The following planning applications were discussed at the meeting of Humberston Village Council held on Tuesday 4th April 2023 and the comments below each application listed are the comments resolved to be submitted as follows:

Planning Application Reference: DM/1098/22/OUT

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Location: Land South Of Millennium Park Humberston Avenue Humberston

Objections – the Village Council would reiterate its previous objections to this proposal. The infrastructure of the Village simply cannot sustain any further development of this size and number of housing and this application would result in an over-intensification of housing at this particular site.

Yours faithfully,

KJ Peers

**Mrs. K. Peers – Clerk to the Council
Humberston Village Council**

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Verity Sheppard

Address: Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Assured when we bought the house that there would be no more buildings, No room in schools as it is. Roads into the estate are still unfinished and have been like this for the four years we have been here. They are dangerous/ flood etc. The access road to these houses is through the Charles Church housing side which was never mentioned or outlined when we bought the house. It will destroy wildlife around the area.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mrs Bernadette Dean

Address: 8 clubhouse way Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:Objection due to traffic demand

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Chris Marshall

Address: 14 Clubhouse Way Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: This site would be destroying more of the animals living areas and spoil the natural beauty of the area

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Ann Marshall

Address: 14 clubhouse way Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Too many houses already built

Not a lot of safe spaces for wildlife left

Do not want to live with the disruption for more years

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Ann Marshall

Address: 14 Clubhouse Way Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Strongly object

We have already taken half of the wildlife home.

DO NOT TAKE WHAT IS LEFT OF THEIR HOME

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Gemma Roberts

Address: 24 clubhouse way Millennium Farm Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We purchased our property on the proviso that the builders compound would be leaving within one year to open up the front of our property to a lovely green space which will house a small public park for the local children, I have already asked the question when this builders compound is likely to move and have been told summer of this year, the build of these potential properties will effect all the current residence, with large vehicles accessing site and more build up or materials in the current Green space which is filled up, there is no need for extra housing on this development, although provisions have been put in existing properties for nesting birds taking away more of their natural habitat is devastating for the creatures who reside in that area, the pond life will be disturbed the foxes homes and all the wild birds will again be disturbed with no where to go - we regularly have young foxes roaming around I also fear this will cause water logging in the area and do not believe the infrastructure is sufficient for more properties to be built here this neighbourhood of existing home owners did not buy these current properties with a view to more buildings being added we chose to live on a small estate with lovely views walls and green space to enjoy as a community.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Miss Sophie Gregory

Address: 26 clubhouse way Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The housing estate already has lots of traffic going in and out of it. Adding 80 more houses is going to make this a lot worse.

With the development continuing we will now have to continue to put up with more lorries driving in and out, noise, dirt and limited parking! There are lots of children living in the area and the children will not be safe with the amount of traffic that will be coming in and out!

We were also looking forward to the development being complete and being able to use the outdoor spaces with our children.

We also currently overlook the builders yard and are getting fed up of the noise that comes from there and the dirt and dust that comes from it.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Dean McClellan

Address: 31 Clubhouse way Humberstone

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The wild life next to the conservation area will be affected and is a massive factor . Over crowding and congestion. The reason I purchased my house was based on the plans I was shown at the time now it will look totally different .

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Jonathan Cadd

Customer Details

Name: Mr Heath Johnson

Address: 32 clubhouse way Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: It will increase traffic that's dangerous for our kids.

It will delay this site being finished and prolonged lorries on site as dangerous for kids.

It will delay the park to a point where kids will be too old to enjoy.

It will join the sites together we bought on here as that wasn't in the plans and has a massive impact on this estate.

It has an impact on the wildlife that is living on the proposed site.

It was never mentioned when we bought on here.

The drains are already not coping.

I don't want to live near affordable housing that's why I bought this house. With all the building sites already going ahead in this area the traffic will be horrendous as the roads cannot cope.

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Louise Johnson

Address: 32 Clubhouse Way Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: There are enough properties in this area and I don't particularly want to live on a main road into that estate.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Case Officer: Jonathan Cadd

Customer Details

Name: Mr Andrew Wright

Address: 36 Clubhouse Way Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Wasn't told they would be more houses access will used via Clubhouse way so more traffic. Also destroys what's left of the nice green space

Comments for Planning Application DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Tom Drewery

Address: 45 clubhouse way Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The reason I'm objecting to the planned construction is because I live in one of the Charles church properties and have done for the last 3 years. And although we have not had many problems with the house itself. The constant flow of construction traffic has damaged the front of my drive way. And the grass verge. And no one seems to want to take responsibility for the damage.

Also there is multiple issues on the estate that the builders need to address before attempting to add more problems. In certain areas there have been wood fences put along side the roadside. When we asked about one for our house. We was told it's not on the plans, however the plans I was given before moving in, it wasn't on any other plans.

Also, we have a street light outside our house. It's been there for a week shorter than ourselves. And not once has it been turned on.

The company you are about to deal with are poison. But no doubt the £££££s will talk. And the councillors will be driving around in a brand new expensive car to get this passed

Comments for Planning Application DM/1098/22/OUT

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Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mrs Hayley Drewery

Address: 45 clubhouse way Humberston

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: There is already enough houses on this estate, the traffic will be too much for the two roads that entrance on to the estate. It will be too much as well another 3/4 four years of building, trucks coming in and out of the estate. There are lots of children on here now and we still don't have our roads done. Is this going to effect that as well?

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Case Officer: Cheryl Jarvis

Customer Details

Name: Mrs Carrie Newson

Address: 47 Clubhouse Way Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I don't think it's right that there will be houses built right up to the nature reserve, we need to think about the surrounding wildlife.

Comments for Planning Application DM/1098/22/OUT

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Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Tom Crawford

Address: 5 Albertross Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Hello,

These plans still fail to make note of the increased vehicle movement of the 80 extra dwellings (160 cars) and also how narrow the roads already are. If the developer had had the foresight to make sufficient extra parking space for the existing dwellings it would not be such an issue. I live at the back of the estate and it's a slalom trying to drive through the estate. This is without arctic lorries attempting to get right to the back of the estate. When I moved in a year to the day I was told then that the building would be completed by the aim of autumn 2023. My plot (168) is very close to the site compound entrance where the most traffic is and to possibly have this for an extra number of years is not what I was lead to believe. I spent the whole of last summer not being able to sleep whilst working nights due to the noise and I'm not looking forward to this summer when I start on them again. To possibly think this could go on for another few years fills me with dread. I brought at the back of the estate for it to be quieter so I could have some peace! Furthermore the quality of the roads is not fit for the extra heavy vehicle movements and it's also unfinished in areas. It's enough to get the builder to fill in potholes, and when they do it's with loose chipping's and not tarmac so they have already washed out, I've done better road repairs on the farm! I understand that the area at the back is still a building site, but there has to be some consideration for residents, the roads are constantly a mess and the mud is coming into the house as the road sweeper just smears the mud and doesn't take it away.

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Jonathan Cadd

Customer Details

Name: Mr Tom Crawford

Address: 5 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I purchased my plot with the intention of it being round the back of the estate looking out on some form of green area and it being quieter. Also, being someone who works nights another few years of builders making noise coming in and out of the site compound would be insufferable. Furthermore the roads on the estate are not fit for another 160 cars with people parking on the roads and how narrow they are in comparison to normal roads. Like many others have spoken about, persimmon need to finish what they've started and focus on problems that need to be rectified. The constant mess that is left from the builders is shocking, I'm constantly picking up rubbish blown against the front of my plot from the builders and again the state of the road in and out of the compound is worse than the farm yard I work in.

Following our previous correspondence 9 Albertross Drove or Plot 170;

FAO email: planning@nelincs.co.uk All images are from this last two weeks

DM/1098/22/OUT 6/2/2023

Andrew & Danielle Greaves, Jack 17 & Henry 6

Fully & rigorously object to the new proposed 80-house development

- It is clear that we are of the same opinion as many and can see that a large number of details have been sent stating the objection to such a future development
- Citing health – Asthma (My wife’s Mum dies of Asthma) My wife has severe Asthma and the dust amongst other health-related items is now becoming too much
- We have now had a car crash due to poor roads, visibility, and the road sweeper cleaner not being in constant use (see images) due to a neighbour not being able to see from the way their own neighbour has had to park
- Road is more slippery than ice due to mud build-up meaning often skidding without any power being used in our cars – more works would only make this worse
- Noise before 8am (7.30 am often starts)
- Traffic is already enough for the area
- Mis-sold by Persimmon – as expected the Sales Team Member has been relocated – a devious tactic that must often be used
- Dangerous – in several road areas you cannot cross the road without slipping with the risk of falling from both mud and unfinished surfaces
- Significant movement in the house which we understand from new builds yet the vibrations felt are often significant like mini earthquakes felt from the construction vehicles
- Dust, debris, air quality, mud, house windows and garden dirt from site vehicles, we can’t even put a clothes airer out so have to use other methods costing us more
- Site vehicles often speed yet it is advertised as 10mph by Persimmon on their own signage
- Access is intended from the same site yard for the ‘proposed’ new 80 house development just outside our house which would be further unnecessary upset and is already and would continue to affect our lives, health, well-being, and more. As reported prior, the paperwork submitted does not have the correct road name
- The lack of safety for us and others is appalling and the proposed development should not go ahead as there would be a continued lack of safety for us, our neighbours, friends, and family
- Vulgar language is often heard from the current development, the site team clearly has no great understanding that young families live here
- Street lighting is not fully evident and none at the front of our property as yet
- Our cars are impossible to keep clean and it is a hazard from all the mud getting into our cars, clothes and houses – completely unfair that the conditions affect such matters
- The roads are dangerous, with potholes, unfinished in many areas and no current road markings.
- As well as this estate, Humberston Avenues traffic is also already bad, especially at school opening and closing hours

- Fencing near us that used to be covered with Persimmon branding is no longer on the fencing so all we see is the unsightly building site – and now Persimmon have hoarding promoting a possible new development – yet are not attempting to cover the site works
- The road sweeper when used can only do so much and as soon as it is used another vehicle seems to destroy what it has attempted to do – I was advised currently it is only Monday, Wednesday and Fridays
- As my Wife pointed out, our 6-year-old will have his childhood fully affected in a terrible way if such a decision to accept such plans for the 80 houses goes ahead.
- I am citing again that our house and others are already affected and the building site and access needs to be converted to the actual plans and soon. It should not be a site any longer than necessary. We and many others bought for the outlook and should not have to wait longer for this
- The weekend of the 29th January on Sunday workers also worked from 730am – surely some consideration has got to be given. Sunday working, really??
- Noise, dust, affecting wildlife and conservation, debris, traffic, speeding, danger to all, hazardous, incomplete, poor standards, disturbance of peace, and hours of work are not considered often starting at 730am affecting my work (I work from home). These are just some of the existing site reasonings for a huge upset, clearly not just from us.
- As much as some of the above may seem to relate to the existing works it is all relative in reasonings why the new development suggested should not happen
- **As with several others that have kindly taken time to note their dissatisfaction, we also request that the 80 house or any other proposed development does not go ahead.**





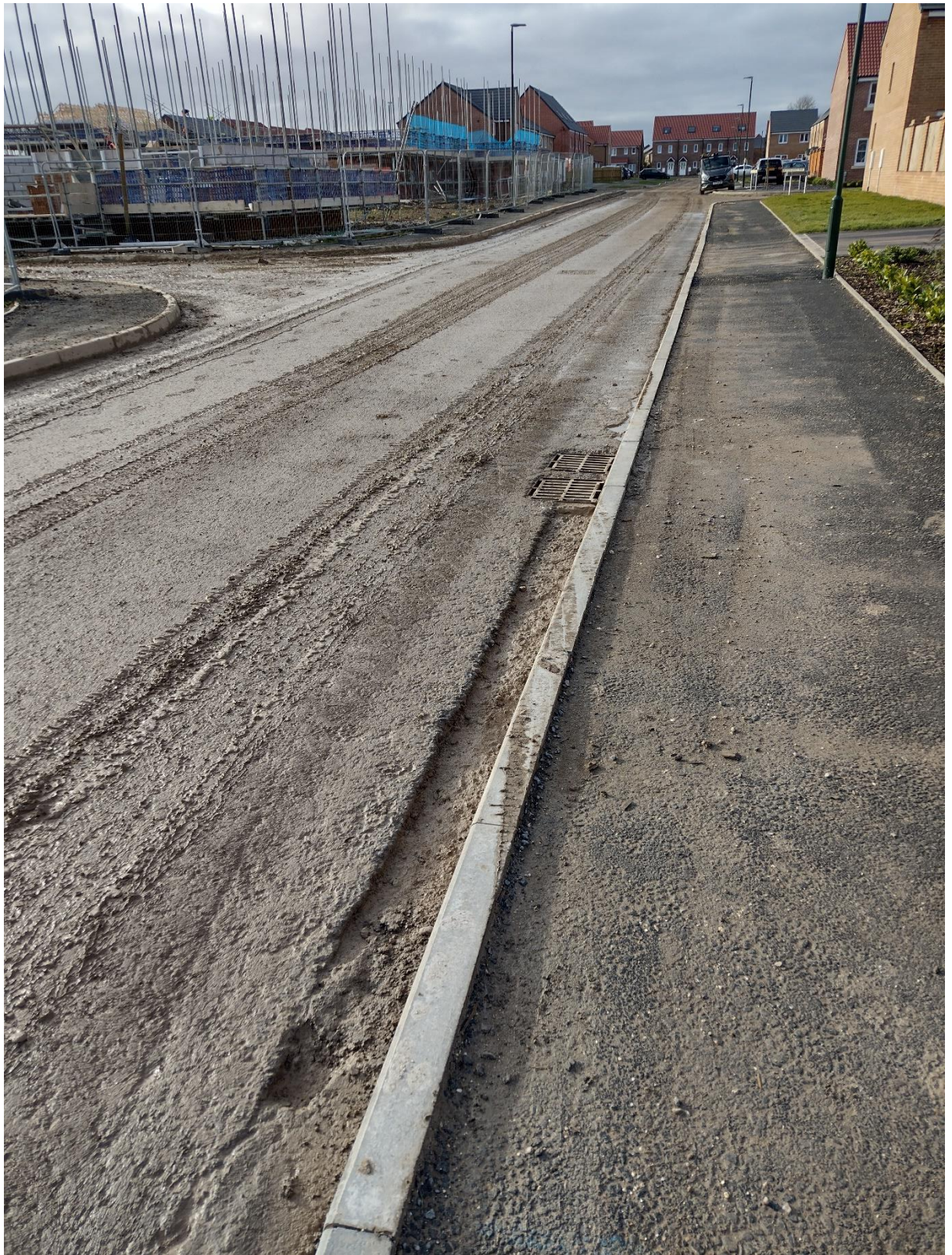
Outside our house – Albertross Drive number 1 – 9 side



Litter and debris, unfinished land at the front of our house



The view we have with the site access from our side and proposal that it is continued to be used for the 'possible' new development. Our road as you can see is also not in a condition as a road should be. This part in front of our house is never road swept.



This is Albertross Drive to Eagle Drive on Saturday 28th January 2022 after the workers had finished – how can you drive safely? Or even cross the road as a pedestrian?



Albertross Drive to Eagle Drive taken from our Driveway – again no road sweeper used – taken 31st January 2022. No hoardings to cover the works.



Used to at least be Persimmon hoardings on the fence to cover the works but no longer it seems – more litter in our garden from the estate

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Danielle Greaves

Address: 9 Albertross Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Just wanted to highlight I've lived at the property since March 2022, and currently logged most days they have operated in breach of the planning plan. Timings on the plan state 8am to start.... they always start pre the agreed 8am, they have deliveries always pre the agreed timings of 9:30am causing traffic further congestion at peak timings for school runs.

I will start to highlight this the EHO from now on as this disturbs our tranquillity of life.

The roads are a safety risk with vehicles speeding and parking all over, you are also unable to use footpaths due to excessive parking of cars across them, persimmon have taken no steps to ensure safety on the site and the fear is a young child will get injured.

From: andrew greaves
Sent: 11 January 2023 14:32
To: Planning - IGE (ENGIE) <planning@nelincs.gov.uk>
Subject: DM/1098/22/OUT

Good afternoon,

Thank you for the letter referring to Planning Application Reference DM/1098/22/OUT

We expected more houses to be built, however, we moved into 9 Albertross Drive, Humberston, North East Lincolnshire DN36 4ZN or Plot 170 for Persimmon purpose in February 2022 and since then one of access areas to the site and site yard has been and continues to be constantly in use.

Our dispute is that Persimmon aim to continually use Eagle Drive and Albertross Drive (spelled correctly in our address and the letter we received) yet spelled incorrectly on an official document. It has been spelled as Albatross Drive therefore I believe would not be a correct document and possibly not legal.

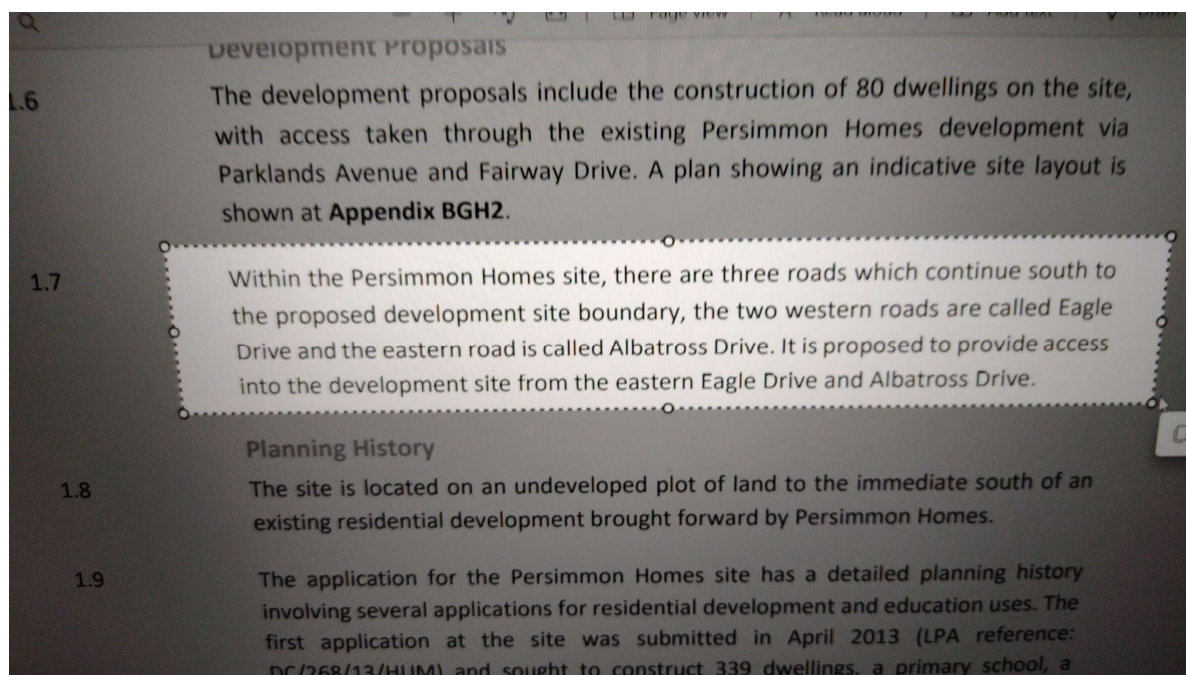
Please can we ask the site yard and access to be reconsidered and moved as we have a young family, have constant noise and mud amongst other things and thought that without this new addition the land we are on would have been completed this year.

We naturally also disagree that this has been granted when reading the documents it was at one point understandably declined as more traffic, congestion plus right next to Humberston eco conservation centre can only be a bad thing.

A basic image from upstairs in our house and copy of the misspelled road name attached.

Thank you for your further advice.

Andrew and Danielle Greaves





Comments for Planning Application DM/1098/22/OUT

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Case Officer: Jonathan Cadd

Customer Details

Name: Mr Christopher Key

Address: 11 Albertross Drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I echo the statement by my wife:

I whole heartedly object to the plans to build on the small section of green land outlined.

This land is vital for local wildlife, we have already taken enough and not only will this proposed build ruin all the habitats currently there, but it will damage the eco-centre by taking away the buffer between the eco site and a busy residential area. The space is home to many kinds of animals including newts, a heron and bats, all of which I have photographs of. We have already reduced their natural environment so much that I fear if this build goes ahead then we will lose them completely.

I personally walk my dogs here every single day, often twice, and feel that doing so in such lovely surroundings is a welcome break from busy working life and that my own mental health would suffer the loss of this fabulous green space. I have 2 young children who walk with me sometimes and love the open space. It was a strong factor in our decision to buy our home as when we bought our house we were told, more than once, that no further building would happen and that the green belt would be staying to protect the eco-centre.

I am also concerned about flooding, the area is prone to flooding as well as by large amounts of standing water on site. I would suggest that more housing will mean less land for water to be absorbed into causing issues for the current site.

Finally, I feel the current road infrastructure will not sustain more traffic and will cause more safety issues for current residents. The roads on site are barely wide enough and are built to sustain

those who currently use it. Not more residential traffic and construction vehicles.

Comments for Planning Application DM/1098/22/OUT

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Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Hannah Key

Address: 11 Albertross Drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I strongly object to the above plan as I strongly feel we have already taken enough away from nature, and to now take more would cause significant damage and loss to local wildlife.

I personally walk my dogs here every single day, often twice, and feel that doing so in such lovely surroundings is a welcome break from busy working life and that my own mental health would suffer the loss of this fabulous green space. I have 2 young children who walk with me sometimes and love the open space.

When we bought our house we were told, more than once, that no further building would happen and that green belt would be staying to protect the eco center. To build so close up the the center would certainly put some wildlife off of entering the eco center so not only would we lose the wildlife living within the planned area, but we would also harm what uses this important site.

I also feel there is too much congestion in the area as it is so to add more housing will only make this issue worse.

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Hannah Key

Address: 11 Albertross Drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I whole heartedly object to the plans to build on the small section of green land outlined. This land is vital for local wildlife, we have already taken enough and not only will this proposed build ruin all the habitats currently there, but it will damage the eco-centre by taking away the buffer between the eco site and a busy residential area. The space is home to many kinds of animals including newts, a heron and bats, all of which I have photographs of. We have already reduced their natural environment so much that I fear if this build goes ahead then we will lose them completely.

I personally walk my dogs here every single day, often twice, and feel that doing so in such lovely surroundings is a welcome break from busy working life and that my own mental health would suffer the loss of this fabulous green space. I have 2 young children who walk with me sometimes and love the open space. It was a strong factor in our decision to buy our home as when we bought our house we were told, more than once, that no further building would happen and that the green belt would be staying to protect the eco-centre.

I am also concerned about flooding, the area is prone to flooding as well as by large amounts of standing water on site. I would suggest that more housing will mean less land for water to be absorbed into causing issues for the current site.

Finally, I feel the current road infrastructure will not sustain more traffic and will cause more safety issues for current residents. The roads on site are barely wide enough and are built to sustain those who currently use it. Not more residential traffic and construction vehicles.

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Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Miss Poppy Hill

Address: 15 Albertross Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: My family and I still object to this planning application and I stand by my previous comments made.

I would like to add that I consider the proposal to be directly going against the Governments roadmap for a cleaner, greener country. Rishi Sunak has pledged to protect the green belt and to stop developments from encroaching on the countryside which surrounds towns and cities. In January 2023 they also created plans to create and restore hectares of wildlife habitats and improve air quality. Therefore I would suggest that this development is unethical and unnecessary.

The proposed plans is an example of more and more housing encroaching on the countryside of North East Lincolnshire, which is minimal as it is.

The housing will start to infringe ever close to the Wolds. Trees which have already been planted as a boarder do not hide the current development well from the countryside and are an eye sore.

The homes which have been built on the current site have struggled to sell, the area of Humberston is saturated with new build housing which takes years to finish and has ran over time already. There are nearly 1000 empty homes in North East Lincolnshire already, these should be prioritised with rejuvenating the area and ensuring there is housing for all, not creating more new housing.

The footpath which would need closing in the plans would potentially be closed for years as we

know developers do not keep to time constraints. Meaning the local community would lose out on access to the countryside easily, further spoiling the area and ruining the character of the village of Humberston.

An important point regarding this development is that it does not bring anything positive to the local community. There is no environmental or economical benefits, only lost natural habitats and congestion. The National Planning Policy Framework states new developments "wherever possible, help to improve local environmental conditions such as air and water quality". I highly doubt that building 80 new houses which in turn would also increase the amount of cars and CO2 emissions would improve air quality; which is already poor with the building dust affecting people and property.

The upsurge in cars will not only increase emissions and have effects on public health but also create further congestion in the area with the current roads not built for heavy traffic use.

The proposal goes against the Government roadmap which looks to protect the environment and the community I live in.

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Case Officer: Jonathan Cadd

Customer Details

Name: Poppy Hill

Address: 15 Albertross Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: My family and I greatly object to the plans to build more housing.

The current road infrastructure will not sustain more traffic and will cause more safety issues for current residents. The roads on site are not wide enough and are built to sustain those who currently use it. Not more residential traffic and construction vehicles.

The land proposed for building is a grazing and living ground for bats. I have read that as part of the plans bat boxes will be introduced. Unfortunately this will not solve the issue if the bats habitat and grazing area has become housing and has been destroyed. They will leave the area altogether causing a huge eco loss to the area.

Additionally the land within this area is prone to flooding, as well as flooding already on site caused by large amounts of standing water. I would suggest that more housing will mean less land for water to be absorbed into causing issues for the current site.

The new housing will encroach on the little green space that Humberston is retaining. The village of Humberston is an area which has the Lincolnshire Wolds just south of it and in turn is becoming more and more built up leaving little natural beauty. The light pollution caused will also disrupt the local ecosystems and ruin the landscape which is left. Schools in the area will also not have the capability to contend with more and more children which will result in a struggle for children's education.

The UK has lost 97% of its meadowland since the 1940's. How about this area is kept as meadowland and a bit of natural landscape is kept rather than being built on.

Finally, I was told by the site manager that the building works would be finished by December 2022. That date has now passed and the developer has made no signs of finishing any time soon. The noise, mess and disruption this is causing to residents on site and those of Humberston village is intolerable. It would be detrimental to the area to continue with more new housing including apartments which will destroy the village atmosphere. At no point did Charles Church/ Persimmon and their representatives inform us of their plans to build more when buying the property. We were falsely led to believe that the housing plans we were shown were final, and we have been misled by the developer.

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Sarah Soames

Address: 17 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I fully and strongly object.

This will impact the wildlife and neighbours significantly.

The will cause loss of existing wildlife and their habitat and the impact on the green belt and eco centre.

Further reasons for objection due to Over-development of the site, with negative effects on the amenity, Noise, disturbance and traffic.

There does not seem to be a plan to show where the compound will be when the building commences, which is a concern if the existing compound will be used for this.

When we bought our property we where told on more than one occasion that the building was to end in 2022 with no further plans to build further.

The constant noise and vibration from the construction vehicles going past with the roads being constantly left heavily with mud and debris on the residential streets and the nuisance and health and safety risks of this.

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Sarah Soames

Address: 17 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Fully Object.

This will impact the wildlife and neighbours significantly.

This will impact the current

Negative effects on amenity,

There does not seem to be a plan to show where the compound will be when the building commences which is a concern if the existing compound will be used for this.

When we bought our property we were told on more than one occasion that the building was to end in 2022 with no further plans to build further.

The constant noise and vibration from the construction vehicles going past with the roads being constantly left heavily in mud and debris on the residential streets.

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Case Officer: Jonathan Cadd

Customer Details

Name: Ms Amelia-mae Walton

Address: 18 Albertross drive Humberston, Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: My neighbours and I are also not happy about builders being on the estate any longer making my house constantly shake like an earthquake from different builders equipment. Another reason this is a high wind area we don't want more toxic builders dust and other poisonous substances blowing over our houses into our gardens which affects our pets, plants, children and wildlife. Not to mention about having to constantly clean our windows, cars and driveways and dust in our houses, fumes from constant traffic of heavy plant and machinery. As a minimum we expect to see what control measures you will put in place to prevent these and many more items to be discussed during the HAZID / HIRA and Kick off meetings with the residents before any licenses to be considered,

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mrs Hazel Walton

Address: 19 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: To protect wildlife.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Ms Amelia-mae Walton

Address: 19 Albertross drive Humberston,grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:I am not happy with this because our estate will become to big and not as cosy many of my neighbours and i love the walk round the back of us its lovely in the summer walking to different cafes its a beautiful walk I don't want to lose our lovely country side walk and our estate to become to big and constant noises from the building site for longer it will also upset the wildlife . Another thing is that the roads are two narrow do how are we going manage on the roads without traffic?

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Philip Young

Address: 21 Albertross Drive, Humberston, North East Lincolnshire DN36 4ZN

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to the proposed planning application for the following reasons -

When we were dealing with the sales advisor at Charles Church we discuss the positioning of our property which we purchased, we were advised by the sales advisor that once the development was finished the only traffic coming past our property and the neighbouring roads (Clubhouse Way) would be from the surrounding residence and would be low level, we were told that behind the Charles Church and Persimmon development would be just green belt with the nature reserve area untouched and fields, I would suspect I'm not the only one who has been given this information, if I had known the current planning application was going to be submitted I would have thought twice about the purchase and which plot I had purchased, we were assured that once the houses on Persimmon and Charles Church were completed that would be it, the roads and paths would be finished and the development would be complete.

I have 3 children which play outside the front of our address as many other families children do and will continue to do, this is part of the community spirit and provides a safe environment for the children to meet and play safely if the planning permission is passed this will cause much higher uncontrolled traffic flow through the current Persimmon and Charles Church development as there will be limited routes off the proposed new development with no other access directly onto Humberston Avenue or the A1031, this increases the risk to children and pedestrians, the roads on the Charles Church and Persimmon development that are currently in place are not the typical width of a single carriageway road, more often than not you have to slow down and pull over to let the approaching vehicle past safely and the current roadways contain multiple corners which are tight corners, even at junctions when meeting approaching vehicle you have to pre plan your manoeuvre to be fair and polite to the approaching vehicle.

The roads are not designed or build for high traffic flow.

All the above increases risk of road traffic collisions and pedestrians collisions as all traffic from the proposed development will travel through either the Persimmon or Charles Church developments.

There is also the concern about higher traffic flow into an already busy Humberston Avenue, especially between the hours of 07:30 - 09:00 and 15:00 - 16:00 there is increased traffic flow along Humberston Avenue and increased pedestrians and cyclists due to school children using Humberston Avenue as a route to school, the proposed development would increase traffic joining Humberston Avenue from the developments presenting an increased risk to pedestrians, cyclists and other road users.

I also object as the proposed development would cause site vehicles and delivery vehicle for the build to travel through either Persimmon or Charles Church site or both causing unacceptable levels of noise to the existing residence which could occur at unsociable hours and cause unacceptable levels of debris on the roadways in the form of site materials and mud, the mud especially causes risk due to being a slip hazard and a risk to drive on during the winter months, we have issues addressing this with our own developers let alone a 3rd party developer who we have no seller/purchaser relationship with.

I also have concerns around the installing of utilities to the proposed development and the effect it could have on residents of Persimmon and Charles Church, what interruption this could cause in the form of lifting existing roads, paths and communal green areas on the persimmon and Charles Church site.

The proposed plan to add an unrelated 3rd party development behind the Persimmon and Charles Church developments is inconsiderate to the existing residents and would cause a decline in the quality of life and surroundings that was promoted as being available by Persimmon and Charles Church.

I object as there is a Nature reserve at the rear of the Charles Church site, wildlife don't just stick the the reserve area itself as they live in the green belt area surrounding it, it concerns me that it will have a negative impact on the nature reserve and will have a negative effect one what the nature reserve has set out to achieve and is achieving for the benefit of the wildlife if housing is placed closer to it.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Philip Young

Address: 21 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to the proposed planning application for the following reasons -

When we were dealing with the sales advisor at Charles Church we discuss the positioning of our property which we purchased, we were advised by the sales advisor that once the development was finished the only traffic coming past our property and the neighbouring roads (Clubhouse Way) would be from the surrounding residence and would be low level, we were told that behind the Charles Church and Persimmon development would be just green belt with the nature reserve area untouched and fields, I would suspect I'm not the only one who has been given this information, if I had known the current planning application was going to be submitted I would have thought twice about the purchase and which plot I had purchased, we were assured that once the houses on Persimmon and Charles Church were completed that would be it, the roads and paths would be finished and the development would be complete.

I have 3 children which play outside the front of our address as many other families children do and will continue to do, this is part of the community spirit and provides a safe environment for the children to meet and play safely if the planning permission is passed this will cause much higher uncontrolled traffic flow through the current Persimmon and Charles Church development as there will be limited routes off the proposed new development with no other access directly onto Humberston Avenue or the A1031, this increases the risk to children and pedestrians, the roads on the Charles Church and Persimmon development that are currently in place are not the typical width of a single carriageway road, more often than not you have to slow down and pull over to let the approaching vehicle past safely and the current roadways contain multiple corners which are tight corners, even at junctions when meeting approaching vehicle you have to pre plan your manoeuvre to be fair and polite to the approaching vehicle.

The roads are not designed or build for high traffic flow.

All the above increases risk of road traffic collisions and pedestrians collisions as all traffic from the proposed development will travel through either the Persimmon or Charles Church developments.

There is also the concern about higher traffic flow into an already busy Humberston Avenue, especially between the hours of 07:30 - 09:00 and 15:00 - 16:00 there is increased traffic flow along Humberston Avenue and increased pedestrians and cyclists due to school children using Humberston Avenue as a route to school, the proposed development would increase traffic joining Humberston Avenue from the developments presenting an increased risk to pedestrians, cyclists and other road users.

I also object as the proposed development would cause site vehicles and delivery vehicle for the build to travel through either Persimmon or Charles Church site or both causing unacceptable levels of noise to the existing residence which could occur at unsociable hours and cause unacceptable levels of debris on the roadways in the form of site materials and mud, the mud especially causes risk due to being a slip hazard and a risk to drive on during the winter months, we have issues addressing this with our own developers let alone a 3rd party developer who we have no seller/purchaser relationship with.

I also have concerns around the installing of utilities to the proposed development and the effect it could have on residents of Persimmon and Charles Church, what interruption this could cause in the form of lifting existing roads, paths and communal green areas on the persimmon and Charles Church site.

The proposed plan to add an unrelated 3rd party development behind the Persimmon and Charles Church developments is inconsiderate to the existing residents and would cause a decline in the quality of life and surroundings that was promoted as being available by Persimmon and Charles Church.

I object as there is a Nature reserve at the rear of the Charles Church site, wildlife don't just stick the the reserve area itself as they live in the green belt area surrounding it, it concerns me that it will have a negative impact on the nature reserve and will have a negative effect one what the nature reserve has set out to achieve and is achieving for the benefit of the wildlife if housing is placed closer to it.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Trevor Walker

Address: 22 Albatross Drive Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: My wife and I object to the proposal for this development.

We are planning to purchase our new home on Albatross Drive and were promised that the development would be completely finished by the time we move in giving us the quiet retirement we have worked hard for.

For the developer then to start at least 3 years of building work at close proximity to our property would cause suffering to my wife who has extremely high blood pressure and would be detrimental to our health and wellbeing.

If we had been informed by the developer of the plans for further development of the site we would not have purchased there and feel the developer is guilty of mis selling if it was intention to build more properties on the site.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mrs Chloe Staples

Address: 25 Albertross Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We bought this house under the pretence that our road would end at the end of the estate. From the plans drawn up our road will become one of the main roads for the additional 80 houses. This means a lot more through traffic on the quiet road we where sold. The roads are already narrow meaning more traffic more accidents. This also means another 2 years of living on a building site. The roads we have waited so long to be tarmac'd will be ruined due to heavy plant and so much more mud and dust which currently effect our homes.

Wildlife will also be lost.

I'm even more annoyed I had to find out about this online, I'm yet to receive my planning permission letter.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Case Officer: Cheryl Jarvis

Customer Details

Name: Mr George Staples

Address: 25 albertross drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We bought this house on the understanding that this would be the only properties going up unless another through road off Humberston avenue was to be put in. We've lived long enough on a building site as it is and do not want another 2+ years for more construction traffic to filthy our homes up

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Fiona Steel

Address: 27 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Our family would like to object firstly for destroying more greenland and homes for wildlife. This is so close to the woods and conservation area I am very shocked this is even been considered.

We were also informed when we bought our house there would be no more building, we can not cope with anymore more dust and litter not to mention more through traffic. The roads are not wide enough as it is at the moment and our estate is not at full capacity. Lorries will not fit down the road and these will cause more damage to the poor highways in place.

Schools in local area are already over populated without more families in the area.

We really hope this application does not go ahead.

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Robert Perkins

Address: 28 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We were looking forward to the building site being completed imminently. Where will the builders gain access? Where will access to the estate come from, ie will we see an increase in traffic through our estate? We were told we spittle have access to the footpaths through the fields so will this new estate still allow for that?

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Case Officer: Cheryl Jarvis

Customer Details

Name: Miss Michala Cowdroy

Address: 28 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: This will make the existing roads around the estate so much busier.

We are almost at the end of completion for this estate and everyone is looking forward to clean roads, no more work vehicles coming though and actually enjoying the estate. This new plan will cause this to be ongoing for longer.

We are looking forward to being able to access the fields from the communal green, will this still be accessible once you build a further 80 houses.

Are these houses really needed with the amount of sites around town already being erected?

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Mike Riley

Address: 30 Albertross Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Greenery is needed for our world kids future families animals birds!!

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Case Officer: Cheryl Jarvis

Customer Details

Name: Miss Anna Fox

Address: 30 Albertross Drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The place already has enough houses we need a greener for families kids dogs birds

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

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Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Matthew Starnes

Address: 35 Albertross Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We purchased the property with the understanding that the final stages of the site were underway & the land at the back would need to be kept untouched due to the disturbance of wildlife? I'm sure everyone onsite are looking forward to the end of the traffic, general chaos & mess caused by the remaining builds.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Alan Paterson

Address: 36 Albertross Drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: This area is not appropriate for more housing. The area recommended is currently a green area with links to conservation and wildlife. There will be more risk to the local community with heavy traffic flow and extended building time. How will the estate cope with the increase in traffic? When the property was purchased we were told no more building would take place at the end of the current plan and the area has enough current development.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Alan Paterson

Address: 36 Albertross Drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: This area is not appropriate for more housing even with the revised plans. The area recommended is currently a green area with links to conservation and wildlife. There will be more risk to the local community with heavy traffic flow and extended building time. How will the estate cope with the increase in traffic? When the property was purchased we were told no more building would take place at the end of the current plan. This was one of the main reasons we purchased in the locality. Since we arrived the road has been horrendous with heavy traffic and mess and with the road we live being one of the main accesses this will continue for many years. The infrastructure can not sustain further in this locality with numerous developments currently ongoing.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Ashley Stockwood

Address: 37 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We object to the construction of the proposed properties due to several factors. When we purchased our property we were assured that no further properties would be built in the surrounding area which was ultimately the deciding factor in purchasing our home.

The impact on the conservation area at the south of the current development will be greatly impacted. This will be of detriment to the wildlife that not only uses the conservation area but the surrounding fields.

The roads constructed for the current site are not suitable for further traffic. At each bend or T junction it is extremely tight and cars have to wait as two cars cannot use each junction at the same time. This will invariably get worse with even more traffic.

The site at present is far from finished and further construction will cause even more disruption to the many shift workers that already are being disturbed on a daily basis due the ongoing work.

With increased amount of traffic I have major concerns to the safety of the many children of families that have bought homes on the estate.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Ashley Stockwood

Address: 37 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:As per our per our previous objection the amended plans are another show of limited changes and resubmission until the council just approves the plans regardless of the number of objections. I know this may be cynical but it appears all the council is bothered about is an increase in council tax revenue.

We appreciate the irony of objecting any further developments being built when we are living in a new build property but the reason we bought the property was that we were directly told no further properties would be built after this development was completed. The timescale we were told for the completion of the site has already been exceeded by a year, so we could expect even more lies, disruption and grief. The green areas around the site were another reason for purchasing where we did otherwise we may have just bought in a more developed area.

Environmental Impact - The green areas around the site will be greatly impacted. The current site will have already effected the local wildlife so any further developments will damage the irreparably.

Traffic - The site is barely able to deal with the volume of traffic as it stands now. The roads are not suitable for even more vehicles using them. The roads are barely passable as it is.

Social - This is a family estate and as such there are children playing in the streets. As before this creates an issue with works traffic. In my opinion it would be only a matter of time before a child would be on the receiving end of an accident created by the increased works traffic.

Social- New Waltham is barely able to cope with the already increased number of people moving to the area. This includes all of the schools and all other facilities.

In whole we strongly object to any further proposals for further housing, please see previous

objections from ourselves. The extra development are also not in keeping with the current development and feels like a cash grab rather than a necessity.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Case Officer: Jonathan Cadd

Customer Details

Name: Mr Richard Francis

Address: 39 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We were given the impression (told by the sales team) that there was not going to be any further houses built after our phase otherwise we would have reconsidered buying in the first place.

Current roads cannot sustain any further traffic and would become a danger to households with young children. There are only two entrances into the development so an increase in this amount of traffic is not sustainable.

The construction traffic, constant dirt on the roads and dust on properties would obviously continue even longer.

The added pollution of additional housing / cars would surely effect the local wildlife and the conservation area situated behind the proposed development.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

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Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Stephen Parry

Address: 41 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We have recently moved onto millennium farm and was sold the house under the impression that the development was nearly complete.

There are currently a small number of houses still to be complete nearby and the amount of construction traffic is unbearable. We are constantly having to avoid large construction vehicles and delivery vehicles on the narrow unfinished roads and often struggle to even park outside our own house. What's worse is the noise this makes. This is difficult to live with when working shifts and with a newborn and thought of it continuing for years to come is concerning.

The unfinished roads with the large kerbs and lumps of tarmac and concrete pose a constant danger to vehicles and pedestrians. The construction traffic is only making it worse by running over it. For a further 80 houses to be built using the current roads to gain access is only going to increase the damage and deterioration of the roads, paths and green spaces.

The large communal green areas in the centre of the development have still not been complete and if the development is to continue it is a concern that these areas will still remain unfinished.

At the end of Albertross Drive plot 342 and 343 have had their ground level significantly increased to create a shear face of mud around 1-2ft tall of the adjacent track to the eco centre and plot 341 to the rear. Due to this it has created an issue with surface water drainage and large puddle area in the garden of plot 341 and on the track to the eco centre. The development of the land to the south of these house is only going to increase the amount of surface water run off to the lower

laying areas instead of soaking away into the grassland currently there.

The plan to also build Apartment blocks on the new plans doesn't stay in keeping with the current design of the development and is going to create a large contrast in the current design and won't be aesthetically pleasing.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Case Officer: Jonathan Cadd

Customer Details

Name: Mr Damian Elliott

Address: 43 ALBERTROSS DRIVE, Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Persimmon should be ashamed of themselves - sold houses priced on the premise of a certain type of development. Completely changes the area and completely eradicates the eco system around the two ponds and nature reserve. This should not be allowed to happen.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Case Officer: Jonathan Cadd

Customer Details

Name: Mr Graham Stratford

Address: 44 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The road infrastructure was designed for the existing development and just about works for the existing houses. Adding at least another 80 vehicles on the same roads would create extra noise and pollution. We were told when we bought the house that there would be no further development in the area so would be extremely disappointed if this further application was approved.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Hayley Chapman

Address: 47 Albertross drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Too much traffic, not enough school capacity

Ellie Mitchell (EQUANS) (Planning)

From:
Sent: 26 January 2023 15:17
To: Planning - IGE (ENGIE)
Subject: Re: Millenium Farm Humberston 80 new homes planning application comment

Categories: Purple Category

Dear NE Lincs Planning,

Please note that as resident of 48 Albertross Drive Humberston I am strongly opposed to the planning application.

Humberston does not have the facilities for another development and the loss of greenland would be a huge shame. I also have traffic concerns and am concerned about the impact on wildlife.

I would be grateful if these comments could be considered.

Thank you

Andrew Cook
48 Albertross Drive
Humberston

On Thu, Jan 26, 2023 at 3:14 PM

wrote:

Dear NE Lincs Planning,

Please note that as resident of 48 Albertross Drive Humberston I am strongly opposed to the planning application.

Humberston does not have the facilities for such a development and the loss of greenland would be a shame.

I would be grateful if these comments could be considered.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Jean Wheeler

Address: 50 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: No more houses on this site, no more through traffic, and leave the wildlife to flourish

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Thomas Wheeler

Address: 50 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: No more development please,

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Jean Wheeler

Address: 50 Albertross drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: To many cars on the estate as it is

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Danielle Taylor

Address: 51 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:

My family and I object to the potential new phase of houses being built at the rear of millennium farm, Humberston.

I am due to move into 51 Albertross Drive. The new potential phase of houses will be directly overlooking our property and our neighbours properties which we wasn't informed about when purchasing.

When visiting the build of our house we have noticed a large number of vehicles already on the estate and this matter will only become worse with this new development. The roads are not capable of sustaining this amount of traffic let alone more construction vehicles.

The current site has already had more earth added to it to increase the height and no retaining wall has been constructed. This new development will effect the structural integrity of the neighbouring properties and will also make the surface water flood risk higher.

The new plans show apartment buildings which will look totally different to the current area and won't be aesthetically pleasing.

Please can you take this objection as all other objections into consideration. There have been many objections for valid reasons on the new site proposal included prior to the slight amended plans!

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Danielle Taylor

Address: 51 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: My family and I object to the potential new phase of houses being built at the rear of millennium farm, Humberston.

I am due to move into 51 Albertross Drive. The new potential phase of houses will be directly overlooking our property and our neighbours properties which we wasn't informed about when purchasing.

When visiting the build of our house we have noticed a large number of vehicles already on the estate and this matter will only become worse with this new development. The roads are not capable of sustaining this amount of traffic let alone more construction vehicles.

The current site has already had more earth added to it to increase the height and no retaining wall has been constructed. This new development will effect the structural integrity of the neighbouring properties and will also make the surface water flood risk higher.

The new plans show apartment buildings which will look totally different to the current area and won't be aesthetically pleasing.

Please can you take this objection as all other objections into consideration. There have been many objections for valid reasons on the new site proposal included prior to the slight amended plans!

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Julie Anderson

Address: 52 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Increased use of the main access to the new phase would create more noise, more traffic-something which could devalue house prices and create health and safety issues, particularly as there are young families with children living on this main access. This was not on the agenda when we bought our new home. Try finishing the houses already built!

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect upto 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Julie Anderson

Address: 52 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: These plans were not identified when recent survey carried out before purchasing our property. We moved onto the development to be close to open countryside not to be in the middle of an ever expanding estate. We are already encroaching on wildlife and their natural environment. There isn't the infrastructure to support a bigger development as it's already stretching the medical, social and educational services in the area. The traffic situation on Humberston avenue is also struggling to cope, having two big secondary schools and the various primary schools in the area, particularly during the daily rush hours. The road is already struggling with congestion.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Miss Lauren Judge

Address: 56 albertross drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Object

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr James MacDougall

Address: 56 Albertross Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Do not want any more housing built around us

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Ellie King

Address: 62 Albertross Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I have further reviewed the amendment to the plans and note the reduction of ten houses. Please review the position of the proposed apartment blocks behind the conservation area. These apartments are not in keeping with the Charles Church development, can they not be placed elsewhere in the proposals rather than on the smallest parcel of land? Further I note that there does not appear to be any fenced garden areas to these apartments, are we to expect that we will therefore be subject to residents using the landscaped area behind them as gardens, which could look unsightly to others. Why are all the green spaces located in the centre of the proposals? The proposed buildings in front of the conservation area are too close and imposing, there is not enough green space between them and the existing developments.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Alexander Thorne

Address: 5 Eagle Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The development is big enough as it is and the thought of construction going on for much longer makes me want to move from this development. So please actually finish this development first and sort out the original house and their faults on this site. Also the reason the location was ideal was the countryside being just to the south of the development but now its going to be a building site for years.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Alexander Thorne

Address: 5 Eagle Drive Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer made comments neither objecting to or supporting the Planning Application

Comment Reasons:

Comment: Will the roads of the current development of Millennium Farm be finished before this development starts or not for HGV access?

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mrs Lauren O'Brien

Address: 17 Eagle Drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We moved in to our property at the end of August knowing full well we would have a number of months building whilst they finish the houses around us. This has been a nuisance but we signed on for that knowing the build was expected to be finished Spring/Summer 2023. We are not prepared to go through another 2 or more years of dirty cars, dust and debris in the air as well as rubbish all over site. As many have already pointed out the traffic in and out of site is pressed already another 80 houses means potentially another 80-160 cars or maybe more and this is going to cause more and more issues. We regularly walk our dog around the green areas at the back and it was one of the major factors of buying our house, getting out of the crowded town centre for the cleaner air and reduced light and noise pollution but we fear that another 80 houses and god knows how many more that may follow will ruin the location for us. We love that we are so close to so many fields and open spaces and its fantastic for our pets and mental health but increased houses and residents is going to restrict our enjoyment of these areas. Another reason we chose this area was for the schools, we potentially hope to have children in the near future and send them to schools in the catchment area but again 80 more houses means lots more children crammed into the already limited places at schools. Its unfair to penalise the residents of this estate having to find alternative school options because another 80 houses are built. The houses will be entirely different to the build and aesthetic of those already on site and will look like patch work and tarnish the area. Also 80 more houses crammed into the area could well impact our house value which will be detrimental to all residents. And last but by no means least the wildlife impact and potential increased flood risk.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Dami Popoola

Address: 30 Eagle Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Object

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Dr Temitayo Ojo

Address: 30 Eagle Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to this. I need my children to feel safe.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Oludamilaju Popoola

Address: 30 Eagle Drive GRIMSBY

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object strongly.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

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Case Officer: Cheryl Jarvis

Customer Details

Name: Dami Popoola

Address: 30 Eagle Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Object

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Dr Oludamilaju Popoola

Address: 30 Eagle Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Completely object.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Katie Dennis

Address: 31 Eagle Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I wish to object to the development of these houses in this location for the following reasons:

- Loss of green space and open land.
- Traffic generation from the development.
- Drainage issues.
- Further dust and debris from the building site.
- Access issues.
- Further pressure on school admissions and local health care.

We purchased our home understanding that the site would be complete by spring 2023, looking forward to our children playing out in a safe & quiet space in the summer.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Miss Victoria Healey

Address: 32 Eagle Drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I bought my house on the understanding this site was nearly finished. We cannot be living on a building site for another 2/3 years. The disruption and damage caused to roads/pathways etc is already high. There isn't enough access points for extra homes with an average of 2 cars per household. There's plenty of homes around this area, there's no need for anymore!

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Harry Twigg

Address: 34 Eagle Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Was told that we were going to be some of the last houses built here. The roads are busy enough without another 80 houses. The dust and poor roads are causing damage to cars and are devaluing the houses the people in the original development paid for.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Harry Twigg

Address: 34 Eagle Drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Was told that we were going to be some of the last houses built here. The roads are busy enough without another 80 houses.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Leigh Sorensen

Address: 35 eagle drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Don't need another estate coming off the back of this one! Too much

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

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Case Officer: Jonathan Cadd

Customer Details

Name: Mr Jake Gittens

Address: 47 Eagle Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:Lack of green space in the area for natural wildlife. Extra pressure placed on local amenities.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Andrei Maynard

Address: 53 Eagle Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:Object.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Hak Wong

Address: 62 Eagle Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:As per our information that project should be finished on last year,
If so should be too many HGV stay for over one year more.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Lauren Snell

Address: 7 Parklands Avenue Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We object to the proposed plans as the roads are not wide enough to cater for hundreds more cars. The estate does not have enough ways in and out and traffic will become too heavy down our road which is near the entrance to the estate.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Miss Leanne Rowe

Address: 15 parklands ave Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The wildlife there is too important to destroy

The site is already too busy and doesn't have the transport network for more houses. It will make entry roads in unsafe

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Ms Elaine Denton

Address: 25 Parklands Avenue Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: It is already really busy on this estate with traffic and parked cars. The roads are narrow and when people park on the road, access is difficult. There are already a lot of houses being built and the estate is big enough, anymore houses and the traffic situation will only get worse. There are children playing on this estate and there will be an accident if there is any more traffic coming onto here.

Whilst we are on the topic, if the council would be kind enough to come and paint double yellow lines opposite my house, that would be very much appreciated! I would be able to get in / out my drive much easier and without vans and other vehicles being left there for days on end!

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Laura Waddington

Address: 33 Parklands Avenue Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The Millennium Farm estate is already too small for roads and paving resident's have been provided, with two narrow roads coming into the estate there is already a danger to pedestrians and children going to school in the near-by catchments. Adding 80 more houses will not only increase the danger but will also add to traffic on an already busy road. The estates drainage is already struggling with the housing on here again adding more will increase in this issue. The developers need to fix issues before adding to them.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Miss April Wilkinson

Address: 51 parklands avenue Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to the building as I moved here wanting to be near farmers fields and in a village location. I do not want to live on a huge estate

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr george hall

Address: 53 parklands avenue Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Half job builders with zero empathy for residents once moved into the properties
Dozens upon dozens of unfinished work around the site at present

Originally promised to be off site and completed by summer 22 still ongoing

Zero POS like described in original planning application.

They need to completely finish the original estate before taking on another few years of shoddy work

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

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Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Callum Ely

Address: 59 Parklands Avenue Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Been here over 2 years now, roads not done, and when they did tarmac, they've done half a job and not completed the roads. Got told site would be complete spring 2023, clearly not, wouldn't surprise me if this plan was in place since the start.

The sites an absolute tip, roads unfinished, green areas not turfed properly, rubbish flying around everywhere from the site, mud all over the roads. The sooner the builders are gone, the better, never mind have another couple of years of building 80+ more homes!!

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Jeffrey Wright

Address: 9 Fairway Drive Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The site is big enough as it is! The wildlife and woodlands do not need impacting on by 80 more houses! The traffic is just about manageable as it is and any more will put more traffic on the only 2 access roads. We want the estate the way we were promised when we all bought up here and that's finished with the promised amount of housing, the nice amount of green space and the natural walking areas where our children can play safely. I'm not putting up with 4 more years of building dust blowing all over my new build house. Just stop thinking with your financial gains at heart and think of the impact it's going to have on the residents and wildlife by having more houses up here. It's like a tin of sardines as it stands with the houses crammed in so why any more?!

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Scott Newson

Address: 17 Fairway drive Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Not how my plot was sold

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Stephen Le-Count

Address: 21 Fairway Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The Amendments provided do not address the fact that the estate roads are usually filled with the legally parked vehicles owned by residents of the existing Site. Access to the area for the proposed new 80 dwellings will mean the access roads will have to be used by the Heavy Plant vehicles and Machinery needed for the Constructions. There is simply not enough room for all the traffic to safely negotiate the access from Humberston Avenue via Clubhouse Way and Parklands Avenue putting residents' safety at risk and causing continued damage to the grassed verges and kerbstones along with the attendant pollution from diesel exhausts.

The Amendments do not address the fact that there are already enough houses provided for residents without the need to build a further 80. Residents were assured, during Sales negotiations with the site Sales Advisors, that there would be no further development after completion of the existing site. This was one of the major selling points when choosing to purchase a property on this development. As usual, it was not provided in writing therefore the Builder will probably dismiss this along with all other assurances given to potential buyers.

There is no need for a further 80 properties, given the existing Developments taking place in and around New Waltham/Humberston Avenue/Toll Bar area

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Stephen Le-Count

Address: 21 Fairway Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The Amendments provided do not address the fact that the estate roads are usually filled with the legally parked vehicles owned by residents of the existing Site. Access to the area for the proposed new 80 dwellings will mean the access roads will have to be used by the Heavy Plant vehicles and Machinery needed for the Constructions. There is simply not enough room for all the traffic to safely negotiate the access from Humberston Avenue via Clubhouse Way and Parklands Avenue putting residents' safety at risk and causing continued damage to the grassed verges and kerbstones along with the attendant pollution from diesel exhausts.

The Amendments do not address the fact that there are already enough houses provided for residents without the need to build a further 80. Residents were assured, during Sales negotiations with the site Sales Advisors, that there would be no further development after completion of the existing site. This was one of the major selling points when choosing to purchase a property on this development. As usual, it was not provided in writing therefore the Builder will probably dismiss this along with all other assurances given to potential buyers.

There is no need for a further 80 properties, given the existing Developments taking place in and around New Waltham/Humberston Avenue/Toll Bar area

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Stephen Le-Count

Address: 21 Fairway Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: When we moved here three years ago, we were told the completion date for the Millennium Farm Development would be Spring 2023. Since moving here we have endured the noise, dirt and relentless passage of heavy plant machinery that has damaged the road surface, kerbstones and the grassed areas. The aforementioned vehicles mount the kerb as they cannot safely negotiate the narrow estate roads thereby endangering pedestrians of all ages. The idea that the roads and infrastructure can support the building of a further 80 developments with the attendant noise, dirt and construction traffic for a further prolonged period is not unacceptable.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Zack Eckley

Address: 24 Fairway Drive Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: These dwellings will cause more congestion for the local area including Humberston Avenue.

This is not including the fact that the local schools are already at capacity and even more homes will cause school place issues.

Millennium farm is already a very large development which needs no more homes adding to it. No doubt the new homes will cause many residents to leave the area.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect upto 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Miss Fiona Craig

Address: Fairway Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Site has already become larger than I expected when buying here and estate now seems established and large enough. Roads on the estate are busy enough with traffic and there was a hit & run incident involving a school age child last year. To build a further 80 houses would destroy the area in question, including the public footpaths which so many local residents enjoy walking/cycling.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Christopher Mackintosh-Smith

Address: 48 Fairway Drive Humberston, Grimsby Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We have put up with noise, dirty roads and unfinished amenity spaces for the two years we have lived on the Charles Church development, from developer site traffic and site works. We were told that this would all finish in summer 2023. We do not wish to put up with further years of site traffic, dust, noise from building work.

A key reason for moving here was the the open space to the south, with the footpaths allowing access, and the Eco-centre and wildlife ponds. I note there is a spur road shown on the plan, leading to the south, and also room for another south access road if required to the west end of the site. Will there be further development to the south?

Please confirm whether the applicant will be allowed to sell the site with planning consent once granted. I fear that Persimmon will purchase the site, and keep their site compound where it is at the moment, with all the resulting nuisance, and not finishing the amenity space as planned.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Amanda Critten

Address: 56 fairway drive humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: How will the schools in the area cope with more children they are already full? Is there any plans for a new school?

Nearly 4 years living on the estate, me and my family were looking forward to the roads being finished off and the dirt to finally be gone, now we are told more houses to be built. It's unfair to all the residents this being sprung on. Many promises made at the beginning which haven't been committed by, now this.

Also it's going to be a big impact to the wildlife in the area.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mrs Claire Sidebottom

Address: 58 Fairway Drive Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: With only 2 access roads the site is already ridiculously busy. We were one of the first buyers on the Charles church site and we're never told this was the plan. We were told they would be here for 5 years and that was already well underway in 2018. We are still waiting for the top layer of road to be put on the access road on our side of the estate and have had nothing but issues with Persimmon since moving in. Poor buildings and poor customer service. Will be happy when they leave the site! More houses would mean more disruption for current homeowners that none of us were told about

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Ms Zoe Johnson

Address: 3 green lane Humberston

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: There is another houses here with what Persimmon has built. We are losing too much green space around here. Yiu have new houses popping up at the far end of Humberston avenue as well as these that have been built here. I love walking through the fields from the conservation park and was past of the reason I moved here. There are plenty of places around town that could be redeveloped.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Ms Zoe Johnson

Address: 3 green lane Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: There is enough houses here with what Persimmon has built. We are losing too much green space around here. You have new houses popping up at the far end of Humberston avenue as well at the top of new waltham as these that have been built here. Also the 8 houses that are being squeezed in at the front of the estate on land that has just had the trees cut down and more wildlife has been displaced. I love walking through the fields from the conservation park and was part of the reason I moved here. There are plenty of places around town that could be redeveloped, why does it always have to be green space?? I was under the impression that the green belt between here and the fields was to do with the conservation park. We already have wildlife that comes into the estate as there homes are being built on. The traffic is a nightmare at the best of times with cars racing up and down the roads all hours of the day...we just don't need more homes and traffic around here.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Steffan Lloyd

Address: 3 Green Lane Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We bought this home on the basis of the estate size and how far the development went back, the area between the estate boundary and fields provides a natural buffer zone for wildlife to thrive.

As with other residents, I agree that the roads cannot support an increase in more traffic, either construction or further 80 homes.

It would now a good time for the developer or the planning committee to come clean about the spur road in the plan as to where this leads for future developments ?

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Allan Cooper

Address: 23 Green Lane Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Already too many houses to cope with infrastructure in place. No respect from work vehicles who already ignore do not drive this way signs and if agreed by non- Persimmon builder only going to get worse even less reason to respect current residents. Roads will not cope with heavy machinery constantly using the roads and we will be left with pots holes and damaged roads due to lack of due diligence from rival builders/workman. Estate was promised to be of a certain size with lovely aspect to look at at the back of the estate this will be lost. More houses will affect values of our houses too.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Kay Kirman

Address: 31 Heathland Way Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:As a member of the millennium farm community, this issue rises concern for myself and my family.

Firstly I moved to this area for my children, it's quite and safe for them to play, adding more houses will add to the traffic on the estate giving parents more concern about allowing their children to play out safely.

Secondly, the wildlife will be affected more than what it has already been, adding to this will cause stress to the wildlife and could possibly result in wildlife death.

Thirdly, there are already multiple new builds being built up within this area and the surrounding areas of Humberston and Waltham which is adding the the build up of traffic on the roads, it is also adding to the pressures of schools and our hospital.

Lastly, I moved from a busy built up area for a better future for my children and I feel the pressure will be worse with unnecessary added houses.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Matthew Kirman

Address: 31 Heathland way Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Roads aren't suitable for handling any extra traffic and these extra houses we was not made aware off when buying our property. Its not fair to add this now.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Mark Mosley

Address: 33 Heathland Way Millennium Farm, Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: There are a multitude of reasons why we object to this proposed development which are listed below:

Health & Safety Issues

- Access to the building areas and the impact on residents has not been considered. Contractors, delivery vehicles, and heavy plant machinery constantly drive around the estate at relatively high speeds.
- During spells of bad weather the site becomes a quagmire and a further danger to the residents.
- The current design of the homes and roads on Millennium Farm are not fit for purpose. The roads and junctions are too narrow. Allocated parking is very limited and does not take into account the increasing number of cars owned per household, this has resulted in congestion with residents parking on pavements and corners, a child was involved in accident trying to negotiate their way through the parked cars in 2022. When the roads are adopted such parking will be prohibited in line with current restrictions in Humberston. Whilst this will then allow pedestrians to use the footpaths safely, it will result in further encroachment onto the narrow roads and access issues for residents and emergency vehicles which present a very serious health and safety concern.
- To allow an additional 80 homes will cause further congestion, and accessibility to unreliable public transport will be difficult particularly for those buying the retirement options.
- There are various developments ongoing off Humberston Avenue and opposite Tollbar Academy. Such overdevelopment will put excessive demands on the already overburdened amenities in the local area and supporting infrastructure around it, such as schools, GP's,

Dentists, public transport etc.

- The site has been classed as a low risk of flooding, yet Persimmon and Anglian Water have advised the area has a high water table. During periods of heavy rain, the roads flood, adding further homes will only compound this issue.
- A further concern is the water pressure. As this site is becoming more populated the water pressure at peak times decreases. Do the plans consider the current water issues for the site and will a further 80 homes cause additional pressures on water supplies.

Environmental Concerns:

- We have no confidence in the statements linked to the preservation of the area. The current promised green spaces are abysmal, a 1 foot perimeter of turf laid directly on rubble and bricks, with centres left to decay. This "slapdash" approach in no way helps to reinstate the wildlife and is not as advised when marketing the properties for sale.
- The extended timeframes to complete the building on Charles Church and Millennium Farm are already impacting on the wildlife in the area and building additional properties which will link almost directly to the conservation area will only further impact further on destroying nearby wildlife habitats, environment and green spaces.
- Will the landowner continue to submit additional plans until they reach Holton Le Clay, and will we become another Scartho Top, with no amenities and poor access routes?
- Plans indicate the current Public Right of Way has been diverted, how is this acceptable?
- The original plans for Charles Church and Millennium Farm never included such a large extension of the development and properties were sold on the premise of having views of the open areas, many homeowners, ourselves included would not have purchased a property here had we known about the increase in the number of properties.

Resident General Concerns:

- When we moved into our plot in March 2021 we were advised by Persimmon the access directly to the right of our property would be closed within 1 month following us raising some serious health and safety concerns. This remains open and is used 6 days a week by contractors, heavy plant vehicles and large HGV vehicles. There is a lack of interest shown by Persimmon, who continue with unsafe working practices, a lack of due care and attention to the safety of the residents, which is further escalated during school holidays when there are children playing in the area. We have already witnessed an accident at the junction involving a goods vehicle making a delivery and a resident's vehicle. The site access including contractor parking needs to be closed and moved along to allow residents some peace and quiet.
- Persimmon have been building here a number of years, like many we waited until the development was partially complete to limit the impact on us and our wellbeing. When purchasing our home we were advised the site would be completed by the end of 2022. Due to the current economic downturn progress has largely stagnated with the site currently predicted to be complete in September 2023. This proves no immediate necessity to grant the application.
- This delay in completion continues to cause disruption. Noise levels at times which are unbearable, as is the dust and mess created by the site movements, leaving our homes and vehicles filthy and our lungs, undoubtedly full of dust.

- The plans makes reference to people "working from home" and this limiting movement, where is the evidence to support this claim? Additionally, Persimmon's current approach is to monopolise internet provision. Residents on the site can only access Fibrenest, a company owned by Persimmon. We are already paying for the top package, and at peak times the signal drops out and cannot cope. Residents regularly complain of loss of service so this has clearly not been factored into their plans and Fibrenest show no interest in solving these issues.

Before any decision is made we would like to suggest that the planning committee visit the site in person to assess the suitability and address the many objections raised to this application. In particular to view the poor quality and workmanship and health and safety standards carried out by this contractor. A further suggestion would be to set up a meeting for the current residents to attend to discuss their concerns in person.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Lesley Mosley

Address: 33 Heathland Way Millennium Farm, Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: There are a multitude of reasons why we object to this proposed development which are listed below:

Health & Safety Issues

- Access to the building areas and the impact on residents has not been considered. Contractors, delivery vehicles, and heavy plant machinery constantly drive around the estate at relatively high speeds.
- During spells of bad weather the site becomes a quagmire and a further danger to the residents.
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- To allow an additional 80 homes will cause further congestion, and accessibility to unreliable public transport will be difficult particularly for those buying the retirement options.
- There are various developments ongoing off Humberston Avenue and opposite Tollbar Academy. Such overdevelopment will put excessive demands on the already overburdened amenities in the local area and supporting infrastructure around it, such as schools, GP's,

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- The extended timeframes to complete the building on Charles Church and Millennium Farm are already impacting on the wildlife in the area and building additional properties which will link almost directly to the conservation area will only further impact further on destroying nearby wildlife habitats, environment and green spaces.
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Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Miss Marie Hilldrith

Address: 35 Heathland way Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to this . The roads are busy enough already without all houses currently being occupied . Getting in and out of the end of the road .

Building site is due to be complete this summer , and we bought our house from new on this premise .

Comments for Planning Application DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Miss Mandy Pearson

Address: 51 Heathland Way Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: When purchasing the property we were specifically informed that there would be no more extended development to the site. This was a question asked, because if there were more houses, Heathland Way would be one of the main access roads, effectively turning Heathland Way into a main road. If Persimmon had been transparent we would not of purchased the property and bought a home in a quieter area.

The disruption already experienced through continued building work and now to be informed that this is to continue even longer is worrying.

Are Persimmon going to buy from the proposer once planning permission is granted? There are enough houses already in this area.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Miss Tyler Sheils

Address: 59 heathland way Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Object

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Liam Archer

Address: 59 heathland way Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Object, will cause too much traffic on already poor roads

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Sam Mussell

Address: Plot 129, Millennium Farm Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Having lived in my property for +18 months, I feel that the developer needs to focus on the existing houses and aftercare rather than building more houses. It is blatantly obvious that they cannot cope with what they already have, banging houses up left, right and centre barely passing Building Standards as well as bodging repair jobs to a sub standard on existing properties. Also the roads around the site are awful and need alot of attention. This will not get any better with the construction traffic driving up and down it daily, as well as the added congestion of 80+ more houses worth of traffic. The roads are relatively narrow, people that don't have driveways or 1+ cars are parking roadside which will only make things worse. The plot isn't big enough to cater for the proposed plans and would make this area an unpleasant place to live.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Jack Taylor

Address: Plot 343 Millennium Farm Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Me and my family strongly object against the proposed development on the land South of Millennium Farm.

On purchasing our plot 343, we was informed that the developers would complete by Summer 2023 at the latest and no information was given in relation to further properties being developed. This made it easier for us to make a decision regarding purchasing this property and would have strongly affected our thoughts had we known about this.

We have a young family with children which we worry for their safety with the potential of a further 150+ vehicles plus construction traffic which will regularly pass our plot being right opposite the proposed plan.

Additionally, the plan shows a property which will be overbearing our house, obstructing the sunlight on our surroundings. Our privacy will be affected due to the proximity of the proposed plan in relation to our house.

Myself and my wife work shifts and I believe the noise pollution will negatively impact our families lives and health. Again, had we known this proposed plan was in place, we would have purchased elsewhere as this is something we took into consideration during the purchase process.

Additionally, the structural integrity of our property may be affected by the vibrations caused by construction work, only meters from our property.

The current roads are not suitable, struggling to fit 2 cars opposite, let alone construction vehicles. This will put pressure on existing traffic congestion and air quality. It's frightening to think how unsafe this will be. Furthermore, the new houses/apartments will go against the current design on the properties already on Millennium Farm which will not be aesthetically pleasing.

Furthermore, planning to build on the green space where the water drains naturally into the ground, I'm worried that this will have a negative affect on the adjacent properties potentially causing surface water flooding, which was already a high risk for this area.

It doesn't seem that the local infrastructure will be able to support the proposed plan, with building sites increasing in this area.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Jack Taylor

Address: Plot 343 Millennium Farm Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Me and my family strongly object against the proposed development on the land South of Millennium Farm.

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We have a young family with children which we worry for their safety with the potential of a further 150+ vehicles plus construction traffic which will regularly pass our plot being right opposite the proposed plan.

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Myself and my wife work shifts and I believe the noise pollution will negatively impact our families lives and health. Again, had we known this proposed plan was in place, we would have purchased elsewhere as this is something we took into consideration during the purchase process.

Additionally, the structural integrity of our property may be affected by the vibrations caused by construction work, only meters from our property.

The current roads are not suitable, struggling to fit 2 cars opposite, let alone construction vehicles. This will put pressure on existing traffic congestion and air quality. It's frightening to think how unsafe this will be. Furthermore, the new houses/apartments will go against the current design on the properties already on Millennium Farm which will not be aesthetically pleasing.

Furthermore, planning to build on the green space where the water drains naturally into the ground, I'm worried that this will have a negative affect on the adjacent properties potentially causing surface water flooding, which was already a high risk for this area.

It doesn't seem that the local infrastructure will be able to support the proposed plan, with building sites increasing in this area.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Jamie Albery

Address: Plot 344 New Waltham

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We have recently purchased a home on the millenium farm development and was told at the time of purchase the land directly to the front of the property would not be further developed due to this being a conservation area. The whole point of choosing the home we chose was due to the views of the open field and a quiet road for our young family. If this information was available at the time and we wasn't misled we would have opted for a home elsewhere. The site will have to be built using the new ring road which has been constructed which does not accommodate for such heavy vehicle traffic movements and is a risk for the new infrastructure and people who have just moved into the area. The construction vehicles already leave the site a mess and regular road sweeping does not take place which causes further risks to people using the road. All in all the access is not adequate to build a further 80 houses

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Derek King

Address: Plot 345 Humberston Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to this proposal for the following reasons:

- The proposed site will remove / spoil more countryside
- Despite all the additional reports saying it won't disturb wildlife, there will be disturbance to the natural wildlife that frequents the land and this will take many years for them to return
- The existing developments have been fraught with problems, have hit the news headlines because of build quality, impart as a result of site managers and contractors being of poor quality, problems with recruiting tradesman, or tradesman not staying the course causing delays to build times and finished products.
- The developer has hit the headlines, at the beginning for removing circa 200 trees not in line with the original plans and more recently for handing over homes that were not fit for purpose to satisfy their mid year or end year accounting requirements - demonstrating they have no respect for the original planning permissions or the people paying hundreds of thousands for a home / or dream being sold by the developer under false pretences
- The developer has misled numerous buyers by selling properties on the basis that no further development would be happening
- The existing roads in and out of the site are too small for 80 houses (and if each one has two cars potentially another 160 cars)
- Despite plans saying enough parking spaces to avoid people parking on the side of the road, this is happening now! It can't be enforced so cars/vans will be parked and restrict incoming/outgoing traffic further, in addition to creating accident hot spots on the development(s)
- The proposed additional development does not fit in with the cosmetic appearance of the two

existing developments

- Apartment blocks behind a conservation area, please how is this enhancing the natural landscape or views!

- Where is the infrastructure, schools, health services

- Knock on effect of traffic in and out of the existing site is already causing a problem in Humberston Avenue at peak times, another potentially 160 cars will further add to this

- The traffic survey is out of date by at least 5 yrs - I would suggest that another more recent one is undertaken now that the existing developments are almost finished to get a true traffic impact assessment

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Miss Katie Usher

Address: Plot 348, Grimsby, North East Lincolnshire DN36 4ZN

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Dear Planning Department,

I am writing to object to the revised planning application for the proposed development adjacent to Millenium farm. I believe that this application should not be approved due to several reasons that I would like to highlight.

Firstly, the plans used for the garage on the existing plot 348 are incorrect. The garage is currently in the wrong place, and the proposed plans do not reflect the existing layout of the plot accurately. This inaccuracy casts doubts on the validity of the entire planning application.

Secondly, the proposed property in front of plot 348 will potentially cause several issues for the surrounding properties. The new properties will likely cause a loss of light and overshadowing for the adjacent houses. On the Charles Church side of the proposal the number and types of houses have increased and changed. Flats do not compliment the existing property type. The property in front of 348 will also overlook and cause a loss of privacy for us, and the residents of the neighboring properties. Additionally, the visual amenity of the area will be negatively impacted by the proposed development.

Thirdly, the current roads in the area are inadequate to handle additional vehicular traffic. The proposed plans will add more cars to an already congested area, which will lead to significant problems for the residents. This situation is particularly concerning for emergency access, as an employee of an emergency service I have serious concerns that the inadequate roads and parked

vehicles on the parklands estate could seriously delay emergency vehicles attending an incident.

Finally, the proposed construction will cause significant disruption to the surrounding community. The noise and dust from the construction site will cause distress and inconvenience to the residents in the area, particularly myself and my partner who both work shifts and have a young family.

Considering the above reasons, I urge the Planning Department to reconsider the approval of the proposed development. It is crucial to ensure that the development does not negatively impact the quality of life of the existing residents and the surrounding environment.

Thank you for considering my objection.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Jonathan Dawes

Address: Purchasers of plot 348 Millennium Farm Humberston Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I am objecting to the planning application to build a further 80 dwellings adjacent to the Millennium Park Estate.

The current development is due to be completed in the very near future. Adding an additional 80 properties suggests that the current development will not have roads made up or public green spaces and landscaping completed as building work will be continuing. The current development was set to be completed in 5 years by the builders, which is this year. It would be unrealistic to think that further building work will not impact on the daily lives of the residents on the current estate, who after 5 years, have been looking forward to the completion of the estate and cessation of building work.

The building of Millennium Park has put significant pressure on local amenities and schools. Local children are having to travel to schools outside of the catchment area for their address. With a further 80 properties the local services and schools would be put under even greater pressure.

It is alarming that further green-belt land could be lost if planning was granted for a further 80 properties. Green Belt land is meant to protect from urban sprawl therefore more properties adjacent to Millennium Park are in contravention of Green Belt Planning Policy. The loss of any green belt area has a negative impact on the flora and fauna. Building more homes so close to the Eco Centre will also have detrimental impact on the wildlife with in that area.

There is already considerable vehicle movement on Millennium Park making it not the safest place

to allow children to play on the open public spaces (when they are completed) and further vehicles using estate roads could mean a higher risk of an unfortunate accident with a pedestrian. There are certain parts on both estates where it is not possible for 2 cars travelling in opposite direction to pass safely on the main routes leading to the joining of the proposed link roads due to poor layout of the current road. Adding more properties will only add to this issue and increase the risk of an accident.

The type of property that is being proposed in the planning application does not fit in with the property that has already been built by Charles Church and Persimmon homes in the vicinity. The plans submitted are for a range of sizes and design. The plans as such would leave spaces and areas that could attract crime and anti-social behaviour.

There has been no consideration given to how close the proposed properties are to be built to the existing properties especially near to the eastern entrance (Charles Church side). Will this affect light entering the properties on the current properties? Will it affect the privacy of the current and soon to be residents?

I also have concerns that 80 new homes will have a negative impact on existing property prices.

There are many and varied reasons for my objection to the plans submitted. The demographics of the area are already outside of those expected to be found in Humberstone Village and further development is not in the areas best interests.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Miss Katie Usher

Address: Purchasers of plot 348 Millennium Farm Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:As proposed purchasers of plot 348 we are still awaiting completion therefore can not comment on current stressors encountered on site.

That said I have witnessed the share size of machinery rallying around the site daily and the mess it causes to public rights of way.

The appeal of plot 348 was the greenery and natural land surrounding our plot. We waited for the last phase to reserve, to limit any potential ongoing disturbance to vital rest after working long shifts and lengthy hours. I am gravely concerned by the potential noise disturbance for us, and so many others. That including all the local wildlife. I have seen the report stating they dont expect it to impact massively on wildlife with set out points for adherence. This is barbaric, of course it will force wildlife away from the area, the current site has already impacted massively on the area from what we knew it before persimmon began building, but we as public can not control what reports are bought.

I am a member of the emergency services and my partner works long hours for our electrical distribution company. Between us we have 3 children.

Mainly, I am very very concerned by the small pools/runs of water displayed within the proposed pocket parks. One directly adjacent to the front of our property. I wanted my children to be able to enjoy the land but now I'm apprehensive about allowing my children near these areas should these plans be approved. What a crazy idea!!

When we reserved our property we expressed concern regarding the land but was reassured, as were so many others.

These plans should be rejected not for our personal/the human factors but just on the potential harm too the small area of wildlife left. The eco farm and pond area is a lovely, tranquil place to go

an unwind by walking the dogs, allowing these plans will destroy all of that. Furthermore, where is the water drainage proposed to go? Into the pond? During heavy rainfall it already comes close to the banks either side, but luckily is currently far enough away from properties to cause any harm. Cramming so many houses on such a small piece of land is a recipe for disaster. The link road proposed alone is not sufficient to support the current volume of traffic let alone that of another 80+ homes.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Miss Loren Marshall

Address: 11 rinovia drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Current purchasers of plot 370, the reason the plot appealed was due to green areas around and no building planned.... This will cause a lot of disruption when the current houses to complete are complete will still have work traffic..... it will make the estate feel closed in as at the moment the way the road is placed it mean open space at the back/side of the properties not more houses.... I don't think there is a need for another 80 houses on what is already a large site and the planning is not in keeping with the current design and view of the current estate.

This is going to cause alot of traffic and busier roads. Which will not be ideal for current residents of the estate or potential buyers. I think this will put off alot of people who are currently in the reservation stage of the current plots that are yet to be complete.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Ellie King

Address: Lindum Villa, Townside East Halton, Immingham

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I have revisited the proposals and whilst it looks like you have reduced the number of proposed houses, this would not be sufficient for me to support the proposal.

1. The main objection, aside of the destruction of existing flora and fauna which has now been destroyed (I will come to this point again later), is the proposal to build directly behind the Eco centre on the smallest strip of land which is not sufficient green space between the existing houses that face on to this and the proposed new builds. The proposal is for three houses and two apartment blocks which will detract from the open plan feel that the rest of the development has.
2. There still appears to be insufficient car parking spaces for the proposed houses/apartment blocks which will undoubtedly see cars/vans parked on road sides creating a hazard to other road users and children that live on the existing and proposed developments.
3. The plans do not alleviate what is already a busy development for cars moving in and out of the development or travelling down Humberston Avenue.
4. No changes have been made to the cosmetic look and feel of the proposed development, white washed houses are not in keeping with either the Persimmon or Charles Church existing developments.
5. Having visited the site again this weekend (8 April) the whole of the proposed development site has already been prepared for building works, the flora and fauna has been destroyed. This is

outrageous given that there is a process to follow in obtaining consent. The current land owner(s) appear to have jumped the gun! Have the council already indicated that consent will be given, making this whole process null and void and a complete waste of time!

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Ellie King

Address: Lindum Villa, Townside, East Halton Townside Lindum Villa, Townside, East Halton,
Immingham

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I am purchasing Plot 345 Millennium Farm. I am a member of a face book group for this community and note that there are a lot of people who have purchased on both sides (Persimmon and Charles Church) who are suffering with flooding, no drainage and gardens like bogs. There is clearly a problem with drainage, either than or Persimmon have not put sufficient drainage systems in. It stands without reason that the land for the proposed additional 80 houses is also going to suffer the same problem, and this is despite SUDs and other attempts at addressing flooding etc having already been undertaken on the existing developments. The drainage/flood plans need to be readdressed having taken into account what has already been developed and put in place and isn't working.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Ellie King

Address: Lindum Villa, Townside, East Halton Townside Lindum Villa, Townside, East Halton,
Immingham

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I strongly oppose the development.

We have reserved and exchanged, but not yet completed on the purchase of Plot 345 our Charles Church home, when we made the reservation we were told that the land in front of our property and which faces onto the eco conservation area was not going to be built on, this was one of the reasons for reserving this plot! Having relocated from a busy city being out in the open and close to nature was a main objective for us.

The development has suffered significant delays already with the developer promising deadlines and then not meeting them, I have no faith in them improving their practices or protocols for the next phase.

I am regularly visiting the site to monitor my build progress and noticed that Plots 342 and 343 appear to have had their ground level increased which looks like they may need to have retaining walls which will back on to plot 341. On my last visit this plot was flooded as a result of surface water not being able to soak away. I had an environmental report undertaken which did highlight an existing risk of ground/water flooding, surely this risk increases with the proposed buildings being erected on the grasslands in front of plots 342 - 348? Have we not learned from past mistakes when granting planning permission where there is a risk of flooding or is it all about creating houses at any cost and worrying about the risks later once it's happened?

I note the proposals show apartment blocks behind the eco centre, this does not demonstrate a due regard for either the natural landscape, or the knock on effects to the wildlife, fauna/flora that

will undoubtedly be impacted and will take years post construction to return, additionally these apartment blocks are not in keeping with the development and are certainly not aesthetically pleasing!

The 'green spaces' promised to the existing developments have yet to be completed and if we are being honest are unlikely to be finished before the completion of this new phase if it goes ahead. The knock on effect of not having these green spaces to both the community and the already disturbed wildlife in the area will be increased as a result of more construction traffic destroying the landscape that cannot be enjoyed by the locals, what was a peaceful dog walk is destroyed and causing further delays to the return of local wildlife that has already been impacted.

The local infrastructure cannot support another 80 houses, two access roads into the development is insufficient and will undoubtedly create a bottle neck once completed coming in and out of the developments and onto Humberston Avenue.

There is already a strain on and concerns over the number of GP surgeries and Dental Practices available for the local community and after 7 months of living in the community I am yet to find either a GP or dental practice that has capacity to add me and my husband as new patients - an additional 80 houses will only place more pressure on local services.

If you must give / insist on giving consent for this development then at least consider less houses, keep the space between the existing developments and around the eco centre free from building and ensure the green space is maintained. Change the stance on communal parking this only creates an opportunity for would be criminals and anti-social behaviour and hold the developer to account by making sure they finish the current developments including the promised green spaces that we have yet to see before any more development is undertaken.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Ellie King

Address: Lindum Villa, Townside, East Halton DN40 3NL

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to this proposal for the following reasons:

- The proposed site will remove / spoil more countryside
- Despite all the additional reports saying it won't disturb wildlife, there will be disturbance to the natural wildlife that frequents the land and this will take many years for them to return
- The existing developments have been fraught with problems, have hit the news headlines because of build quality, impart as a result of site managers and contractors being of poor quality, problems with recruiting tradesman, or tradesman not staying the course causing delays to build times and finished products.
- The developer has hit the headlines, at the beginning for removing circa 200 trees not in line with the original plans and more recently for handing over homes that were not fit for purpose to satisfy their mid year or end year accounting requirements - demonstrating they have no respect for the original planning permissions or the people paying hundreds of thousands for a home / or dream being sold by the developer under false pretences
- The developer has misled numerous buyers by selling properties on the basis that no further development would be happening
- The existing roads in and out of the site are too small for 80 houses (and if each one has two cars potentially another 160 cars)
- Despite plans saying enough parking spaces to avoid people parking on the side of the road, this is happening now! It can't be enforced so cars/vans will be parked and restrict incoming/outgoing traffic further, in addition to creating accident hot spots on the development(s)
- The proposed additional development does not fit in with the cosmetic appearance of the two

existing developments

- Apartment blocks behind a conservation area, please how is this enhancing the natural landscape or views!

- Where is the infrastructure, schools, health services

- Knock on effect of traffic in and out of the existing site is already causing a problem in Humberston Avenue at peak times, another potentially 160 cars will further add to this

- The traffic survey is out of date by at least 5 yrs - I would suggest that another more recent one is undertaken now that the existing developments are almost finished to get a true traffic impact assessment

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Ellie King

Address: Lindum Villa, Townside, East Halton Townside Lindum Villa, Townside, East Halton,
Immingham

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Having looked at the plans, if the proposal does go ahead I object to having two apartment blocks built in what will be my line of sight (plot 345 millennium farm) - apartment blocks would be better placed in the middle of the proposal between the wild meadow that Persimmons are creating and the fields, or located in another area of the proposals, they certainly do not and will not fit in to the landscape where they are currently proposed.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Ellie King

Address: Lindum Villa, Townside Humberston IMMINGHAM

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Having reviewed the amended plans I can't see anything significant that would change my objection into support. The footpath has been moved, however it still does not detract from that fact that the proposed build is going to remove more of our countryside.

Having visited the site today, I am very concerned that heavy goods vehicles have been trekking across the countryside where this proposed build is to take place and which has been the subject of concern over disturbance of wildlife; this now means that the land has been turned into nothing but mud with the grasslands being torn up and disturbed- call me a cynic but this smacks of sabotage and most definitely has changed this landscape and undoubtedly the wildlife that was there!

The fact still remains that access and proposed link roads are not wide enough to take an additional 80-160 more cars; cars are already parking on the roadsides despite houses having garages and parking bays and it will only get worse! I note one small child has already been injured due to the traffic problem.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Jonathan Dawes

Address: Rose Cottage, Couplands Court, Magna Mile Ludford

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I'm currently in the process of purchasing plot 348 on the Charles Church side of Millennium Farms development. I strongly object to the amended planning application for the proposed development at the Land South of Millennium Park Humberston Avenue Humberston North East Lincolnshire on the following grounds:

1. Inaccurate Plan of Existing Site: The amended plan submitted for the development has used an inaccurate plan of the existing Millennium Farms site. This inaccuracy will have a significant impact on the planning decision-making process, as the new plan does not provide an accurate representation of the site, making it difficult to assess the impact of the proposed development on the surrounding area.

2. Lack of Information: No new information has been supplied on the type of houses proposed to be built in the amended plans. This lack of information makes it difficult for residents to assess the impact of the proposed development on their lives and the surrounding area.

3. Increased Vehicle Movements: The proposed development will result in an increase in vehicle movements through an already busy estate, and the existing road network is not suitable for further vehicle movements. This will have a significant impact on traffic congestion and road safety, making it difficult for residents to access the area and posing a risk to pedestrians and other road users.

4. Construction Traffic: The impact of construction traffic moving through the existing estate will be

significant, causing additional noise and pollution, as well as increasing the risk of accidents.

5. Impact on Existing Properties: The proposed houses will have a significant impact on light, shadowing, and privacy on existing properties. This will result in a loss of quality of life for residents, as well as a reduction in the value of their properties.

6. Construction Work: Building work will have an impact on existing residents' lives, creating mud, dust, noise, and rubbish. This will result in a significant loss of quality of life for residents, making it difficult for them to enjoy their homes and gardens.

7. Overstretched Community Amenities: Building extra houses will have a significant impact on overstretched community amenities. This will result in a reduction in the quality of life for residents, as well as an increase in demand for services, such as schools, healthcare, and other public amenities.

8. Damage to Local Flora and Fauna: The proposed development will damage local flora and fauna, destroying green belt land. This will result in a significant loss of biodiversity and ecosystem services, making it difficult for residents to enjoy the natural environment.

9. Immediate Intrusion into Countryside: The proposed development will result in an immediate intrusion into the countryside, changing the character of the area and reducing its aesthetic appeal.

In light of the above concerns, I urge the Planning Committee to reject the planning application for the proposed development at the South of Millennium Park Humberston Avenue Humberston North East Lincolnshire

Thank you for your consideration.

Sincerely,

Jonathan Dawes

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Nigel Pykett

Address: 5 The Beeches Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The area of this proposed development is home to plenty of wildlife including badgers. It sits next to a conservation area and would be far better used to expand the conservation rather than reduce! Humberston avenue is losing all its character with so many additional developments, the volume of traffic along the road is dangerous for both drivers and the school children crossing. This area has been developed more than any other area of town with no improvement in infrastructure and it is already having two additional developments nearby adding to the issues. The final point is that the original planning application included this land and when rejected the same number of houses got built in the smaller area increasing the density further. This feels like an underhand application to gain an overall higher house build than ever originally permitted.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect upto 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr James Brett

Address: 8 The Beeches Humberston Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:As if there isn't enough on this development to begin with. The single access road is already pushed to capacity. Respect the area and the biodiversity initiatives that have been put into place.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Nigel Pykett

Address: 5 The Beeches Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We moved on to the neighbouring development (former par 3 golf course) that adjoins the proposed development last February, since then we have had considerable construction noise from completion of our own development and that of the Persimmon one. Obviously we expected this however I took a close look at the Persimmon development at the time of my purchase and understood that the land in question surrounding the eco centre was removed from the original planning to maintain the green strip in which wildlife is often seen. Virtually the same number of houses still got built leaving this green strip for the wildlife. I understand the need for progression but I am against this as Humberston Avenue must have had an addition 1000 + new home built off it In the last decade. It is now at breaking point and risks losing any remaining character. These houses cannot be necessary in this area with numerous other developments still underway in close proximity already contributing to congestion such as the one further up Humberston Avenue and the Barrett development in New Waltham.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Miss Georgina Elson

Address: 16 The Beeches Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:By building on the land in this application it will reduce area of land for wildlife and just green areas. There is currently wildlife living in this area however looks like they have already been and graded the area and removed a fallen tree which has actually caused mess in the area which you can see the have driven from holten le clay to the back of the land! There is always building material waste dumped around the area in which they are currently building this never gets tidied or removed which is causing more harm to the environment! This land should not be built on we should be expanding the local conservation area. Humberston avenue is losing all its character with so many additional developments, the volume of traffic along the road is dangerous for both drivers and the school children crossing, not only this it is causing more pollution in what used to be a village but somehow seems to be turning into a town. The original planning application included this land and when rejected the same number of houses got built in the smaller area increasing the density further. This feels like a underhand application to gain an overall higher house build than ever originally permitted which is disgusting and not only in my opinion a lot of others too this should not be allowed to go ahead

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr James Clarke

Address: 18 The Beeches Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:Far too many new builds in such a small condensed area. The area already struggles with sewage and car congestion.

The quantity of new builds recently built over the last 5 years on 3 housing estates that are extremely close to each other (Charles Church, Possidon and Cyden Homes Par 3) must account for 800+ new dwellings! Many of these houses in close proximity have been purchased upon the understanding of no further building to take place, never mind the noise and air pollution for a further 4+ years....

For these reasons I object to a further 80 homes being built on the proposed site.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Tracey Ford

Address: 20 The Beeches Humberston North East Lincolnshire

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Strongly object to this planning application based on the following:

Ecology - The supposed 'biodiversity enhancements' described within section 3.38 of the Planning Statement (14.12.2022) fail to consider several factors.

1. The biodiversity study should have been done for at least a 12-month period to appreciate and understand the seasonal variations related to flora and fauna. This study should also be conducted once the existing Persimmons development is fully completed to allow previously disturbed habitat to re-establish. The supporting documents within the planning application (Biodiversity net gain assessment / enhancement plan / preliminary ecology appraisal) are not going to give us the holistic understanding of ecology and biodiversity impact within this immediate area of land and the nearby surrounding land.

2. The existing land for the proposed new development has served as an important natural buffer between the Persimmons development / Par 3 and the southern / west facing hedgerows that border the adjoining farmland. If this spare land is taken up for high density housing it will further push any flora and fauna into a compressed area along the south and west hedgerow.

3. During the past 9 months whilst I have lived here I have personally seen significant quantities of bats in the evening that use the existing spare land (trees and hedges). The planning application makes mention of installing bat bricks / boxes to 15% of new homes and enhanced bat foraging habit through landscaping. This is just for convenience of the planning application as the reality is that the foraging habit and roosting is already in place. I'm sure if the neighbours in Persimmon estate and Par 3 added a few more bat boxes on their existing homes that would be much better than building 80 homes and adding bat bricks / boxes? The bats and roosts are strictly protected

by UK law (Conservation of Habitats and Species Regs 2017 / Wildlife and Countryside Act 1981 etc.).

4. The loss of existing natural wetland on this spare land cannot be easily compensated on by building a few attenuation SUD ponds (required as part of the urban drainage solution at the site) within a high-density housing development? There is plenty of existing wetland and surface water already on this spare land and nearby. It doesn't seem logical to destroy existing healthy habitats and replace with new? From my own experience of living on new developments (next to attenuation SUD ponds) there seems to be very little natural biodiversity enhancement in comparison to greenfield land.

5. Installing bird nesting boxes and nesting features within high density housing when there is already perfectly good bird nesting in the existing trees and hedgerows is not practicable. The only birds you will get on this proposed new development are the occasional seagull on the roof!

6. Detailed landscaping to retain existing hedgerows is already in place and this isn't an enhancement. Cutting down and removing existing trees, shrubs and hedging to then replace with new trees etc. is not logical. Again from my own personal experience on new developments it takes several years for these to properly re-establish and provide adequate habit. Also having green areas is not an enhancement as the grass areas normally become full of weeds and litter. Native wildlife will also not use this due to domestic pets and other amenity use.

7. Environmental aspects and impacts assessment - I cannot see this document within the planning application and would like to have a better understanding of the significant environmental impacts related to ecology and biodiversity.

In summary this planning application does not satisfy the Ecology issues and should be rejected.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Miss James Ford

Address: 20 The Beeches Humberston North East Lincolnshire

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Strongly object to this planning application based on the following:

Transport - I have read the Transport Assessment (prepared December 2022) enclosed with the planning application (all 132 pages!) and it makes numerous assumptions and inconsistencies on road safety and traffic flow density. For those that don't know the planning application in 2014 for the 385 Persimmons development was originally refused due to ecology, archaeology and 'Transport'. At the time in 2014 a revised Traffic Assessment (TA) was conducted and subsequently supported a successful planning application. That was in 2014 and before the 800 homes that have been built in this area since and all the future on-going local developments. A lot has changed since 2014 and this latest Traffic Assessment (December 2022) has made several conclusions similar to that previous report.

The Traffic Assessment (December 2022) mentions the National Planning Policy Framework (NPPF) and in particular paragraph 110. This includes "safe and suitable site access", "sustainable transport" and "significant impacts from the development on the transport network".

With respect to sustainable transport I contest that walking 1.6 Km to the local primary school is not sustainable (or practicable) or 1.7Km to the nearest GP surgery or 2.2 Km to the nearest high school etc. (the TA mentions that 2Km is generally considered the maximum recommended walking distance with 1Km as 'Acceptable'). The cycling distances are also interesting as the TA states that cycling is to be used for every two out of three journeys such as commuting within 8Km. I don't know how many of the residents on Persimmons estate or Par 3 cycle to work but it's

probably not many and certainly not 8Km. The public transport section in the TA is also not feasible as currently only 1 bus service operates nearby and passenger numbers have not recovered from the pandemic. The reality is that people will still use personal cars on this new development (and definitely not car share after the pandemic unless with family).

With respect to significant impacts on the transport network. The TA conducted a basic traffic survey on 1st December 2022 but this does not feel like a truly representative survey and was only a snap shot survey on just one day. A full traffic survey conducted over a mixed period several months would better give us more accurate and meaningful data to make conclusions. I would be interested to see just how cars use Parklands Avenue (west route) as most of the shop, high schools, main routes to Grimsby and A180 are that way. This will create significant pressure and road safety issues on that junction and nearby road junctions that are already extremely busy. The TA states that 14 personal injury collisions occurred over the past 5 years within the immediate vicinity with 12 being minor and 2 serious in severity. You cannot learn nothing from using just 'actual' severity and the best practice is to use 'potential severity' to better understand the full causes and lessons from road traffic incidents.

In summary this planning application does not satisfy the Traffic issues and should be rejected.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Glyn Ford

Address: 20 The Beeches Humberston

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Strongly object based on the following:

Road Safety - The amended plans fail to show any significant improvements in the traffic management safety plan for the construction phase of this proposed development. This has been repeatedly highlighted by others. There is also no significant difference in the revised plan related to road safety created by the increased traffic from 80 new homes using the existing access roads through the estate from Humberston Avenue. Many previous comments have also been made about the traffic congestion / capacity on local roads which affects road safety.

Ecology - You have to smile when you read the HRA document (February 2023) prepared by KJ Ecology. The photo on page 1 shows a lush vibrant field with flowers and greenery (and probably the badgers / bats). If you look at this area since it was graded in March 2023 it now is a ploughed field devoid of anything apart from soil. What a contradiction and fortuitous for KJ Ecology that they were able to take that photo in February and prepare the HRA with some actual plants / shrubs / wildlife still present. From reading the HRA I was curious why KJ Ecology is a 'Chartered' (is that not 'Chartered'?) member of CIEEM. I worry that if they can't check such an important professional membership credential how can we rely on the accuracy of that document? There has been blatant disregard with ecology and the planning process by grading this area in advance. How can we trust these developers with their commitments in the future? I appreciate it's their land and they can grade it as they please but this feels contrived. As for the actual ecology plan it still doesn't take into account how bats, badgers and other species that are directly / indirectly (reliant on this space). From my experience should a biodiversity study not try to encompass a range of factors including seasonality and settlement (from recent development)? Snapshot surveys in my opinion aren't necessarily representative of the overall environmental impact.

Construction safety - As mentioned previously in other comments the construction phase will create significant environmental nuisances including noise, vibration, dust, odours, waste etc. There will be Respirable crystalline silica (dust) created by the abundant use of brick, stone, concrete etc. which is highly hazardous (rated by the UK HSE as the second biggest risk to construction personnel) and causes COPD and silicosis. The adjacent households may be affected by this dust (the area is flat and the prevailing winds mean these properties nearest may be exposed).

Overall nothing has changed in the latest plan (and attachments) to convince people that this proposed development is safe, environmentally viable and in the best interests of the community.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Glyn Ford

Address: 20 The Beeches Humberston North East Lincolnshire

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Strongly object based on the following:

1. Environmental nuisances - This construction development phase and final completion (as per the design submitted) will unreasonably and substantially interfere with the use or enjoyment of nearby homes. These nuisances may injure health or are likely to create injury to health (including well being). This principally relates to noise, air quality (dust), light (disturbance) and waste. The Out-Planning Statement (1629351) refers to very basic generic control measures (such as limiting hours of work) and British Standards (such as BS 4142 for noise) but the reality is that those in close proximity of the existing properties will have to endure these intrusive and injurious nuisances for at least 3 years during construction phase. My house is approx. 8 meters away from the west boundary of this proposed development with only low height hedging between which will not deflect or absorb sufficient noise during the daytime construction work. The existing noise on the final houses which are approx. 20 meters away of the existing development is already a nuisance (loud music from contractors, reversing beepers, excavators, construction traffic, general construction activities). The hedge is always full of waste material from the development and looks unsightly. The air quality will be affected by construction dust (which contains respirable crystalline silica which is known carcinogen and causes acute and chronic respiratory diseases). The nearby completed occupied properties will probably have children or people who may already have pre-existing respiratory illnesses that will exasperated by the dust). I could go on for much more on this but for the moment this gives an example of the concerns.
2. Road Safety - The original Planning application 19/06/2014 for the 385 houses had an excellent main road layout to reflect the improved property density. The main estate roads shown in Dwg

150 A (Location Plan) were basically running south to north with only slight bends to allow for traffic calming and access to side roads. When you then compare this against the amended main road layout because the 385 homes development was subsequently compressed into a tighter plot design it looks like snakes and ladders with numerous tight corners and junctions. The two adoptable standard link roads from the Permission estate into the proposed new development are likely to create significant road safety hazards for existing occupants on these two access roads. If we suppose there will be 80 new homes (with an average of 2 cars per household that take 2 journeys per day through the Permission estate (to reach Humberston Avenue) which is approx. 400 meters each way that equates to 128 Km of vehicle traffic each day through that estate (excluding the numerous service delivery vehicles / construction traffic). Even with the existing 20 MPH estate roads (which are rarely followed or enforced) and other traffic calming measures the new development is creating unacceptable risk to pedestrians and existing road users. Anything above 20 MPG will seriously injure people! I'm not going to even mention the extra traffic once it reaches Humberston Avenue and the already congested nearby junctions! The Planning Statement mentions working from home (WFH) and car sharing schemes (as a measure to reduce car use) but most people in this area do not have the benefit of WFH and with the new norm (from Covid) people don't want to car share. If you look at recent public transport news articles (recently in Grimsby Times) it shows that passenger numbers are still well below pre-covid norms and bus services / local authorities are having significant financial issues keeping even basic routes viable. People in this new development will use cars as much as the Persimmon estate.

Sustainability - The Planning Statement makes numerous mention of sustainable measures and enhancements. Many of these are just not suitable and most have no empirical evidence to support the benefits. The various property designs include working from home (desk spaces / offices above garages etc.) but I doubt 80 homes in this new proposed development will have more than 5% of people working from home (the area is a service, manufacturing employment region not planning consultants working from home). The proposed properties are a mix including those designated for over 55 years (not many people in this area retire at 55 years!) but even if there are people above this age and retired how remote will they feel stuck at the bottom of a large estate away from main route, shops and services! The affordable housing has 20% mix (part of the normal planning) but I contest that this proposed development will meet the intent of Policy 22 Good Design in New Developments paragraph 124 ("good design is a key aspect of sustainable development...") and paragraph 127 ("Planning policies and decisions should ensure that development. Please read yourself!

Comments for Planning Application DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Mandy sylvester

Address: 22 the beeches humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We have a family of badgers whose home is where the plan for the development is - we have photos of them recently during the night

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Dr Paul Sylvester

Address: 22 the beeches humberston

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: If these 80 houses go ahead and the same level of workmen waste is dumped in the dyke, and also left to blow into the wind and get caught in the hawthorn hedgerow then I am sure there will be even more animals suffer - today the level of rubbish left is disgraceful and the site management must see it everyday but make no attempt to have it cleared up - in other words a total disregard

This is why I further object

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Case Officer: Jonathan Cadd

Customer Details

Name: Dr Paul Sylvester

Address: 22 the beeches humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:As a next door neighbour to the site I recently asked Persimmon if they could remove all their rubbish which is strewn in the adjoining ditch and hawthorn bushes rotting away for the animals to try to eat. They couldn't look for themselves and needed a video from me - which I sent and so far await response. I suspect that given this approach that should the 90 new builds go ahead we will have another stream of their waste strewn across the site to rot and infiltrate the ground / ditches and trees - Not good enough in this day and age

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Jonathan Cadd

Customer Details

Name: Mr Paul Sylvester

Address: 22 the beeches humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: IVE COMPLAINED BOUT THE VARIOUS BUILDING MATERIAL PACKAGES
SCATTERED IN THE ADJOINING DITCH AND STUCK IN THE TREE BUT PERSIMMON SAY
THEY ARE UNABLE TO HELP AS ITS NOT THEIR BUILDING MATERIAL PACKAGING WASTE
! NOT ACCEPTABLE

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Paul Sylvester

Address: 22 the beeches Humberston

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:Far too many properties in these developments plus surrounding areas.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Jeanette Heinzman

Address: 17 The Birches Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer made comments neither objecting to or supporting the Planning Application

Comment Reasons:

Comment: There is enough housing on millennium farm and it's destroying wild life around this area

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Verity Simmons

Address: 9 the rowans Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Absolutely object on the idea of more housing being built on such a beautiful area. Why would you disturb such beautiful wildlife to put 'not very well built' housing. When I bought my house on par 3, we was promised no properties would be built at the back of us.

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Jonathan Cadd

Customer Details

Name: Carol Wattam

Address: 30 The rowans Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The millennium estate is full of defects worse than par 3 from what i hear so why would you want the same contractor to make more defects.

Also par 3 residents bought there homes due to there been no through or joining roads .

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Jonathan Cadd

Customer Details

Name: Ms Karen Hoe

Address: 44 the Rowan's Humberston Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to this application, the whole reason of moving where I am is because of the surrounding nature and quiet area, I don't want this crowded with more houses and less greenery being cut down compromising with the beautiful nature that surrounds us.

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Jonathan Cadd

Customer Details

Name: Miss Julie Vicars

Address: 4 the cherries Humberston

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: There are badgers living in this area they have been sighted on a regular basis and should be left alone ! There's enough developments of new houses that are not selling ! The negatives far outweigh the positives, it will only bring more congestion to an already ridiculous amount of traffic at peak times not to mention the strain on drs surgeries and schools !

Comments for Planning Application DM/1098/22/OUT

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Case Officer: Jonathan Cadd

Customer Details

Name: Miss Julie Vicars

Address: 4 the cherri a Humberston

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object this is going to have such negative effects on the local wildlife millennium farm is already far too but it's eaten into so much natural habitat it needs to end !

Congestion is at a high more houses is going to just add to the problem, effect air quality, the traffic heading down station road and peaks lane at busy times is ridiculous! The infrastructure for school places isn't in place for more homes. Can the council stop being greedy and start protecting the wildlife !

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Gillian Steel

Address: 3 the maples Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: This area is used regularly by local people to enjoy the nature walks and wildlife.

I live on Par 3 and we enjoy seeing the badgers, foxes and deer in the wildlife area at the back of the development.

We moved here due to the location being quiet, over the past year the development next door on millennium farm has got bigger and the noise from the large estate has been noticeable. Impacting the tranquility near fields and nature we wanted of a small development in the first place.

I object whole heartedly to the 80 plus dwellings proposed. It is far too many and simply greedy and disrespectful to the lovely natural area we are lucky to have on our doorstep.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect upto 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Peter Nickson

Address: 4 The Maples Humberston/Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: These houses already are an eye sore and are poorly built, lack of Green areas and densely populated. What is the plan to build schools and improve on health services and public roads with the now new influx to the population in this area? This is not required and I object fully. The impact on the environment from these will be harmful. Keep the Green areas Green.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect upto 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Chris Gittens

Address: 5 the maples Humberston

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to further development of Millennium farm the impact on local wildlife is already too high the development is far too big as it is. The land needs to be left for wildlife ! The traffic congestion is already very high at peak times adding more homes will only increase this and add to air pollution, the infrastructure for education is not sufficient we are already lacking school places.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect upto 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Robert Wyatt

Address: Abbeydale 6 The Maples Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Strongly object to this development. This area is a true green belt with an abundance of wildlife from deer, woodpeckers, badgers, newts and toads and is a real safe haven. Please do not destroy any more of this Beautiful area. It should be planted with trees as an offset to the housing that has already been built.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect upto 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Miss Ellie Palmer

Address: 9 The Maples Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: There are so many wildlife that live in this area and the residents of par 3 enjoy walking through this area too. The last thing we need is more cars and people!

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Nathan Simpson

Address: 14 The Maples Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: No further homes are needed, homeowners on both par3 and persimmon were told no further homes would be built when purchasing. Amongst many other reason, the local area cannot cope with anymore homes.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect upto 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs J Coutts

Address: 119 Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: This once prestigious area full of wildlife is now so diminished and over crowded already. The school cannot take on any more children, the sewers cannot cope with any more homes down the avenue and the stench is disgusting. The little bit of wildlife we have left will be extinct-the homes for the deer, badgers etc will be gone. There are so many homes for sale on the new developments let alone humberston avenue that this will just contribute to the problem. We pay some of the highest council taxes on town yet the paths in and around this area are awful, small and full of holes. More traffic and pollution to the area is not welcome as we cannot cope with what there currently is.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Mandy Sylvester

Address: DSV Road Ltd Eastfield Road humbersotn

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Environmental nuisances - This construction development phase and final completion (as per

the design submitted) will unreasonably and substantially interfere with the use or enjoyment of nearby homes. These nuisances may injure health or are likely to create injury to health (including well being). This principally relates to noise, air quality (dust), light (disturbance) and waste. The Out-Planning Statement (1629351) refers to very basic generic control measures (such as limiting hours of work) and British Standards (such as BS 4142 for noise) but the reality is that those in close proximity of the existing properties will have to endure these intrusive and injurious nuisances for at least 3 years during construction phase. My house is approx. 3 meters away from the west boundary of this proposed development with only low height hedging between which will not deflect or absorb sufficient noise during the daytime construction work. The existing noise on the final houses which are approx. 20 meters away of the existing development is already a nuisance (loud music from contractors, reversing beepers, excavators, construction traffic, general construction activities). The hedge is always full of waste material from the development and looks unsightly. The air quality will be affected by construction dust (which contains respirable crystalline silica which is known carcinogen and causes acute and chronic respiratory diseases). The nearby completed occupied properties will probably have children or people who may already have pre-existing respiratory illnesses that will exasperated by the dust). I could go on for much more on this but for the moment this gives an example of the concerns.

2. Road Safety - The original Planning application 19/06/2014 for the 385 houses had an excellent main road layout to reflect the improved property density. The main estate roads shown in Dwg 150 A (Location Plan) were basically running south to north with only slight bends to allow for

traffic calming and access to side roads. When you then compare this against the amended main road layout because the 385 homes development was subsequently compressed into a tighter plot design it looks like snakes and ladders with numerous tight corners and junctions. The two adoptable standard link roads from the Permission estate into the proposed new development are likely to create significant road safety hazards for existing occupants on these two access roads. If we suppose there will be 80 new homes (with an average of 2 cars per household that take 2 journeys per day through the Permission estate (to reach Humberston Avenue) which is approx. 400 meters each way that equates to 128 Km of vehicle traffic each day through that estate (excluding the numerous service delivery vehicles / construction traffic). Even with the existing 20 MPH estate roads (which are rarely followed or enforced) and other traffic calming measures the new development is creating unacceptable risk to pedestrians and existing road users. Anything above 20 MPG will seriously injure people! I'm not going to even mention the extra traffic once it reaches Humberston Avenue and the already congested nearby junctions! The Planning Statement mentions working from home (WFH) and car sharing schemes (as a measure to reduce car use) but most people in this area do not have the benefit of WFH and with the new norm (from Covid) people don't want to car share. If you look at recent public transport news articles (recently in Grimsby Times) it shows that passenger numbers are still well below pre-covid norms and bus services / local authorities are having significant financial issues keeping even basic routes viable. People in this new development will use cars as much as the Persimmon estate.

Sustainability - The Planning Statement makes numerous mention of sustainable measures and enhancements. Many of these are just not suitable and most have no empirical evidence to support the benefits. The various property designs include working from home (desk spaces / offices above garages etc.) but I doubt 80 homes in this new proposed development will have more than 5% of people working from home (the area is a service, manufacturing employment region not planning consultants working from home). The proposed properties are a mix including those designated for over 55 years (not many people in this area retire at 55 years!) but even if there are people above this age and retired how remote will they feel stuck at the bottom of a large estate away from main route, shops and services! The affordable housing has 20% mix (part of the normal planning) but I contest that this proposed development will meet the intent of Policy 22 Good Design in New Developments paragraph 124 ("good design is a key aspect of sustainable development...") and paragraph 127 ("Planning policies and decisions should ensure that development.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Susan Elson

Address: 12 Rosedale Waltham Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I don't live near where this development is going to be but I do work on the millennium side and have to drive through the development and my concern is the roads are not wide enough especially junctions to accommodate anymore traffic I've had a couple of near misses due to there not being enough width for a car to exit and one to enter junction at the same time and this is at its worst on junction prior to proposed development Also the traffic on Humberston avenue has increased dramatically and is mainly at full capacity not only due to the existing developments but ones which are still under construction which will no doubt increase the amount of traffic to above capacity so to add more houses this is going to create congestion .I also have concerns on the effect of eating into the countryside and damaging a nearby conservation area and area which has been developed to provide access for all to enjoy wildlife activities and promote a healthier lifestyle, encourage promotion of caring for our countryside and wildlife and provide habitats for wildlife and not only feel the building works will effect this but also the light and noise pollution after development is finished

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Sue Brooks

Address: 31 priors close New Waltham Grimsby

Comment Details

Commenter Type: Councillor

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I strongly object to the new housing proposed for the back of the current housing, the levels are wrong at the end of the Charles Church End and that in turn will cause all the fall off water to flood any already existing waterlogged area when it rains. The new trees already planted in that area have not been put in deep enough and because of the lack of watering are dying off already. The actual infrastructure is not in place either, I was under the impression that there was a junior school originally mentioned in the very beginning. I live near Enfield school and it is absolutely crazy at school time, sort your roads out first before letting 80 plus cars make more potholes

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

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Case Officer: Jonathan Cadd

Customer Details

Name: Miss Sarah Hall

Address: 35 links drive Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I moved onto the estate a year ago as I felt it would bring me closer to my roots having grown up in the countryside. Over the past year I have watched housing being built on land that once had trees and wildlife, that once was open and beautiful. I have taken so much joy in walks around the eco farm on the Charles Church side, I have watched foxes at play and kestrels hunting over the fields. Slowly slowly the landscape is being destroyed by greed, the estate has more houses crammed onto it than it should have done, and we are overrun by cars on the estate. There are going to be so many issues that greed doesn't care about...to nature, the environment, the already overloaded infrastructure, the houses of poor quality that are heaving at the seams with families who haven't even the room to sit around a table to eat. Please PLEASE don't give in to this greed, it's not necessary, not wanted and certainly not needed.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Ms Sheree Smith

Address: 94 Grove Crescent Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I again object to this planning. My partner lives on this estate, we enjoy summer and winter walks in the green space that surrounds the area. We enjoy sitting by the pond and enjoying the view which will be lost to houses if this reckless obliteration of the countryside is allowed to continue. The estate already has a considerable amount of traffic. As for the wildlife enhancements, building 80 dwellings will only deter some of the rare field nesting birds we've witnessed. The biodiversity enhancements are merely greenwashing since you simply cannot control home owners digging up their lawns and replacing with slabs/astroturf. Humberston is losing its unique identity and becoming painfully town/urban like. I feel for the neighbours who would have to put up with yet more construction noise and the neighbours that watch their beautiful village change to a barrage of houses. There isn't any need for extra housing, nor is their infrastructure to support it.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

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Case Officer: Cheryl Jarvis

Customer Details

Name: Miss Sheree Smith

Address: 94 Grove Crescent Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Many of the residents enjoy this overgrown native grassland for many reasons including the nature it contains, e.g. butterflies and moths. My partner and I enjoy the separation it brings between the country side and estate and regularly visit it in the summer. Building so close to it will deter the nature, regardless of "ecological enhancements" recommended. There is no need for another 80 houses, other than for greed. The infrastructure of the estate isn't great and would struggle. Residents move in and pave their gardens or add artificial turf. It would ruin the quietness and the separation that this area currently holds. Please stop building on the green belt to simply line your pockets. If you haven't noticed we are in a climate and ecological crisis. Focus your attentions elsewhere in the already urbanised town without encroaching on the green belt.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

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Case Officer: Jonathan Cadd

Customer Details

Name: Mr paul sylvester

Address: 31 Marlborough Way Cleethorpes

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: On the proposed site there appears to have already been some preparation in the land has been cleared of the scrub and tunover - sohuld we assume the the permission for planning is already given and the letter and information is merely for protocol

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

Address: Land South Of Millennium Park Humberston Avenue Humberston North East
Lincolnshire

Proposal: Outline application to erect upto 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Lynsey Fletcher

Address: 12 pendeen close New waltham New waltham

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: This is a rural area of wildlife. There is no need for a further 80 houses already on a floor plane. The land at the side of the lakes floods for months in end in the winter months due to the lack of drainage in the area

There are badger sets around this area along with fox, deer and massive of other wildlife

This area has been used as a public footpath for well over 20 years, which I am sure should be reinvested as a walk way.

The green belt is getting smaller and smaller and villages are now merging into towns and no longer villages.

Comments for Planning Application DM/1098/22/OUT

Application Summary

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Case Officer: Jonathan Cadd

Customer Details

Name: Mrs Kerry Wall

Address: 16 Newlyn Close Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We do not need any more development in New Waltham it's bad for the wildlife

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

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Case Officer: Jonathan Cadd

Customer Details

Name: Miss Kerri Atha

Address: 20 Charles avenue New waltham

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:When walking around the wildlife area at the back of par 3. We regularly see deer, badgers, rabbits and birds. The wildlife is being forced out. There are far too many developments around Humberston and new waltham.

Comments for Planning Application DM/1098/22/OUT

Application Summary

Application Number: DM/1098/22/OUT

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Lincolnshire

Proposal: Outline application to erect upto 80 dwellings to include public open space with green infrastructure and SUD's features, local area for play, landscaping and biodiversity enhancements with means of access to be considered

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Rick Emmerson

Address: 140 Legsby Avenue Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Why....simply, why... ??

There are lots of new builds not sold already and you are taking greenbelt land for no reason

Who is buying these houses and for whom I ask you?

Item 4 Land Off Lambert
Road And Ainslie Street
Grimsby - DM/0879/22/FUL

Comments for Planning Application DM/0879/22/FUL

Application Summary

Application Number: DM/0879/22/FUL

Address: Land Off Lambert Road And Ainslie Street Grimsby North East Lincolnshire

Proposal: Erect six apartments, two dwellings with associated boundary treatments and parking areas, with associated works

Case Officer: Jonathan Cadd

Customer Details

Name: Miss heather coleman

Address: 2 Lampton Grove Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Parking is already under great stress. This development plan is only going to exasperate to problem. Adding several driveways will make parking along the Lambert Road boundary impossible.

The land is marsh area and has sunken rapidly over the years. This has been covered up by North East Lincolnshire Council adding a wider pathway and levelling out the road.

The proposed area is completely unsuitable for 8 living accommodations.

Comments for Planning Application DM/0879/22/FUL

Application Summary

Application Number: DM/0879/22/FUL

Address: Land Off Lambert Road And Ainslie Street Grimsby North East Lincolnshire

Proposal: Erect six apartments, two dwellings with associated boundary treatments and parking areas, with associated works

Case Officer: Jonathan Cadd

Customer Details

Name: Richard Farrow

Address: 2, Lampton Grove Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The area has a severe shortage of parking at its current utilisation. The building of these properties will impact heavily on the availability of parking due to the access design to each of the properties effectively removing all parking along the Lambert Road boundary.

Comments for Planning Application DM/0879/22/FUL

Application Summary

Application Number: DM/0879/22/FUL

Address: Land Off Lambert Road And Ainslie Street Grimsby North East Lincolnshire

Proposal: Erect six apartments, two dwellings with associated boundary treatments and parking areas, with associated works

Case Officer: Jonathan Cadd

Customer Details

Name: Irene Grindle

Address: Flat 2 94 Ainslie street, rear flat Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I object to these properties being built for a few reasons, the drainage is bad already, the parking is the biggest issue, we have had police incident regarding parking war already, not only do we get people parking down the street who leave their cars there all day while they walk to work in town, we have residents for Ainslie at parking in Lambert too, I am a rear access flat so we have to park on there as our entrance is through the passageway down the side of these planned buildings on 48 Lambert Road and there are 4 flats that have cars and use this as our entrance so therefore park on that street, this means an already over stretch parking problem will become worse and cause more problems with parking and police involvement with the conflict it will cause, as you will be taking 4 parking spaces away for us by making the drives for these buildings, and also adding more parking places for the one that hasn't got a space, meaning the residents will lose more spaces, and also myself and neighbours have blue badges and need to be able to park close and cannot afford to pay for the parking bay for any one else with a badge can use which is infuriating. My safety concern is the disruption to the alleyway with building works to be carried out on the site as this is our ONLY way in and out, and the noise and yet more parking taken up with vans and skips, we the rear residents of 92 - 98 Ainslie St, rear access buildings

Comments for Planning Application DM/0879/22/FUL

Application Summary

Application Number: DM/0879/22/FUL

Address: Land Off Lambert Road And Ainslie Street Grimsby North East Lincolnshire

Proposal: Erect six apartments, two dwellings with associated boundary treatments and parking areas, with associated works

Case Officer: Jonathan Cadd

Customer Details

Name: Miss Courtney Glentworth

Address: 65 Ainslie Street Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments neither objecting to or supporting the Planning Application

Comment Reasons:

Comment: I really appreciate that the buildings will be constructed in keeping with Victorian era design, and that the two trees will be kept as they are beautiful as those were our two main worries.

My only three points I would like to comment on are:

- Our living room sofa area will be able to be looked into from the tenants on the first floor apartments.
- To take into account the large/ heavy vehicles that frequently travel down Ainslie street over the speed bumps may cause structural issues/ cracks. As we already have plaster falling off every time a large vehicle goes over the speed bumps.
- I hope that the people who rent the apartments are ones that do not contribute to antisocial behaviour in the area.

From: Irene Grindle
Sent: 27 October 2022 17:55
To: Planning - IGE (ENGIE) <planning@nelincs.gov.uk>
Subject: Application number, DM/0879/22/FUL

Irene Grindle & Neighbors
Flat 2, 92-98 Ainslie street
(Rear access only)
Grimsby
N/E Lincs, DN32 0LZ

Dear Planning Services,

I am writing to object the planning application of the additional flats being built on the waste land on Lambert road in Grimsby.

The primary grounds for these objections are as follows –

1. Loss of parking
2. Loss of privacy & access to the rare flats whose access is Lambert Road
3. Disturbance.

This area is highly populated area and limited access to parking availabilities as it is situated close to our local town centre. There is not enough parking for the people that currently live here. The new buildings will remove at least 3-4 parking spaces from current residents and more as flats have 5 spaces for 6 flats without visitors parking and the houses driveway spaces, we have town workers parking to avoid paying an also Ainslie street residents parking due to not being able to park on the parking available in front of there property. I am disabled and struggle with mental health, the others neighbors have disabilities and mental health issues and an illness also we have a woman's aid safety living flat at the rear too. There is not a disabled spot located close by and I cannot afford to pay the £180 for a disabled bay for anyone with a blue badge to use.

I am also concerned the need for these flats and houses, as it will have an increase of people & traffic to the area. There will also be the added problem of the 4 bins from the flats that will now have to be placed blocking the access to the alleyway in order not to block the proposed houses.

The space where the proposed builds will be back-to-back on the current flats and houses which will also have no privacy in their gardens. The plot is currently an open space and should be utilised for better development ideas, ie, garages or additional parking area for residents. As the access to my property and others is through an alleyway, how do you propose that is going to be used or maintained with these new properties being erected, will this cause an issue to us requiring access to our properties? Fire services access. The problem with the drainage in the alleyway, the flooding and already dangerous walkway of the passageway, Lack of lighting This is a major safety concern for myself and others.

I urge you to reconsider this application or the logistics of the parking and the impact it will have on people and neighbouring areas. And information on safety aspect you propose to said alleyway access.

Irene Grindle, Barry Eckelsly, Trisha Smyth, residents of 98

Sent from my iPad

Comments for Planning Application DM/0879/22/FUL

Application Summary

Application Number: DM/0879/22/FUL

Address: Land Off Lambert Road And Ainslie Street Grimsby North East Lincolnshire

Proposal: Erect six apartments, two dwellings with associated boundary treatments and parking areas, with associated works

Case Officer: Jonathan Cadd

Customer Details

Name: Mr Garry Aisthorpe

Address: 26 Lambert Road Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Has the impact of car parking on Lambert Road been considered in this application?

Currently there are approx. 4 cars that park on Lambert Road parallel to this proposed site which will be moved along the road to areas which are already stressed with car parking. As a resident of Lambert Road who works shifts over 7 days a week I often come home and cannot park down the street and have to park elsewhere and walk back to my house.

I see that there is parking included in the development but this does not guarantee that the residents park in them and these additional 6 residences could add up to 12 more vehicles to the load on Lambert Road.

If this project went ahead would this then instigate parking permits on Lambert Road to help protect residents ability to park on their own street?

Megan Green (EQUANS)

From: Planning - IGE (ENGIE)
Subject: FW: DM/0879/22/ful

Jonathan Cadd
Planning dept (sent)
NELC / Engy

8th March 2023

Planning response 2

Planning application DM/0879/22/ful

0. Forward
1. General response
2. Missing related documentation
3. Questions related to parking and drainage
4. Formal objections to front properties
5. Formal objections to rear properties
6. Questions related to the land prior management and purchase

8. Accusations of fraud

0. Forward

The land and mismanagement of this land has caused damage to all connected properties, the alleyway, the path and roads. This property (and others) were owned by davetrade. I have now made formal allegations of very substantial financial frauds connected to the buildings previously owned by them, specifically in relation to the CPOs (Compulsory Purchase Orders)

I waited for this one particularly because it included people connected to all the allegations i have been making and connects frauds and people from the 90s to the current frauds structure.

1. General Response

Front Buildings (Ainslie Street)

I don't object against the buildings, i do object against them being used as bedsits and not family housing. Family housing is needed in this are and way to many properties have been converted to HIMOs.

Rear Buildings

I strongly object and directly suggest that other plans and actions are missing of the council systems to enable these (48a lambert road, 48 lambert rd planning 1993-95) , and that prior know problems with the land and the stream underneath are being IGNORED because of who the investors are (were did galaxy homes get its funding from, or who)

This building will completely block the light to most of my house, completely blocking my living room, bathrooms, kitchen, hallway (pictures enclosed)

The parking for the other extremely ODD PLANNING that you granted (rear of 92-98 Ainslie Street) seems to have disappeared, although the planning regs for their wee never enforced, even though i have identified the problems many times

2. Missing related documentation

The documentation for planning for 48 Lambert road and 48 A Lambert Road, are missing from your electronic systems, they went missing just before 2010. I suspect these went missing to allow planning to pass on the ODD PLANNING of rear of 92-98 Ainsley Street, all of these properties I can connect to the compulsory purchase order frauds and supply chain frauds

Please can you also provide me the following

Q1. All inspections of the collapsed alleyway running behind these buildings, including date and results.

Q2. All costs of actions taken against the owners of the lands (1995 - sale date)

There were some oddities with CPOs of this land that I noticed at the time, I also note that you didn't answer the question I asked about why was you calling the property 48a Lambert road. This property is off Ainslie Street, not Lambert road

Q3. Why is it listed as off Lambert road, and 48 A Lambert road

Q4. When did that change from Ainslie Street)

Please provide me the following

Q5 All applications and relevant paperwork relating to the CPOs and attempts to purchase that land, including valuations and who did them, plans (land and alleyway), amount CPO at, amount Sold at, costs of sales (inc admin and legal)

Q6 App paperwork for the CPOs for the following properties, 88-96 Ainslie Street, including

Q7 First dates planned, Dates of completion, CPO price, Valuations, legal and admin costs related per property

Q8 All charges (for damage, clearing and action that the council took) , including dates) for the properties 86-98 Ainslie Street (

Related costs, actions

Q9. Please provide the cost (3 million I was told) of repairing the pathways and roadway connected to that land (its relevant because it was directly caused by the mismanagement of the land)

3. Questions related to parking and drainage

Drainage (the stream)

There has been both recent and historical problems with drainage on that land and the connected properties. There was/is a stream that runs down Lambert road, it branches out on that land, then runs across the road toward Ainslie Street park and the old nunnery building the house at the rear of Ainslie Street will directly affect the surrounding properties because it will redirect the stream bed,

The land has sunk substantially, (the alleyway shows this) at some points it's sunk by 40cm, the road and pathway had to be raised. The drains from that land (sewer and brackish) have sunk and cause regular problems already, The main drop seems to be in the back garden of *** Ainslie Street

Q10. Whoever assessed the drainage, how did they plan moving the waste from all the extra toilets to the main drop drain,

To summarise drainage problems

Collapsed and missangled drains have caused blockages, overflow to the point of the alleyways filling up with waste water for a 5 metre patch regularly. Videos and pictures were sent to the council and ENGY at the time, Some with when it flooded

And

The underground stream, that has affected all the connected properties, has not been accounted for when building on the back, near the alleyway

Parking

The biggest current issue around here amongst the neighbours and people that live down the alleyway. I thought, that the roadway between my house and the corner had been assigned for parking for the properties 92-98 Ainsley street (thats NINE properties, 4 with only rear entrance)

Q11. The design of these current plans mostly block parking on the road, with this in mind, please explain wwe the parking provisions are now for all nine properties *92-98 Ainsley street. Clearly the front properties have the front parking space, but were is parking for the other 6 properties

4. Formal objections to front properties

These are minor objections and i only object to the fact that their bedsits, done for profiteering, we need more family houses, many homes have been converted into HIMOs in this area, some by the same investors

5. Formal objections to rear properties

These are major objections **and i intend acting on these if planning passes for the rear properties**

Lighting

This building would substantially block the natural lighting to large portion of my home. The buildings in this area were built and arranged with sunlight in mind,

Privacy

The rear building will mean their are windows looking directly into my living rooms, kitchen and upstairs bathrooms and bedroom, (enc)

Instability of land

The ground is unstable because of the stream and the trees that were left for 30 years (because of who the owners are). The land needs time to stabilise after removal of the trees, at least 3 seasons, best is 5.

All connected house have been affected by subsidence, included house across the road, subsidence caused by this land sinking and the properties moving towards it. The front properties will be built on the old foundations (so wont affect much). The rear property will be built on an area thats never had weight on it, and that will affect the other properties,

The ground is approx 1 mtr deep clay/soil, then a half metre of old seebed/chalk, then 9 metres of clay before the bedrock (can be seen in planning apps for subsidence claims,) The lower clay moves each year due to it being breached with tree roots (again, can be seen on other planning app for subsidence in this area)

Over occupancy and density of people

You already allowed over 8 or 10 extra homes on this small bit of land, that's 10 toilets, sinks, waste water, with no added volume or drop to the drains. Further to that, a number of the gardens are now covered and you will take out a large patch of soak up land with the rear building.

6. Questions related to the land prior management and purchase

In the above response I have mentioned that prior to the current owners, this land was owned by Daventrade (2 local investors). This land has caused substantial damage to all connected properties and the path and roadway. I have brought up significant issues that were causing structural movement through subsidence and heave, flooding of the alleyway (that's the only entrance for the rear properties (92-98 Ainslie Street))

Due to the nature of these questions, I will send them separately.

8. Other allegation of related frauds

As mentioned above, I have been detailing some substantial frauds conducted around the NELC areas. ENGY itself and its setup (legal officer and some senior admin) are part of the complex supply chain frauds, like Balfour Beatty was prior.

The allegations connect directly to the administration of this land, as its administration expresses most types of the frauds and abuses conducted around the public finances for the periods 1995-2020

I will send these separately.

George Cant
48 Lambert Road



Planning dept
NELC / Engy

28th October 2022

Planning response

Planning application DM/0879/22/ful

1. General response
2. Questions about drainage to building at the front
3. Objection to 3rd building
4. Questions regarding the alleyway
5. Whats the fire plan (third building)
6. Questions about the connections between the old owners, current investors
7. Why have my plans disappeared (very suspicious)
8. In summary

General response

I object to the extra property (b) added onto the back of the other 2, and I consider some of the details on the plan incorrect, especially around the flooding. I also consider a number of known prior problems with this site and the alleyway behind it are being ignored.

This area flooded completely a number of times in the past 20 years, 2007 and 2014/5

And I consider part of this transaction to involve fraud that I have recorded and detailed around a group of investors and their connected family members. These groups contain much worse people than fraudsters

Questions about drainage

That land and the mismanagement of it has caused serious subsidence problems for all properties facing it, Some damage through tree routes, some through collapse drainage runs, some through the stream that runs underneath it

In 1994-6, drainage was one of the reasons you objected to my property 48A Lambert Road, being residential (along with parking and over packing the area) and you made us dig up and check the drainage runs when redeveloping 48 Lambert Road

The properties 94,96,98,100,102 and 104 have added, about 8 to 10 extra toilets and sinks since then, but they didn't check the drainage systems

The proposed development will add a number of toilets, sinks and outflows into the existing drains. This will lead to approximately 14 extra toilets added to the existing drains, without them being checked for level and capabilities

Q1. What extra factors will be imposed to both check current drainage runs and mitigate any problems to existing properties connected.

(consider the plans and actions you took against us for 48 Lambert Road between 1993-7)

Objection to 3rd building

I object to the third building on the plot for a number of reasons.

- No building has ever stood there,
- The ground underneath is part of the old stream,
- That stream has caused the collapse of the buildings in the first place,
- Our assessment suggested only piling would be suitable.

Adding a building to there will change the pressure on the clay underneath and that will affect my property and the properties connected to them, there has been extensive works to all the property to mitigate the damage that the trees have done over the years (WHILE THE LAND WAS IGNORED BY THE COUNCIL BECAUSE OF THE CONNECTIONS OF THE 2 OWNERS TO OTHER LONG TERM FRAUDS)

My house is 48 Lambert, the rear of my house is 48a Lambert road,

- Q3. What address number would this property be designated**
- Q4. What mitigating actions are being taken in relation to the stream underneath and ensuring the new building doesn't redirect it under other properties.**

Questions regarding the alleyway

The Alleyway is the ONLY ESCAPE ROUTE for 4 properties, and will be more enclosed/dangerous

The alleyway is extremely unlevel, uneven and full of major trip hazards, it has no lighting.

No safety measures have been implemented and the plans for the properties (94-100) have been ignored, there is no lighting, bin areas, no drains were checked,

The alleyway has COLLAPSED since 2007, due to the mismanagement of the land and the connected properties, a number of properties that were also owned by Daventry and purchased under CPOs, by the council, for massive markups coincidentally NOT,

It is unsafe, and is causing further damage to my property and the properties connected to mine, it is extremely unsafe as a route of travel or escape for the properties, 96-100 Ainsley Street.

- Q5. What extra mitigating circumstances will be implemented to ensure further deterioration of the alleyway.**

Whats the fire plan (third building)

Whats the fire plan for the 4 property down the allyway thats only escape route is the alleyway. Any fire in that third building or the ground of that building could block the only escape f=rout for the properties.

Q6 What is the actual fire plane for the properties 92-100 ainslie street rear properties currently

Q7 How would this change

Questions about the connections between the old owners, current investors and CPO purchases of these properties.

I have openly made allegations of fraud in relation to CPos (Compulsory purchase Orders), Planning, regeneration and the administration around a group of investors and their connected family members.

This is part of a number of frauds that surround the owners of davenport and the family members and closes associates. These questions reflect knowledge and info i already have and am acting on,

Q8. Can i have a copy of all CPO applications that relate to this land and the properties that stood on it. Please ensure this included the application that had 48a lambert Road on it, My house

Q. How and Why have my plans disappeared (very suspicious)

My plans of 48 lambert road have disappeared from you systems. HmMMM
My plans of 48 a lambert road have disappeared of the systems hmMMM
The court action over 48a lambert road, seems to have disappeared from you system

Either totally by accident or a planned part of the frauds, totally coincidently.

Just by total coincidence, the plans for my house, and 48a lambert road, especially the court fight over 48a lambert road, would have nullified the planning apps granted for 94-98 ainslie street,

In summary

I have no objection to the front 2 buildings,

I heavily object to the extra building strapped on the back, due to the reasons detailed in the response

I suggest you have an engineer visit the site and inspect the ground condition for stability.
Especially the alleyway

There is a more serious set of frauds that can be exposed by this transaction (or this part of it , and are directly connected to the people involved . These frauds have been running for over 25 years, I will detail further with other documents i have ready for the relevant authorities

Regards

George Cant
48 Lambert Road, Grimsby

Item 5 Valley Cottage
Hatcliffe Road West
Ravendale - DM/0060/23/
FUL

Comments for Planning Application DM/0060/23/FUL

Application Summary

Application Number: DM/0060/23/FUL

Address: Valley Cottage Hatcliffe Road West Ravendale North East Lincolnshire DN37 0RY

Proposal: Demolish existing bungalow, erect two storey dwelling with double garage, roof lights and associated works (amended plans April 2023)

Case Officer: Richard Limmer

Customer Details

Name: Mr Frederick Pentecost

Address: Crossways East Ravendale

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I note the amended plans and tree schedule submitted under this application and that hopefully no trees/hedges are to be felled. However, none of these documents address my concerns regarding the dramatically increased footprint and volume of the proposed development nor do they address the visual impact of the proposed property.

Therefore my objections still stand and feel that the application should be refused bearing in the mind the comments of the appeal officer when dismissing a previous appeal application.

Comments for Planning Application DM/0060/23/FUL

Application Summary

Application Number: DM/0060/23/FUL

Address: Valley Cottage Hatcliffe Road West Ravendale North East Lincolnshire DN37 0RY

Proposal: Demolish existing bungalow, erect two storey dwelling with double garage, roof lights and associated works

Case Officer: Richard Limmer

Customer Details

Name: Mr Frederick Pentecost

Address: Crossways The Avenue East Ravendale

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: In principle, we agree to the rebuilding of a dwelling at Valley Cottage, West Ravendale due to the poor condition of the current structure.

However there are a number points which we would like to see addressed before planning is granted.

1) The approximate footprint of the proposed structure is THREE TIMES that of the current one and in addition, two storey in the front and rear parts. The current property is only single storey. Therefore the volume percentage increase would be even higher.

(a) Under application DC/897/11/WOL which was refused in November 2013:

"Reason: The proposed dwelling would result in the volume of the original dwelling being increased by more than 15%. Saved Policy H9 of the North East Lincolnshire Local Plan details that where a replacement dwelling is proposed it should not increase the volume of the existing dwelling by more than 15%. The proposed development would therefore be significantly contrary to Saved Policy H9 of the North East Lincolnshire Local Plan 2003."

(b) The National Planning Framework states that in Green Belt Areas which includes AONB :

"d) the replacement of a building, provided the new building is in the same use and not materially LARGER than the one it replaces"

(c) Under the latest N E Lincs Local Plan 2013 - 2032 (Adopted 2018) - Page 82

West Ravendale is classed as Level 4 - a Minor Rural Settlement and such

"Future development would involve only limited infill, conversion and re-use of existing buildings with very limited further development."

2) Leading on from point 1, the visibility of the larger planned structure will be more evident and prominent from the B1203 which was one of reasons the previous planning application was refused by the Appeal Officer under

Point 11 : "The proposed dwelling would have considerable depth"

Point 18 : "The effect on the landscape and a significant incursion into the open character of this part of the AONB." The current proposal from the plans provided are not significantly shallower than the previous application and significantly deeper than the current Valley Cottage.

3) The Appeal Officer's concluding statement (point 26) would still, in our opinion, apply to this planning application which "fails to preserve the landscape and scenic beauty of the Lincolnshire Wolds Area of Outstanding Natural Beauty. The benefits would not outweigh the harm identified".

4) The removal of 8 trees/hedges

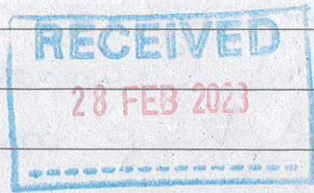
The proposed removal of eight trees in a very modest plantation on a slope which has already been subject to an enforcement order regarding unauthorised removal of trees will, no doubt, affect the drainage of the site and surrounding valley area. The presence of ivy should not immediately infer that some of the trees are of poor quality and shorter life span. Perhaps the ivy should first be removed to ascertain their condition and independently checked by a council representative.

If planning in its current form is approved by the Planning Department

1) The builder/applicant should be made to adhere strictly to the plans in particular the garage/guest bedroom end of the structure and not try to alter its appearance or especially its use in any way. All work including hardstanding and groundworks to be contained within the site boundary and not sprawl onto the ex-arable now grassed area.

2) Mature trees (not saplings or hedges) to be planted along the depth of the plot to obscure sight of the much larger property from the B1203 should be a minimum requirement.

REF: 0060/23/FUL.



2 Bungabw
Priory Farm
W. Ravenale.

Here we go again! now he wants to knock down existing bungalow to erect 2 Storey dwelling with double garage thats a hell of a building and what are associated works? Heli Pad Brick stables work shops ~~etc~~ etc. which will mean more trees to be cut down this is a pretty country lane not a main road which is busy with farming traffic + School run, not very convenient for heavy building lorries and such like. There's enough eye sores in our Rural areas.

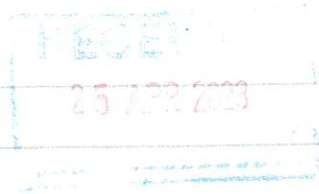
If he wanted a big house he should have bought one not a small quaint Cottage, it will be a sad day when Councils

Keep allowing the building of such eye sores in our beautiful Country side, But I suppose money will talk and keep on talking.

Yours Sincerely

P.S.

Can't keep track of anything as I don't have a smart phone or computer as reception is [redacted] no fibre down Valley.



2. Bungalow
Priory Farm
W. Rawendale

Ref: DM/0060/23/ful.

Not sure of Amended plans as I have no access to Internet, even if he doesn't take any trees down the site isn't suitable for a 2 storey dwelling and Double garage this is a pretty area and a house would look out of place.

Not only problem is this persons use of a helicopters which he flies low over fields with live stock in and the area is near a public footpath and many Horse riders The other weekend there was 5 Helicopters at this property there has been a small cottage on site for near on hundred years

Just because someone wants to splash money about doesn't give you the right to give in and let him spoil a pretty area as I said in my last letter let him look and buy somewhere else, because this person will ruin the area.

Yours Sincerely

Comments for Planning Application DM/0060/23/FUL

Application Summary

Application Number: DM/0060/23/FUL

Address: Valley Cottage Hatcliffe Road West Ravendale North East Lincolnshire DN37 0RY

Proposal: Demolish existing bungalow, erect two storey dwelling with double garage, roof lights and associated works

Case Officer: Richard Limmer

Customer Details

Name: Mr Tom Haxby

Address: Highfield West Ravendale Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The new planning application does rectify some concerns highlighted previously!

As far as I'm concerned the plans should adhere to the appeal officers findings of the previous application.

"Appeal Ref: APP/B2002/W/21/3282069

Valley Cottage, The Avenue, East Ravendale DN37 0RX"

9. Section 85 of The Countryside and Rights of Way Act 2000 requires me to have regard to the purpose of conserving and enhancing the natural beauty of the AONB. The National Planning Policy Framework (the Framework) requires planning decisions to contribute to and enhance the natural and local environment by, amongst other things, protecting and enhancing valued landscapes and recognising the intrinsic character and beauty of the countryside.

10. Paragraph 17 of the Framework states that great weight should be given to conserving and enhancing the scenic beauty of Areas of Outstanding Natural Beauty, which have the highest level of protection in relation to these issues. The Framework is clear that the scale and extent of development within these areas should be limited.

The appeal officer also referenced: policies 5, 22 and 42 of the North East Lincolnshire Local Plan 2013-2032.

Policy 5 Development Boundaries

1. "the size, scale and density of the proposed development"

Policy 22 Good design in new developments

2i. "protection and enhancement of natural assets;"

Policy 42 Landscape

1.1 Priority will be given to the protection and enhancement of the landscape character and natural beauty, and setting of the Lincolnshire Wolds AONB.

1.3 Seek opportunities, when incorporating landscape buffers to offset development impacts, to enhance landscape quality including opportunities to incorporate suitable planting.

1.4 Retain and protect trees and hedgerows which offer value for amenity, biodiversity and landscape.

1.5 Take opportunities where appropriate to retain, protect and restore elements that contribute to historic landscape character.

Taking into consideration all these points, I still believe the applicant hasn't met these in his planning application.

My biggest concern is that the proposed house seems to be large compared to the existing bungalow. In terms of area there is an increase of 300% approximately and this doesn't include the extra area created from a second storey, so the volume is also larger.

The picture in the application, claims that there will be no visual impact from the Wanderlust way. This is debatable, if you go a few yards higher up the hill, the development is in full view. The new plans will be more visible as its positioned further back in the plot.

How does the proposed house conserve, enhance and protect the landscape in an AONB? There is no concern to integrating into the environment. This is highlighted with the need of removing more trees and hedgerows. I do understand that some of the trees may need removing, 8 seems excessive. To claim that a tree needs felling because of excessive ivy seems ridiculous, ivy can be cut at the bottom which may allow the tree to recover. Recommending this a reason for cutting down seems like a poor reason. Is this protecting natural assets?

Why can't the applicant propose planting mature trees that will replace the trees that he proposes to cutting down? Rather than an emphasis on concrete, bricks and a larger footprint. Why doesn't the applicant show a willing to improve the biodiversity and footprint on the land, which would offset the negative impact of the proposed building, it may even hide the building. No documentation shows any willing for this, a planning application in an AONB particularly after what the appeal officer said, should show more sympathy to the local environment.

Comments for Planning Application DM/0060/23/FUL

Application Summary

Application Number: DM/0060/23/FUL

Address: Valley Cottage Hatcliffe Road West Ravendale North East Lincolnshire DN37 0RY

Proposal: Demolish existing bungalow, erect two storey dwelling with double garage, roof lights and associated works (amended plans April 2023)

Case Officer: Richard Limmer

Customer Details

Name: Mr Tom Haxby

Address: Highfield West Ravendale Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Please refer back to my previous comments relating to the planning application. Even with the alterations made, I still have the opinion that the application doesn't meet the requirements that the planning inspector set out.

Comments for Planning Application DM/0060/23/FUL

Application Summary

Application Number: DM/0060/23/FUL

Address: Valley Cottage Hatcliffe Road West Ravendale North East Lincolnshire DN37 0RY

Proposal: Demolish existing bungalow, erect two storey dwelling with double garage, roof lights and associated works (amended plans April 2023)

Case Officer: Richard Limmer

Customer Details

Name: Mr Ayolt Kloosterboer

Address: Ravendale Top Farm West Ravendale Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I have read well crafted objections that are solid and objective, and provide the planning committee with good reasons to reject.

My first thought is trust.

Trust, is vital when entering any relationship in this case with a new community. The applicants previous application was reject twice. His obvious disregard and attitude by applying for a Heli pad disguised as a horse paddock and stable does not build trust. The house was disproportionate in size and it is with this in mind that any consideration to approve should sit.

Therefore my objections remain as previously stated in the original application.

What are the genuine plans of the applicant?

These plans, with a new architect stick within the old curtilage , which is smart! however as a planning committee I urge you to consider the whole plot.

The applicant still owns a helicopter that he uses regularly typically last year over the summer it landed on the plot on a weekly basis. It has already been stated that only a few weeks ago several helicopters were seen at the site.

If the helicopter is going to be used as a regular commute or hobby, my concern would be for our livestock, we have a livery and stud business within about 500 yards. This will affect our customers and their ability to ride safely on the farm. Whilst no incident occurred last year more

regular low flying would significantly increase the risk to those liveries as well as our business.

It remains plausible that infill to Ravendale village is part of the plan. I am keen that the outcome positive or negative places limitations on the "paddock" use

I also note "crossways" and "highfield" objection regarding the significant increase in footprint which is outside of the AONB national planning framework and the NE lincs local plan 2013 to 2032 adopted 2018 P82

In my view this application does not sit within the boundaries of the above and this basis alone should be rejected.

Finally, I would note that the applicant previous application had support from friends far and wide, these seem absent this time, I would suggest a re - read of the comments and responses?

reasons to object:

Fundamental aims not changed

The footprint for this plan is still very large to replace a small single storey cottage.

House will be remain visible from Wanderlust Way footpath/ bridle path approaching it - despite the photos on P8

Ongoing Helicopter activity

Item 6 Land North Of Main
Road (Plot 5 Kings Chase)
Barnoldby Le Beck -
DM/0180/23/REM

Planning Application Reference: DM/0180/23/REM

Proposal: Variation of Condition 1 (Approved Plans) following DM/0843/22/REM to amend layout, position and design of dwelling and garage

Location: Land North of Main Road (Plot 5 Kings Chase) Barnoldby Le Beck

Barnoldby le Beck Parish Council recommends refusal of this application on grounds that the privacy and amenity of the neighbours will be adversely affected by the height of the building.

Comments for Planning Application DM/0180/23/REM

Application Summary

Application Number: DM/0180/23/REM

Address: Land North Of Main Road (Plot 5 Kings Chase) Barnoldby Le Beck North East
Lincolnshire

Proposal: Variation of Condition 1 (Approved Plans) following DM/0843/22/REM to amend layout, position and design of dwelling and garage

Case Officer: Richard Limmer

Customer Details

Name: Mr Wayne Taylor

Address: 1 Kings Chase Barnoldby-Le-Beck

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: I fully support the revised plan for Plot 5 Kings Chase, I think the house design and style fits well with the rest of the approved plans in the development.

Recent comments regarding size of houses appear invalid on this application as this plot recently had approval under DM/0843/22/REM (Approved Date: 18th Jan 2023) for a very similar design house, including height and number of floors without objections. The only difference I can see is the location of garage, which is in fact set further back from the road away from properties so I see no issues.

Comments for Planning Application DM/0180/23/REM

Application Summary

Application Number: DM/0180/23/REM

Address: Land North Of Main Road (Plot 5 Kings Chase) Barnoldby Le Beck North East
Lincolnshire

Proposal: Variation of Condition 1 (Approved Plans) following DM/0843/22/REM to amend layout,
position and design of dwelling and garage

Case Officer: Richard Limmer

Customer Details

Name: Mr Steven Young

Address: 6 kings chase Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: This proposal fits in well with the rest of the development .

As to whether some of the locals like the development is subjective.

The complaints already made against this proposal are totally invalid , made from properties of
which would not be effected in any way should it be approved

Comments for Planning Application DM/0180/23/REM

Application Summary

Application Number: DM/0180/23/REM

Address: Land North Of Main Road (Plot 5 Kings Chase) Barnoldby Le Beck North East
Lincolnshire

Proposal: Variation of Condition 1 (Approved Plans) following DM/0843/22/REM to amend layout,
position and design of dwelling and garage

Case Officer: Richard Limmer

Customer Details

Name: Mr Adam Cox

Address: 8 Kings Chase Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment:Fits in extremely well with the street scene.

Full support.

Comments for Planning Application DM/0180/23/REM

Application Summary

Application Number: DM/0180/23/REM

Address: Land North Of Main Road (Plot 5 Kings Chase) Barnoldby Le Beck North East
Lincolnshire

Proposal: Variation of Condition 1 (Approved Plans) following DM/0843/22/REM to amend layout,
position and design of dwelling and garage

Case Officer: Richard Limmer

Customer Details

Name: Maegan Cox

Address: Plot 8 kings chase Barnoldby

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: I fully support the plans submitted,

I would also like to point out that the street adjacent Beck Farm Mews consists of a very similar street scene, large imposing detached houses built on very small plots, with small driveways and semi detached houses to fill small plots, with parking for one or two cars, with the exception of two houses at the end of Beck Farm Mews which have large gardens just like the end two plots on Kings Chase do.

The driveways on kings chase have all been planned very well and in consideration for the street layout and with plenty of space to manoeuvre.

Comments for Planning Application DM/0180/23/REM

Application Summary

Application Number: DM/0180/23/REM

Address: Land North Of Main Road (Plot 5 Kings Chase) Barnoldby Le Beck North East
Lincolnshire

Proposal: Variation of Condition 1 (Approved Plans) following DM/0843/22/REM to amend layout,
position and design of dwelling and garage

Case Officer: Richard Limmer

Customer Details

Name: Mrs Vicki Booth

Address: 1 Beck Farm Mews Barnoldby Le Beck

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: These house are ridiculous. The fact that the council has agreed these considerable sized houses on such a small piece of land is mind boggling to me. They are an absolute eyesore!

We object to any alterations to the original planning to increase the size of this house.

Comments for Planning Application DM/0180/23/REM

Application Summary

Application Number: DM/0180/23/REM

Address: Land North Of Main Road (Plot 5 Kings Chase) Barnoldby Le Beck North East
Lincolnshire

Proposal: Variation of Condition 1 (Approved Plans) following DM/0843/22/REM to amend layout, position and design of dwelling and garage

Case Officer: Richard Limmer

Customer Details

Name: Mr Mark Tomlinson

Address: 2 Beck Farm Mews Barnoldby le beck Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: These houses being built in Kings Chase are far too big for the small amount of land they are being built on.

Therefore I object to changing the plans, increasing the size of the house and layout, and especially object to the increase in height of the house to accommodate rooms and living space in the attic. It is therefore essential the council monitor the height and size of this house and positioning of attic windows for the privacy of the surrounding houses.

The houses already built in Kings Chase have a minimum of 4 vehicles parked per house. Any new builds should look at suitable parking room for a house with 5 bedrooms as this one.

Item 7 The Grange Aylesby
Road Great Coates -
DM/0800/22/FUL

North East Lincolnshire Planning
New Oxford House
George Street
Grimsby
North East Lincolnshire
DN31 1HB



Working in partnership

Tel: 01472 326289 Option 1

REQUEST FOR APPLICATIONS TO BE HEARD AT PLANNING COMMITTEE

Ward Member Reply Slip for Applications to be reported to the Planning Committee

Application Number	Reason for Referring to Planning Committee
DM/0800/22/FUL	<p>This application has been objected to by the Heritage Officer and some local residents. On the other hand, it was fully discussed at a recent meeting of the Great Coates Village Council which I attended and a motion to submit an objection to the application was defeated by a significant majority.</p> <p>Village Councils are part of our local democratic process, and given the stance of the Great Coates Village councillors as local community representatives, I feel that this application should be referred to the Planning Committee for discussion and decision, again as part the democratic process.</p> <p>I make no comment on the application itself.</p>

Contact Details: -

Signature Date 8th DECEMBER 2022

Name STEPHEN HOLLAND

Address: c/o Municipal Buildings, Town Hall Square

North East Lincolnshire Planning
New Oxford House, George Street, Grimsby, N E Lincolnshire, DN31 1HB
(01472) 313131 W www.nelincs.gov.uk



EQUANS Services Limited
Registered Office Q3 Quorum Business Park, Benton Road, Newcastle Upon Tyne, NE12 8EX.
Registered in England No 598379

Comments for Planning Application DM/0800/22/FUL

Application Summary

Application Number: DM/0800/22/FUL

Address: The Grange Aylesby Road Great Coates North East Lincolnshire DN37 9NT

Proposal: Erect seven dwellings with associated access, parking, landscaping and boundary treatments (amended plans and updated ecology information March 2023)

Case Officer: Richard Limmer

Customer Details

Name: Mr Carl Thomas

Address: Great Coates Village Council 28 Allington Drive Grimsby

Comment Details

Commenter Type: Parish Council

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: Great Coates Village Council have no objections to this application.

Comments for Planning Application DM/0800/22/FUL

Application Summary

Application Number: DM/0800/22/FUL

Address: The Grange Aylesby Road Great Coates North East Lincolnshire DN37 9NT

Proposal: Erect seven dwellings with associated access, parking, landscaping and boundary treatments

Case Officer: Richard Limmer

Customer Details

Name: Mr Carl Thomas

Address: Great Coates Village Council 28 Allington Drive Grimsby

Comment Details

Commenter Type: Parish Council

Stance: Customer made comments neither objecting to or supporting the Planning Application

Comment Reasons:

Comment: Great Coates Village Council have no comments to make in regards to this application.

Comments for Planning Application DM/0800/22/FUL

Application Summary

Application Number: DM/0800/22/FUL

Address: The Grange Aylesby Road Great Coates North East Lincolnshire DN37 9NT

Proposal: Erect seven dwellings with associated access, parking, landscaping and boundary treatments

Case Officer: Richard Limmer

Customer Details

Name: Mr David Clixby

Address: 25 cormorant drive Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Such a development in my opinion is not required in this area, just because you have a substantial plot this does not mean you have a right of passage to build more houses on it.

This in my opinion will .

1, Will disrupt the natural wildlife, ie roosting Bats in the area .

2, Will create more road congestion and debris during build

3, Noise pollution during build

4, Additional Load to substation ie nuisance tripping

5, Are more luxury houses needed in the Grimsby and Cleethorpes area in these economic times

Comments for Planning Application DM/0800/22/FUL

Application Summary

Application Number: DM/0800/22/FUL

Address: The Grange Aylesby Road Great Coates North East Lincolnshire DN37 9NT

Proposal: Erect seven dwellings with associated access, parking, landscaping and boundary treatments (amended plans and updated ecology information March 2023)

Case Officer: Richard Limmer

Customer Details

Name: Mr Alan & Geraldine Scholtz

Address: 74 Cormorant Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: We wish to restate that our stance on the proposed planning has not changed and strongly object on the basis of:

This is important historical and conservation land and permitting planning will both destroy natural wildlife habitats (including bats) and set future precedence to build on conservation land with listed buildings, losing important historical assets. Once developed, no matter how sympathetically, the conservation and wildlife will be irreparable lost and preserving the environment is more important now than ever.

The proposed planning will cause major disruption to traffic. Aylesby road is a trunk road through to the villages of Healing, Immingham and the motorway, particularly at rush hour times. The disruption and traffic chaos was evident with the recent build on Great Coates Road where there were months of disruption to the wider public.

This site will also impede on our privacy and right to enjoy our surroundings in peace. The dwellings will face our house and directly overlook our back garden and the rooms at the back of our house impacting our private spaces.

Comments for Planning Application DM/0800/22/FUL

Application Summary

Application Number: DM/0800/22/FUL

Address: The Grange Aylesby Road Great Coates North East Lincolnshire DN37 9NT

Proposal: Erect seven dwellings with associated access, parking, landscaping and boundary treatments

Case Officer: Richard Limmer

Customer Details

Name: Mrs Geraldine Scholtz

Address: 74 CORMORANT DRIVE GRIMSBY

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I wish to state my deepest objection to the above planning application for the reasons explained below:

- Loss of conservation land
- Loss of wildlife habitats including bats a protected species
- Tree loss and altering the fabrication of the land
- Loss of privacy

Loss of Conservation:

When we brought our property backing on to the "The Grange", it was clearly stated that this small parcel of land was deemed and treated as conservation land.

Carving up the land for nothing more than financial gain will not only be a significant failing of NELC council to protect its conservation areas, in direct contrast to its Assets plan (2021) As a council we recognise the importance of protecting and enhancing the environment,".

This small parcel of land is a natural wildlife haven and conservation for a reason. Preserving is as conservation has allowed the plants and wildlife to thrive.

A supporting Preliminary Ecological Report has been submitted, dated July 2020. Advice released by CIEEM (Chartered Institute of Ecology and Environmental Management) in April 2019 states that " the survey is a snapshot of one season" and an ecological report remains valid for between 12-18 month after which an updated report is required. Therefore, a new PER is required in order for the committee to have the full facts of the area.

Loss of wildlife habitats:

As our property backs directly on to the proposed site, the PER significantly underplays the environmental worth of this wildlife haven. During the initial appraisal of the site the protected species considered likely to occur included Bats.

A preliminary ground level roost assessment was carried out on all trees on the site, in accordance with Bat Surveys for Professional Ecologists: Good Practice Guidelines 3rd Edition (Collins J, 2016) The semi-mature ash *Fraxinus excelsior* tree in the northern corner of the site is considered to have moderate potential for roosting bats. The recommendations were "A single evening emergence survey and a single dawn re-entry survey must be carried out on this tree between May and September."

Has this been carried out and have the results been published?

"No other trees on site are considered to offer potential for roosting bats". This is absolutely not the case, throughout the summer months we have noticed bats flying around not only in our garden but over this parcel of land, bats are frequently seen flying amongst the current dwellings and the lake boundary on the opposite side of the land to where the current potential roost site has been identified. Bats are protected by The Conservation of Habitats and Species (Amendment) (EU Exit) Regulations 2019. This legislation makes it an offence to, "Damage or destroy the breeding or resting place of a bat" A Roost is defined as being 'any structure or place that is used for shelter or protection', and since bats regularly move roost site throughout the year, a roost retains such designation whether or not bats are present at the time.

Furthermore, the PER and the 'common bird species' makes no mention of the Woodpeckers, Robins, and the Heron that frequents the site. Canadian Geese, Pheasants, Swans, Mallards and Moorhens are also regular visitors. Indeed there has been no mention of the plant or wildlife that exists on the island in the lake. Mallards have an annual nesting site on the island.

In addition to bird species, amongst others, wildlife such as Toads, Foxes, Hedgehogs and squirrels reside on the land.

The plant species on site are considered common and widespread, nonetheless these support a range of dragonflies, bees, butterflies and other such insects, not mentioned in the PER.

Loss of Trees

On June 22 of this year, an Arboricultural impact assessment was carried out commissioned by the site owners.

Plans are for 49 trees to be removed due to their condition or to facilitate the development, the EPS recommendation 1:2 ration using native species tree for replanting, however other than

".Removal of sub-standard trees will allow a substantial amount of new tree planting or "greening" there has been no actual comment on the number of trees to be replanted.

Loss of Privacy

The proposed development will have a dominating impact on my household and our right to the quiet enjoyment of our property. Article 8 of the Human rights act states that a person has the "substantive right for their private and family life' Private and Family life encompasses not only the home but also the surroundings (Britton vs SoS 2003)

Under these plans not only will my entire back garden of my property be overlooked by the proposed barn style dwelling including my three upper bedrooms and bathroom will also have compromised privacy.

In closing I would like to state for the record there seems to be an enormous conflict of interest with the assessment that was carried out via an agent by EQUANS.

EQUANS "was named North East Lincolnshire Council's (NELC) regeneration partner in 2010

Comments for Planning Application DM/0800/22/FUL

Application Summary

Application Number: DM/0800/22/FUL

Address: The Grange Aylesby Road Great Coates North East Lincolnshire DN37 9NT

Proposal: Erect seven dwellings with associated access, parking, landscaping and boundary treatments

Case Officer: Richard Limmer

Customer Details

Name: Shelley Fleming

Address: 76 Cormorant Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:Reference: Councillor Hollands request of a planning committee meeting as part of the democratic process.

Can I please request a copy of the minutes are available and published from the meeting where the planning permission was " fully discussed and the motion to submit an objection to the application was defeated by a significant majority" The proposed build will not impact Great Coates village directly, it impacts those residing directly around the site and as they have exercised their right to submit their views, along with significant environmental agencies ,this should be sufficient evidence not to go to a planning committee

Comments for Planning Application DM/0800/22/FUL

Application Summary

Application Number: DM/0800/22/FUL

Address: The Grange Aylesby Road Great Coates North East Lincolnshire DN37 9NT

Proposal: Erect seven dwellings with associated access, parking, landscaping and boundary treatments (amended plans and updated ecology information March 2023)

Case Officer: Richard Limmer

Customer Details

Name: Mrs Shelley Fleming

Address: 76 Cormorant Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment:Reasons:

I wish to reiterate my previous concerns and strongly object to the proposed planning application on the grounds of:

Loss of designated conservation areas:

A resubmitted ecological report does not detract from the fact this is conservation land and has been as such for a number of decades. Any development of the site, regardless of how sympathetically planned, will significantly harm the natural plant and wildlife habitats that have been carefully nurtured over time, including the residing bats and Woodpeckers.

The proposed development would not only be detrimental to the natural environment but also to the historical significance of the moat, listed buildings and church in the Great Coates conservation area and as such the experts in the preservation of historic buildings and places agree.

Loss of privacy:

I believe that the proposed development would have a dominating impact on my household and our right to the quiet enjoyment of our property. Article 8 of the Human rights act states that a person has the "substantive right for their private and family life' Private and Family life encompasses not only the home but also the surroundings. This is also highlighted by the Heritage report that states the proposed development "also restrict views in and out to the Church and Grange".

There appears to be no "clear and convincing justification" for the carving up of this historic, wildlife haven, (other than apparent independent financial gain) and permitting such a development will not only set a precedence for future conservation development, but will also be a significant failure to protect environmental and historical assets in the local area.

Comments for Planning Application DM/0800/22/FUL

Application Summary

Application Number: DM/0800/22/FUL

Address: The Grange Aylesby Road Great Coates North East Lincolnshire DN37 9NT

Proposal: Erect seven dwellings with associated access, parking, landscaping and boundary treatments

Case Officer: Richard Limmer

Customer Details

Name: Mrs Shelley Fleming

Address: 76 Cormorant Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I wish to state my strongest objection to the above planning application for the reasons explained below:

Loss of Conservation: This is conservation land. A supporting Preliminary Ecological Report has been submitted, dated July 2020. Chartered Institute of Ecology and Environmental Management advise states that " the survey is a snapshot of one season" and an ecological report remains valid for between 12-18 month after which an updated report is required. Therefore a new PER is required in order for the committee to have the full facts of the area. The PER should be impartial and independent of the site owner. Loss of wildlife habitats: as a direct neighbour to the proposed site, the PER significantly underplays the environmental worth of this wildlife haven. During the appraisal of the site the protected species considered likely included Bats. The ash Fraxinus excelsior tree in the northern corner of the site is considered to have moderate potential for roosting bats. The recommendations were "A single evening emergence survey and a single dawn re-entry survey must be carried out on this tree between May and September." Has this been carried out and have the results been published? "No other trees on site are considered to offer potential for roosting bats". This is absolutely not the case. Bats are frequently seen flying amongst the current dwellings on the opposite side of the land to where the current potential roost site has been identified. Legislation makes it an offence to, "Damage or destroy the breeding or resting place of a bat" Furthermore, the 'common bird species' makes no mention of the Woodpeckers, Robins, and the Heron that frequents the site. Canadian Geese, Pheasants, Swans, Mallards and Moorhens are also regular visitors. Toads, Foxes, Hedgehogs and squirrels reside on the land. There has been no mention of the plant or wildlife that exists on the island in the lake. The plant species on site are considered common and widespread, nonetheless these support a range of dragonflies, bees, butterflies and other such insects, not mentioned in the PER. Loss of Trees: On June 22/22 an Arboricultural impact assessment was carried out commissioned

by the site owners. Plans are for 49 trees to be removed due to their condition or to facilitate the development. The EPS recommendation 1:2 ratio using native species tree for replanting, however other than ".Removal of sub-standard trees will allow a substantial amount of new tree planting" there has been no comment on the number of trees to be replanted. "Public interest would be poorly served in an attempt to cling on to trees with limited future prospects" are the results of this public consultation available? This site is currently private land therefore, public interest is inconsequential, however it is of huge significance the natural habitat and wildlife. The Arboricultural assessment was carried out via an agent by EQUANS. EQUANS "was named North East Lincolnshire Council's (NELC) regeneration partner in 2010, and has been providing specialist advice and delivering services on the council's behalf." Arguably there is a conflict of interest, they are providing a supporting document for their client, not NELC. Public invitation has been invited by NELC, to comment on planning that NELC partners have endorsed, who, then in turn, make an overall decision on the site. This is an assault on the democratic right to a fair, impartial hearing. This report should be carried out by an independent authority. Local market needs: The Design access and Heritage reports notes "NELC cannot currently demonstrate a five-year housing supply across the authority area. The proposal will therefore contribute to the local housing figures in a highly sustainable location" However, given the size and locations of the proposed dwellings and the potential price point at which they will reach the housing market, these will make a negligible addition to NELC current housing plan. Furthermore there are plans for future housing across from the site in the NELC Local Plan, reference HOU342. Loss of Privacy: I believe that the proposed development would have a dominating impact on my household and our right to the quiet enjoyment of our property. Article 8 of the Human rights act states that a person has the "substantive right for their private and family life' Private and Family life encompasses not only the home but also the surroundings (Britton vs SoS 2003) Under these plans not only will the entire back garden of my property be overlooked by a proposed dwelling but two upper bedrooms and the bathroom will also have compromised privacy. Carving up the land for nothing more than financial gain will be a significant failing of NELC council to protect its conservation areas, in direct contrast to its Assets plan (2021) "As a council we recognise the importance of protecting and enhancing the environment. Urgent action to reverse biodiversity loss is now essential"

Comments for Planning Application DM/0800/22/FUL

Application Summary

Application Number: DM/0800/22/FUL

Address: The Grange Aylesby Road Great Coates North East Lincolnshire DN37 9NT

Proposal: Erect seven dwellings with associated access, parking, landscaping and boundary treatments (amended plans and updated ecology information March 2023)

Case Officer: Richard Limmer

Customer Details

Name: Mrs Shelley Fleming

Address: 76 Cormorant Drive Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Please add this to my recent objection letter for further consideration by planning.

Please note the proposed entrance/exit to the site. This is located on a blind bend on Aylesby road that is clearly a significant hazard to all road users and a potential for road traffic collisions.

In addition Aylesby road is a thoroughfare for the M180 and is particularly busy during the morning and evening rush hours. The proposed build would cause months, possibly years of disruption and cause unnecessary traffic delays as was the case with the recent build of the land on Great Coates road. The traffic would in some instances back up to the village of Healing or onto the motorway and cause significant traffic delays.

84 cormorant Drive

Grimsby

DN37 9PD

1st October

2022

The planning Dept
N.E.Lincs Planning Dept,
New Oxford House,2 George Street,
Grimsby
DN31 1HB

22/FUL

Ref; A. Planning application DM/0800/22/FUL
 B. Conservation of Habitats and Species Regulations 2017

To whom it may concern,

 First, I would like to say that I object to the above planning application, for the following reasons:

Over the last 30 years I have lived at the above address which, is listed above, and I have noticed how the moat on the grange has evolved into a bird sanctuary. Every year in early spring there are about 7 or 8 geese that fly into the moat and start their mating rituals once they find a partner they breed in the centre of the moat on the large island (this is designated to be a boat house), The same gees return every year. This will destroy the habitat, where the geese nest and have been nesting, for the last 30 years.

We also have a family of otters living in the moat area and under the conservation of habitats and Species Regulations 2017 the otters are not to be disturbed or its habitat to be changed in any way shape or form.

With regards to the bird sanctuary in addition to the geese we have the following herons, waterhens, coots, thrush, tits, chaffinch, gulls, sparrow hawks, magpies, pigeons and doves and ducks which breed on the pond and numerous squirrels.

Regarding the trees, there are five or six trees adjacent to my property and only one is on its last legs, the others are in good condition.

The land adjacent to Cormorant Drive belongs to N.E. Lincs council. When my house was built this land was designated as a walkway. You can see the path on the original drawings. This land does not belong to the grange

Regards R Freestone

Item 8 Land At Hall
Farm Restaurant
Ashby Lane Ashby
Cum Fenby -
DM/0987/22/FUL

From: clerk@ashbycumfenbypc.com <clerk@ashbycumfenbypc.com>

Sent: Thursday, May 25, 2023 8:22 PM

To: Planning - IGE (Equans) <planning@nelincs.gov.uk>

Subject: Ashby cum Fenby Parish Council Planning Comment

Good afternoon,

Please may I submit the attached comment from Ashby cum Fenby Parish Council.

Kind regards

Tanya Kuzemczak

Clerk to Ashby cum Fenby Parish Council

<https://ashbycumfenbypc.com>

Planning Application Reference: DM/0987/22/FUL

Proposal: Erect 6 holiday huts to include landscaping and new access (amended layout March 2023)

Location: Land at Hall Farm Restaurant Ashby Lane Ashby Cum Fenby North East Lincolnshire

Ashby cum Fenby Parish Council has met to reconsider the application following a special motion. The Parish Council, having considered the plans, maintains its recommendation of refusal of this application on grounds that the development has the potential to increase noise, light disturbance, and increased traffic movements in the village and past the church. There is a concern over the size of the concrete bases as described in the plans. The Council feels that the development may have an adverse impact on residential amenity for the immediate neighbours. The plans reference a CCL touring site, and the Council has concerns that a touring site is not in keeping with the quiet village environment.

Ellie Mitchell (EQUANS) (Planning)

From: clerk@ashbycumfenbypc.com
Sent: 07 December 2022 12:35
To: Planning - IGE (ENGIE)
Subject: Ashby Comments

DM/0987/22/FUL – Hall Farm

(Observation of planning application) - Council had some reservations re increased traffic within the village. However, as the huts are set well back, they are not in view. Councillors felt there was no major reason to object. But - area/road is prone to flood, condition of the road needs to be considered before moving forward perhaps.

Kind Regards

Anneka

Anneka Ottewell-Barrett

Clerk to Ashby cum Fenby Parish Council

Contact via email: clerk@ashbycumfenbypc.com

Planning Application Reference: DM/0987/22/FUL

Proposal: Erect 6 holiday huts to include landscaping and new access (amended layout March 2023)

Location: Land at Hall Farm Restaurant Ashby Lane Ashby Cum Fenby North East Lincolnshire

Ashby cum Fenby Parish Council notes the amended plan and recommends refusal on the following grounds.

- **The suitability of the proposed use of the area**
- **The appearance of the new huts being in keeping with their neighbours and the surroundings**
- **Increases in noise, light, disturbances, and the additional traffic through the village, past the Grade II* listed Parish Church of St. Peter, the 17th Century Wray Alms Houses, a Grade II listed Farm House (The Hall) and a Roman Well.**
- **In addition, references to a “holiday park” and map details of a “caravan site” in the plans by Ryland Design raise concerns about further expansion in the future and a change of land use.**

Mrs Victoria Feilden
The Hall
Ashby Lane
Ashby cum Fenby
N.E. Lincs
DN37 0RT

Mr Richard Limmer
North East Lincolnshire Planning
New Oxford House
2 George Street
North East Lincolnshire
DN31 1HB

Reference: Neighbour Comment and Rejection of Planning Work under DM/0987/22/FUL

Dear Mr Richard Limmer,

I am writing to reject the Planning Application (reference DM/0987/22/FUL) to erect 8 “holiday huts” to include landscaping and new access on land at Hall Farm Restaurant, Ashby cum Fenby. Four would have been acceptable, but decreasing the number of huts by one is not enough alleviate previous concerns.

I, yet again, believe parts of the new planning application (Planning Portal Reference PP-11664236) submitted on 17/11/2022 are incorrect and need to be addressed further. This has resulted in the relevant authorities not being obliged to make comment or take further action. I also believe that some conclusions in the new Heritage Statement performed on behalf of Mr Andrew Allison of Ryland Designs and his clients Mr and Mrs Durrant by Neville Hall Freelance Archaeologist and Consultant are tenuous. This, again, has resulted in the relevant authorities not being obliged to make comment or take action. I would like to raise issues with the planning application based on:

- The suitability of the proposed use of the area
- The appearance of the new huts being in keeping with their neighbours and the surroundings
- Increases in noise, light, disturbances and the additional traffic through the village, past the Grade II* listed Parish Church of St. Peter, the 17th Century Wray Alms Houses, a Grade II listed Farm House (The Hall) and a Roman Well.
- In addition, references to a “holiday park” and map details of a “caravan site” in the plans by Ryland Design raise concerns about further expansion in the future and a change of land use.

The following sections will expand on the points above.

Application Form (Planning Portal Reference PP-11664236)

This section will list concerns with the information declared in the new Planning Application (DM/0987/22/FUL) while referencing the relevant section.

Description of the Proposal

The description is written as follows: “Description - Re submission of Application DM/1035/21/FUL for erection of holiday lodges and new landscaping”. This is incorrect as the new proposal is for 8 shepherds huts from The Shepherds Hut Company (shepherd-hut.co.uk), a company I am unable to locate on the internet.

Existing Use

Paddock

“Is the site currently vacant?” - NO is selected. It should be YES therefore necessitating the submission of an appropriate contamination assessment with the application.

Trees and Hedges

“Are there trees and hedges on land adjacent to the proposed development site that could influence the development or might be important as part of the local landscape character?” - NO is selected. It should be YES as the new development abuts an established orchard and an area of successful rewilding therefore a tree survey should be provided in accordance with the current BS5837: “Trees in relation to design”.

Assessment of Flood Risk

“Is the site within an area of risk of flooding?” - NO is selected. It should be YES. The site is located on land which has irrigation routes to Waithe Beck and is known locally to become water logged and flooded in the event of heavy rain. The Orchard (described above) at the Hall and the ponds around Hall Farm are prone to issues with flooding due to the close proximity to the water table (which historically motivated the location of the Grade II listed Roman Well at the Hall). Selecting YES would necessitate a Flood Risk Assessment.

“How will surface water be disposed of?” - Sustainable Drainage is selected. Given the location of this site, this could increase flooding in nearby Waithe Beck (worsening bank erosion), the Orchard at the Hall and the Fishing Ponds at Hall Farm.

Biodiversity and Geological Conservation

- “Protected and priority species” - NO is selected. YES on land adjacent to or near the development site should be selected.
- “Designated sites, important habitats and other biodiverse features” - NO is selected. YES on land adjacent to or near the development site should be selected.
- “Features of geological importance” - NO has been selected. YES, on land adjacent to or near the development site should be selected.

“Priority habitats and species are a particular importance for nature conservation and included in the England Biodiversity List published under section 41 of the Natural Environment and Rural Communities Act 2006.” Within the B.A.P. (2007), the list includes:

- *Priority Bird Species*
- *Priority Terrestrial Mammal Species*
- *Priority Terrestrial Invertebrate Species*
- *Priority Herptile Species*

The Orchard at the Hall has become an established rewilded site and has been for over 3 years in an attempt to increase insect, plant and bird biodiversity. In addition, it must be pointed out that the Waithe Beck is a chalk stream, a natural aquifer, which is a *Biodiversity Action Plan* priority. Species from each of these lists have been observed within the area adjacent to the proposed

development site and on the development site itself. Great Crested Newts are known to be in the area and the Hall has at least 2 species of bats. These are not on the MAGIC database yet, however known to be present and claims can be validated if requested by witness statements from Ecologists/Conservationists who have come to survey the property and help support the bats and other protected species on the rewilded land adjacent to the proposed development site. They have observed the bats in summer flying over to their feeding grounds at Hall Farm Ponds and through the development site in question.

Fouls Sewage

- “Mains sewage” is selected.
- “Are you proposing to connect to the existing draining system?” - UNKNOWN is selected.

The answer is concerning as a robust and green solution needs to be in place before any development decision is made given the ecological and environmental impact. How will at least 4 of the huts/pods be serviced for sanitation? Is there a proposed communal shower and toilet block as I am unable to see one on the plans? Where would it be located? How would the waste be managed?

All Types of Development: Non-Residential Floorspace

- “Does proposal involve the loss, gain or change of use of non-residential floor space” - NO is selected. YES should be selected.

From my understanding, a Paddock (which has been used by horses and sheep in previous years) is planned to be used for temporary accommodation including 6.0m x 6.0m concrete foundations, lighting, utilities and fouls sewage.

To conclude, it is my belief that the answers provided which are potentially incorrect, have resulted in the Environment Agency, Nature England and other authorities not being obliged to make comment despite potential impacts being present which require further investigation and assessment. A review of the planning application and ecological and environmental surveys are requested.

Heritage Impact Assessment Study

I appreciate that a heritage assessment has been commissioned as a part of the planning appeal. In section 4.4.3, the study reports the following on the proposed site of development: "A moated site known as the Hall of Wray is situated both within the area of the assessment site to the north-east and the south-west [...] Finds of brick and tile and building foundations have been recorded from the north-eastern enclosure. Crop marks suggest a further enclosure of the north-east and adjacent to Hall Farm." In addition, the study highlights that there is a high potential for medieval archaeological activity and finds in the proposed development site (section 4.4.5).

With these findings in mind, it is important that the planning application is more explicit about the installation of services such as electricity and fouls waste. The concern is that the excavation required to install such services will damage existing archaeological heritage. If the planning application only included 4 small shepherds huts without concrete bases, I would be more confident that the impact would be mitigated appropriately.

Issues with Planning Application

- *The suitability of the proposed use of the area.*

8 new holiday pods - 6.0m x 6.0m bases and required excavation, lighting and fould waste are not believed to be a suitable use of the area. The concept of small Shepherds huts on direct ground (as shown in images from Ryland Design Shepherds huts information - The Standard Shepherds Hut) is believed to be suitable, however the quantity of 8 is not. 4 would be deemed to be more suitable for reasons listed in the points below relating to appearance and disturbances both environmentally, ecologically and historically and away from the rewilded site of the neighbouring Orchard and residential Hall.

- *The appearance and size of the new pods/huts/concrete bases/lighting and amenities being in keeping with its neighbours and surroundings.*

8 new pods/huts are not believed to be in keeping with their neighbours and surroundings. This quantity and "holiday park" scale will still be relatively densely populated compared to the surrounding buildings and landscape. A high density of structures and lighting in a style very different to the traditional red brick seen in the local listed buildings, The Grange, the Hall and the surrounding farm buildings will contrast strongly to the planned "Holiday Park". 4 would be deemed to be appropriate in a more traditional design and size i.e. The "Standard Shepherds Hut" with a smaller concrete footprint, or non at all as seen in the proposed application - "Shepherds Hut Information", NOT the large "Wanderers Hut" or the "Wayfarer's Hut.

- *Increases in noise and disturbances.*

8 huts/pods, 4 large ones, have the potential to house over 20 guests. This is a significant number. The proximity of the cabins to each other could still deter individual bookings seeking a private and peaceful retreat. As stated in the letter from Andrew Allison "the rational behind this application is to support the existing business and to provide more bedroom space for their guests". The huts/pods are likely to attract groups of customers who will want to socialise together by having gatherings outside. This could lead to increase in sound disturbances and a loss of privacy in the adjacent rewilded orchard in the grounds of the Hall. There are also horses in the paddock in the grounds of the Hall in close proximity to the site.

As stated in the report by Ryland Design Architecture; an intended use for the huts/pods is an extension of the accommodation for wedding guests at Hall Farm Hotel. As neighbours, we already experience significant and frequent noise (music and guests) and smells (frying oil and food) disturbances from weddings, parties and the restaurant which deter us from using our garden and our holiday guests have frequently complained. 20 people continuing to party after a wedding or function on the site in question would worsen noise disturbances, ecological disturbances and introduce new light disturbances. This would be a further deterrent to our guests and us from using the adjacent orchard. 4 small Standard Shepherds Huts more spaced out and closer to the proposed access and car park are deemed to be more appropriate.

References to "Holiday Park" and "Camp Site" in the report by Ryland Design Architecture raises concerns about further expansion in the future and 6.0m x 6.0m concrete bases for the proposed huts/pods and lighting to accommodate the holiday park raises concern about a change of land use. This is anticipated to have a profoundly damaging impact not just on the protected biodiversity of the flora and fauna in the area but also on The Grade II listed Hall, the Grade II listed St Peters Church and the 17C Wray Alms Houses aesthetically. The increase in traffic to Hall Farm Hotel also raises concern about damage to the Roman Well situated on the main access road.*

Finally, as this is an extension of an existing business, it is necessary to review the performance of Hall Farm taking into account that there are many holiday lets within the village and immediate

surrounding area and, to consider (as these huts/pods will be self contained) - the nearest shops being 2 miles away necessitating the use of cars driving through the village for guests to shop.

For the reasons stated above, I reject the planning application. I request that my points be taken into consideration and that:

- the planning application is again re-reviewed resulting in appropriate involvement from the relevant external agencies
- my request for 4 small shepherds huts with minimal footprint, (ref: “the Standard Shepherd’s Hut”) being most appropriate, is reviewed. This request includes removing huts 8, 7, 6, and 5 on the Proposed Site Plan Drawing (Drawing number: RDS 11626 / 04 (G)). In addition, the huts labeled 4, 3, 2, and 1 should be replaced with the Standard Shepherd’s Hut or the Drover’s Hut in their current locations on the diagram. Included below is an extract of the Proposed Site Plan Drawing (Drawing number: RDS 11626 / 04 (G)).



- The site is safeguarded from further expansion in the future to a “holiday park” or “campsite”
- Information from agencies with regard to lighting and sanitation are requested before the application is reviewed again.

Many thanks for your time,

Kind regards

VICTORIA FEILDEN
(Neighbour, Owner of the Hall Grade II Listed, Owner of the Orchard)

Mrs Victoria Feilden
The Hall
Ashby Lane
Ashby cum Fenby
North East Lincolnshire
DN37 0RT

Mr Richard Limmer
North East Lincolnshire Planning
New Oxford House
2 George Street
GRIMSBY
North East Lincolnshire
DN31 1 HB

Reference: Neighbour comment and objection of planning work under DM/0987/22/FUL

Dear Sir or Madam

As the immediate neighbour at The Hall – a Grade 2 Listed Building and opposite a Grade 2 Listed Church and 17th Century Alms Houses, I object to this planning amendment by Hall Farm as I am incredibly concerned about the quantity of extra traffic that will be driven along the farm track to the location of the new huts being discussed. I am also increasingly concerned about the additional noise, light pollution and huge disturbance to both myself, and the indigenous wildlife in the area and its surroundings.

As previously highlighted Great Crested Newts are known to be in the area although they have not been recorded. Bats use the area in question as a feeding ground, they can be seen every May, June and July time and have been observed on numerous occasions. There are Buzzards that nest in the adjacent field every year to bring up their young, two species of Woodpecker, Kingfishers, Badger, Foxes and many other wild and protected species.

The area was, until recently a haven for wildlife that used it as a thoroughfare to the main pond at Hall Farm. Until the grass started to be heavily mowed and landscaped, these paths were visually evident.

The owner of the restaurant/hotel has recently converted barns to accommodate wedding guests, which will bring additional vehicular movement along a track, which is already a hazard and a danger for walkers with children and dogs, and older people. The track is a single narrow tarmacked access for the restaurant but apart from that it is a dead end onto farmland. The walks from St Peters Church have over the past few years been heavily advertised in our local media and so are well used. People park at the Church and then walk (sometimes in large groups, to enjoy the surrounding countryside.

There are regular issues with customer vehicles, delivery lorries and vans trying to pass one another to get too and from the restaurant and hotel. There have been situations recently where cars have been driving too fast which could easily have caused an accident or even fatality. As the direct neighbour, I see this happening more and more frequently. The additional quantity of traffic that these huts (and now the new holiday cottages) would produce really concerns me – not just along the track, but also through our very small village, for visitors to drive too and from the wedding venue/restaurant/ holiday cottages/hotel and now huts. Children ride bicycles and people walk along the blind bend narrow roads through the village oblivious to the dangers, it is all becoming rather hazardous. A substantial amount of extra traffic will only make it worse; the huts and new holiday cottages will produce this extra traffic.

The turning off the main village road towards the Restaurant and location of the huts is particularly lethal. I would kindly request that the your traffic officers please come to observe traffic movement when the wedding/holiday season is in full swing as there have been a number of incidents of cyclists being hit and walkers being only just avoided. I also request that the Ecology Consultant comes to observe the surrounding habitats of the wildlife, in spring or summer, of the area that is looking to be developed.

I would welcome discussion with any of the professional bodies included in this application as I am most affected by what I feel to be an unnecessary further expansion of a business. Our village is not really designed to facilitate this sort of commercial growth as we have no shops for self-catering units and our utilities are overstretched even now. We are 2 miles away from any basic amenities and therefore anyone that stays will need a car.

Thank you for the opportunity for me to once again object to this development and I would be pleased to hear from a member of the Planning Department with regard to my very real concerns.

Yours sincerely

Victoria Feilden
Neighbour

Planning - IGE (ENGIE)

From: Customer Services <Customerservicedonotreply@nelincs.gov.uk>
Sent: 26 January 2023 10:11
To: Planning - IGE (ENGIE)
Subject: Customer case raised - General Enquiry Form NELC481349594

Categories: Yellow Category

An instance of General Enquiry Form has been submitted, reference number NELC481349594 which has been flagged as non emergency

VIP?: No

Customer name:

Title	First name	Last name
Mr.	Paul	Brewster

address details:

House	Street	Town	Postcode
Ashwood,	Chapel Lane	Ashby Cum Fenby	DN37 0QT

Contact details:

Contact telephone number	Email address
--------------------------	---------------

Enquiry details:

Paul Brewster believes that the planning that is being allowed in Ashby Cum Fenby should not be allowed. He says that there has been permission requested for 8 shepherd huts for people to holiday in, and he says this will cause increased traffic and use on services. Already the drains in this area have been unblocked/ cleared 3 times already in a month without the additional huts.

Please arrange a site visit.

The phrasing on a recent planning permission that has been allowed is that it can be allowed as long as no grass erosion.

Caller says that the road has already expanded as tarmacked over grass that is now cracking. The weight of traffic is causing the road to crack.

Also soil is blocking the drains. He's been trying to contact Lara Hattle since Monday and cannot through. Please contact urgently.

He has a meeting with Mark Nearney next week and he says he may tag this query on to it.

This has also been sent to Highways- fao Lara Hattle

Choose team to send enquiry to: Planning

This form will be sent to:: planning@nelincs.gov.uk

Please upload any evidence:

Declaration:

Declaration
I accept

From: Linda Green
Sent: 13 December 2022 16:11
To: Planning - IGE (ENGIE) <planning@nelincs.gov.uk>
Subject: Re: Objection to a planning submission in Ashby cum fenby

Thank you for your reply, the address is, The Hollies, Thoroughfare Lane, Ashby cum Fenby. Lincs DN370QX. Lin G

Sent from my iPhone

-----Original Message-----

From: Linda Green
Sent: 10 December 2022 10:28
To: Planning - IGE (ENGIE) <planning@nelincs.gov.uk>
Subject: Objection to a planning submission in Ashby cum fenby

Morning, I have tried to submit an objection to a proposal for the expansion of Hall Farm, Ashby cum fenby, in the formal way, but it failed three times. So, I will be brief. We object as the lane to the access point is single traffic only and the residents of the village use it regularly, but more importantly, the church does for weddings and funerals. It will be chaotic.

Thankyou, Edward and Lin Green

Comments for Planning Application DM/0987/22/FUL

Application Summary

Application Number: DM/0987/22/FUL

Address: Land At Hall Farm Restaurant Ashby Lane Ashby Cum Fenby North East Lincolnshire
DN37 0RT

Proposal: Erect 6 holiday huts to include landscaping and new access (amended layout March 2023)

Case Officer: Richard Limmer

Customer Details

Name: Mr Nicolas Shaw

Address: Meadowlands Chapel Lane Ashby cum Fenby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I wish to strongly object to this application. I moved to this village 5 years ago, drawn by the peace, tranquility and lack of traffic. To find out that the owners of Hall Farm are pushing for 6 'Shepherd's Huts' seems to be the tip of the iceberg. Clearly shown on the plans is a 'CCL Touring Caravan Park'. Before long, if this were to be passed by NELC, the residents of our quiet, unspoilt village would find themselves living with a campsite on their doorstep. The additional noise, pollution, smells, traffic and disturbance to neighbours, local residents and wildlife is unthinkable and not something that anyone would want to have to live with. The corner near the Hall Farm entrance is already busy and has seen many near miss accidents. The chance of something more serious happening would most definitely increase. I would be grateful if my comments could be noted. Thank you.

Comments for Planning Application DM/0987/22/FUL

Application Summary

Application Number: DM/0987/22/FUL

Address: Land At Hall Farm Restaurant Ashby Lane Ashby Cum Fenby North East Lincolnshire
DN37 0RT

Proposal: Erect 6 holiday huts to include landscaping and new access (amended layout March 2023)

Case Officer: Richard Limmer

Customer Details

Name: Dr Gareth Marshall

Address: 8 Cendl Crescent Rassau

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: I have stayed at hall barn holiday cottages with my family numerous times over the last 5 years. Over them years the noise from weddings has got worse and worse but me and my wife go in the orchard for peace and tranquility most nights, this is why we come to beautiful Ashby cum fenby to get away from the hustle and bustle from our very busy life's. The orchard is stunning with wildlife and quietness in abundance and for this to be tarnished by huts in the adjacent field with noise lights and revellers would be an extreme shame for all guests staying at the hall barn cottages and I presume a village as a whole. I hope my input does change this because I don't think I would want to come back without the facility of the orchard the way it is.

Item 9 Field House Waltham
Road Brigsley - DM/0320/23/
OUT

Comments for Planning Application DM/0320/23/OUT

Application Summary

Application Number: DM/0320/23/OUT

Address: Field House Waltham Road Brigsley North East Lincolnshire DN37 0RQ

Proposal: Outline application for erection of one dwelling and provision of new access with all matters reserved

Case Officer: Bethany Loring

Customer Details

Name: Mr Paul Hansen

Address: 6 Mushroom Lane Brigsley Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: The Design and Access Statement clause 1.3 states the access could not be agreed with the neighbour. As the land owners of the drive, we were approached by Mr and Mrs Barker and spoke at length agreeing to share access. After finalising his plans with his architect Mr Barker pointed out that the access width that he was contributing had been reduced by the architect, we made it clear that this was not what we had asked for or what we would agree to. One reason we required more land was to allow him to be able to install services to the new plot on his own land, something advised by our solicitor as being prudent. He carried on and submitted the plans anyway. After they were passed, he asked about access and we reiterated that we would want our original offer.

In light of this and reading clause 5.1 stating the leylandii boundary will be removed, we would request a condition is added stating that Mr and Mrs Barker complete this work and erect a new boundary fence before the plot is sold.

Comments for Planning Application DM/0320/23/OUT

Application Summary

Application Number: DM/0320/23/OUT

Address: Field House Waltham Road Brigsley North East Lincolnshire DN37 0RQ

Proposal: Outline application for erection of one dwelling and provision of new access with all matters reserved

Case Officer: Bethany Loring

Customer Details

Name: Mr Graham Ingamells

Address: The Hedgerow Waltham Road Brigsley Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Regarding the new access I cannot see how this is going to be governed. Surely there needs to be a turning point. It does not look possible to drive in and turn round and drive out in forward gear when 2 cars are parked.

Comments for Planning Application DM/0320/23/OUT

Application Summary

Application Number: DM/0320/23/OUT

Address: Field House Waltham Road Brigsley North East Lincolnshire DN37 0RQ

Proposal: Outline application for erection of one dwelling and provision of new access with all matters reserved

Case Officer: Bethany Loring

Customer Details

Name: Mr Michael Nunn

Address: Cottonwood Waltham Road, Brigsley Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: Please refer to the previous planning application DM/0840/22/OUT and take into account neighbours comments to the application of 18/19/20 October 2022. Additionally the design and access statement clause 5.2 - allows for 2 vehicles to park, entering and leaving in forward gear. Looking at the plan I cannot see how this can be achieved

Comments for Planning Application DM/0320/23/OUT

Application Summary

Application Number: DM/0320/23/OUT

Address: Field House Waltham Road Brigsley North East Lincolnshire DN37 0RQ

Proposal: Outline application for erection of one dwelling and provision of new access with all matters reserved

Case Officer: Bethany Loring

Customer Details

Name: Mr Simon Dixon

Address: Brigsley Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: This application is an over development of land for the area, the properties around all have substantial sized grounds, the leylandi Trees possess a threat to road and pedestrian safety due to the diminished visibility they achieve and are not native to the area

Item 10 Land Adjacent To
The Coop Station Road
New Waltham -
DM/0384/23/FUL

	<p>Development Management Services</p> <p>New Oxford House, George Street Grimsby, N E Lincolnshire, DN31 1HB Telephone (01472) 313131 Fax (01472) 324216 Email: Planning@nelincs.gov.uk</p>
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REQUEST FOR APPLICATIONS TO BE HEARD AT PLANNING COMMITTEE

Ward Member Reply Slip for Applications to be reported to the Planning Committee

Application No.	Reason for Referring to Planning Committee
DM/0384/23/FUL	<p>This planning application is significantly different to the previous planning application that was approved by officer delegation.</p> <p>I request that the item should be heard by committee to enable consideration of the changes to the previous approved application.</p> <p>It is to be noted that the immediate neighbour did not object to the approved application. Referring the new application to the Planning Committee ensures that the concerns of the immediate neighbour are heard and considered.</p>

Contact Details: -

Signature: Date: 22/5/23

Name: Cllr Stephen Harness (NELC)

Address:

Ellie Mitchell (EQUANS) (Planning)

From: clerk@newwalthamparishcouncil.com
Sent: 11 May 2023 13:23
To: Planning - IGE (Equans)
Cc: Dinsdale Shaw
Subject: New Waltham Parish Comments

Importance: High

Categories: Purple Category

Good afternoon,

Pls see the below:

DM/0384/23/FUL – Salon/Café Station Road

Council are happy with this proposal. However, want property/Salon access addressing – a dropped curb could be considered at the entry/exit site. A one-way system could be introduced through the car park? Many concerns were voiced at traffic in and out of the existing entrance near the mini roundabout on the main road. This is already a dangerous entry/exit. More traffic in the car park with its current system is a concern to the Council and they wish it be addressed.



Anneka Ottewell-Barrett
Clerk & Resp.Financial Officer
New Waltham Parish Council
Contact: (01472) 822821
New Waltham Pavilion
St Clements Way, NW
DN36 4GU
www.newwalthamparishcouncil.com
Office Opening:
9.30-2pm Mon-Fri

This email expresses the opinion of the author and is not necessarily the view of the Council. Please be aware that anything included in an email may have to be disclosed under the Freedom of Information Act and cannot be regarded as confidential. This communication is intended for the addressee(s) only. Please notify the sender if received in error.



2 Margaret Place
New Waltham
Nr Grimsby
North East Lincolnshire
DN36 4NR

15 May 2023

North East Lincolnshire Planning
New Oxford House
2 George Street
Grimsby
North East Lincolnshire
DN31 1HB

Dear Sir/Madam,

**Planning application DM/0384/23/FUL
Land Adjacent to the Co-op store Station Road New Waltham**

We live in a property adjacent to the land affected by the above re-application and would submit the following comments for your consideration:

1. The Planning Application (under the Trees and Hedges section) states that there are no trees or hedges on or adjacent to the site. Further the site plan only shows one tree in the south east corner of the site. This is incorrect. There is a long established tree/hedge line running along the entire south boundary (where the site meets the residential properties). To retain this important wildlife corridor and nesting area and to maintain the views of the neighbours and their quiet enjoyment of their properties, the existence of the tree/hedge line should be acknowledged and its retention and maintenance included as a condition of planning consent.
2. The potential use of the garden area is a major concern. It is unclear whether this area will be used as part of the commercial operations or will be used by the residential flat. It is assumed, as was the case in the previous planning application for this site, that the use will attach to the commercial operations. The Design and Access statement states at 8.4 that the garden will be used "to provide an external area where customers can enjoy mid/late afternoon sun while using the building facilities" On that basis the planning consent should include a condition that this area can only be used for that purpose and that no amplified music or other activities be permitted. This is to preserve the quiet enjoyment of the neighbours in the adjoining residential properties of their own gardens. In addition, the hours in which the garden can be used should be restricted to this "late afternoon period" of, say only up to 7.00 p.m.

3. The application states under Hours of Opening, that this is not relevant to the proposal. This is disagreed with. Unrestricted hours of opening would disrupt the neighbouring properties. A condition should be imposed to restrict the hours of opening. For a small café and hairdressing/beauty salon it would seem appropriate that the hours of operation should be restricted to, say, 08.00 to 19.00 Monday to Saturday only. This would give the occupiers industry standard hours in which to run the business and still preserve the quiet enjoyment of the neighbouring residential properties. The adjacent Co-op store does have longer opening hours, but this should be differentiated as the noise envelope for this property faces Station Road. In addition, it should be a condition of planning consent that the café is for on-sales only and that no take away or delivery service be permitted.
4. The plans appear to show two large opening glass doors on the south elevation. It would be realistic to assume that in some weather conditions, these would be open when the salon is in operation and that any noise or music generated within then building would then radiate out to the terrace and garden areas, constituting a nuisance to the residential neighbours. A condition should be included to ensure that these are none-opening windows and not doors.
5. There is a concern regarding the provision of car parking. The proposal is for 16 full time employees. Together with the 14 positions for customers as shown on the plans, plus customers using the cafe and the occupiers in the residential flat, it would seem that the provision of no extra parking will lead to problems. The 20 existing places owned and used by the Co-op will not have sufficient capacity to absorb the extra cars generated and the concern is that the overflow of parking will affect the estate access road.

We would be grateful if you could consider the above points/objections and impose the relevant conditions in any grant of Planning Permission.

Yours faithfully,

J & A Inkson

Mr Andrew Holmes
286 Station Road
New Waltham
Grimsby
DN36 4QQ
20th May 2023

Objection To Planning Application DM/O384/23/FUL

Dear Sir Madam

I am writing in connection to the above planning application. I have examined the plans and know the site well, as I live next door. I wish to strongly object to this application, specifically regarding the development of the first floor residential flat in this location.

I outline my reasons for this objection below:

1. Over-intensification

The proposed residential flat first floor level would not be in keeping with the scale of the area, especially because the first-floor elevation goes significantly past the rear of my house and the neighbours. As a result, the area would become too crowded and overbearing to the local community.

2. Privacy

If approved, the residential flat would overlook my property and any occupants of said flat would be able to see directly into my rear windows, conservatory and garden. Consequently, this would drastically reduce the current level of privacy in my home. Furthermore, there are also neighbours to the rear of my property who would experience the same reduction in privacy.

3. Shadowing and loss of natural light

Due to the overlooking first floor flat and the close proximity of the proposed development to my home, this would lead to a significant loss of daylight and direct sunlight in to the conservatory. This would also cause a significant obstruction to my current view as well as a significant risk of shadowing over our garden, There will also be an impact on the effectiveness of our solar panels as there will not be uninterrupted sun striking the west side with such an extended rear elevation.

4. Noise

The proposed residential flat would lead to a risk of noise disruption. This is due to the flat being occupied 24 hours a day. The proposed business development on the ground floor would only be open during business hours, but the occupants of the flat would remain. The positioning of the residential flat so close to my house means that I would hear any noise from the occupants through the rear windows and in my garden .

I therefore consider that the planning application is not suitable for the area or its residents and I strongly object to the proposed application.

Yours faithfully

,

Andrew Holmes

Mrs Sue Strugnell
288 Station Road
New Waltham
Grimsby
DN36 4QQ
20th May 20

Objection To Planning Application DM/O384/23/FUL

Dear Sir/Madam

I am writing in connection to the above planning application. I have examined the plans and know the site well, as I live 2 doors down. I wish to vehemently object to this application, with specific regard to the development of the first floor residential flat.

I outline my reasons for this objection below:

1. Over-intensification

It is my view that the proposed residential flat would not be in keeping with the scale of the area. There is a clear view of the skyline from the rear of my property in the place where this flat would be erected. The originally proposed salon and café would not affect this due to being ground floor level. However, the newly proposed flat would cause significant obstruction to the view of the skyline and would additionally look crowded and overbearing.

2. Overlooking and Privacy

If approved, the residential flat would overlook surrounding gardens and any occupants of said flat would be able to see directly into the gardens and windows of the properties in the immediate vicinity. Consequently, this would drastically reduce the current level of privacy local peoples' homes. Due to the distance between the flat and my garden, I may experience the same reduction in privacy.

3. Loss of light

There is presently a significant amount of light to the gardens of my property and the property immediately next door to the proposed development. The extension of first floor flats all the way to the rear of any neighbour's property would pose a very real risk of shadowing and loss of light to the area.

Consequently, not only would much of the plant life in surrounding gardens suffer, but we would also lose or current levels of natural light and residual heat.

I therefore consider that the planning application is not suitable for the area or its residents and I strongly object to the proposed application.

Yours faithfully,

Sue Strugnell

Richard A Bradley, 292 Station Road, New Waltham. N.E.Lincs

North East Lincolnshire Planning

New Oxford House

2 George Street

19 May 2023

Grimsby

N.E.Lincolnshire

DN31 1HB

Dear Sir/Madam

I am writing in response to the notification of planning application DM/0384/23/FUL at Station Road New Waltham and I would like to make the following points

1 Upon making enquiries regarding some of the aspects of this application I was informed that in fact a plan for this development was passed some twelve months ago and that this is an application for a revised plan. I would like to know why I was not informed about the original plan.

2 The original plan that was passed raises few issues and would most likely have not raised any objections but this revised plan is for a highly intensive development in respect of the size of the plot of land and its close proximity to residential buildings.

3 This new plan has a much larger second floor provision to create a two bedroom apartment and the added space will overshadow the properties to the east side of it on Station Road, thus cutting out the light and the sun in the rear gardens as well as invading the privacy in conservatories and gardens.

4 The entrance /exit for the car parking will be shared with the Co-op Store and the extra vehicles could easily lead to congestion particularly with it being on the mini roundabout. Already motorists entering and leaving the car park cause problems. One solution would be to close this entrance/exit completely and just use the one in Pretymen Crescent or alternatively make it a one way system.

5 The proposed development is very close to the residential properties in Station Road and it is anticipated that excessive noise may be an issue.

In conclusion I object to this revised plan for the above reasons but would find the original plan acceptable with some consideration being given to points 4 and 5.

Yours sincerely

Item 11 40-42 High Street
Cleethorpes - DM/0824/22/FUL

North East Lincolnshire Planning
New Oxford House
George Street
Grimsby
North East Lincolnshire
DN31 1HB



Working in partnership

Tel: 01472 326289 Option 1

REQUEST FOR APPLICATIONS TO BE HEARD AT PLANNING COMMITTEE

Ward Member Reply Slip for Applications to be reported to the Planning Committee

Application Number	Reason for Referring to Planning Committee
DM/0824/22/FUL	Concerns from a resident/business. More details to follow. Please contact me prior to the next planning meeting to ensure that the detail is obtained for your consideration. Thank you. Cllr Farren.

Contact Details: -

Signature ...*S L Farren*..... Date 31.10.22.....

Name ...Sophia Farren.....

Address:1 Townhall Square. Grimsby.DN31 1 HX

North East Lincolnshire Planning
New Oxford House, George Street, Grimsby, N E Lincolnshire, DN31 1HB
(01472) 313131 W www.nelincs.gov.uk



EQUANS Services Limited
Registered Office Q3 Quorum Business Park, Benton Road, Newcastle Upon Tyne, NE12 8EX.
Registered in England No 598379

North East Lincolnshire Planning
 New Oxford House
 George Street
 Grimsby
 North East Lincolnshire
 DN31 1HB



Working in partnership

Tel: 01472 326289 Option 1

REQUEST FOR APPLICATIONS TO BE HEARD AT PLANNING COMMITTEE

Ward Member Reply Slip for Applications to be reported to the Planning Committee

Application Number	Reason for Referring to Planning Committee
<p>DM/0824/22/FUL Change of use of ground floor from bank to take-away and restaurant, installation of flues with associated internal alterations 40-42 High Street Cleethorpes North East Lincolnshire DN35 8JN</p>	<ul style="list-style-type: none"> • To support the resident Mr Saxby who has submitted an objection via the NELC portal on 30.10.22. • A “proposal” to undertake mitigating measures does not constitute a firm and enforceable commitment on the part of the applicant to deploy preventative measures. • The previous application DM/1154/21/FUL was withdrawn but it should be noted that comments made to the NELC Planning portal by Mr Carl Hardy owner of no. 40 High Street refers to the issue of noise and in particular the lack of soundproofing during the time the ground floor premises were occupied by Merrs Barclays Bank. • The resident Mr Saxby has stated that: He could clearly hear the Bank Manageress engaged in conversations with clients, The Counter Staff working at the front counter, and Counter Staff in the restrooms when not working. • Other authorities provide within their planning process a clear and transparent HFT process which Myself and Mr Saxby would like to bring to your attention. It centres on Noise, Odour, opening hours, waste HFT business saturation and obesity. • Mr Saxby and I would like to attend the meeting which this application will be discussed and present a case form Mr Saxby and from myself as Ward Councillor. Please can you allow 10 working days’ notice prior to inviting myself and Mr Saxby to attend the meeting in order that we can prepare.

North East Lincolnshire Planning
 New Oxford House, George Street, Grimsby, N E Lincolnshire, DN31 1HB
 (01472) 313131 W www.nelincs.gov.uk



EQUANS Services Limited
 Registered Office Q3 Quorum Business Park, Benton Road, Newcastle Upon Tyne, NE12 8EX.
 Registered in England No 598379

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Contact Details: -

Signature **Date ...30.11.22.....**

Name ...Cllr Sophia Farren.....

Address:Townhall Square.....



Comments for Planning Application DM/0824/22/FUL

Application Summary

Application Number: DM/0824/22/FUL

Address: 40-42 High Street Cleethorpes North East Lincolnshire DN35 8JN

Proposal: Change of use from bank to take-away and restaurant, installation of flues with associated internal alterations (ground floor only)

Case Officer: Emily Davidson

Customer Details

Name: Mr David Fryman

Address: Scratching Post 38 High Street Cleethorpes

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

Comment Reasons:

Comment: i object to this planning proposal on the grounds of possible late night Anti Social Behaviour.

There are no proposed opening hours so without any constraints this could be open till 5am with the resulting Anti Social Behaviour that goes with late night takeaways.

Currently all the late night takeaways are on the opposite side of the road so we do not suffer from any vandalism which does occur to properties on that side of the street (broken windows/rubbish on the floor/body fluids)

Comments for Planning Application DM/0824/22/FUL

Application Summary

Application Number: DM/0824/22/FUL

Address: 40-42 High Street Cleethorpes North East Lincolnshire DN35 8JN

Proposal: Change of use from bank to take-away and restaurant, installation of flues with associated internal alterations (ground floor only)

Case Officer: Emily Davidson

Customer Details

Name: Mr rodney saxby

Address: 2 The Spinney, Grimsby, North East Lincolnshire DN34 4NS

Comment Details

Commenter Type: Member of the Public

Stance: Customer made comments neither objecting to or supporting the Planning Application

Comment Reasons:

Comment: Documents submitted (Heritage Statement) Section 1.3 states "1.3 The site location is within the Cleethorpes Central Seafront Conservation Area" I believe that statement to be erroneous. My understanding is the CCS conservation area ends at the boundary of 28 HIGH STREET. This document should therefore be withdrawn and resubmitted with corrected or amended information. Kindly note that it is not possible at this stage declare a 'stance' object/support/neutral since further perusal of the documents submitted is needed.

Emily Davidson (EQUANS)

From: rodney saxby < >
Sent: 31 May 2023 08:55
To: Emily Davidson (EQUANS)
Subject: Re: DM/0824/22/FUL
Attachments: DM_0824_22_FUL-SUPPLEMENTARY_PLANNING_AGENDA-1644044.pdf

Hello, Good Morning Emily.

Many thanks for your message 24th May. Sorry for the late reply.

My comments :

I note that one of the two soundproofing measures set out by Environmental Noise Solutions Limited (on behalf of the agent/applicant) have been approved by the NELC EPO and the Building Control Team and will be incorporated in the additional condition to be applied. I am pleased that NELC planning officers and the Councils Planning Committee Members recognise and accept the need to install adequate soundproofing measures and have applied an additional condition (as per PDF attachment) to protect the residential amenity.

I also note that NELC Planning Officers and Local Planning Committee recognise the need to ensure satisfactory ventilation/extraction systems are provided to protect surrounding residents from the adverse effects from cooking smells, noise and vibration in accordance with policy 5 and 22 of the North East Lincolnshire Local Plan 2013-2032 (adopted 2018) and condition (5) will applied for installation on accordance with approved details.

I understand that condition (6) provides for the applicant to submit in writing a Waste Management Plan for approval detailing frequency of collections, hours of operation and storage. The WMP to be agreed in writing by the Local Planning Authority and thereafter be adhered to unless otherwise approved in writing by the Local Planning Authority.

Kind Regards/Rod Saxby

On Wed, 24 May 2023 at 09:44, Emily Davidson (EQUANS) <Emily.Davidson@nelincs.gov.uk> wrote:

Good morning, Mr Saxby,

Are you happy if I add our email chain to our system as your comments? Or would you like to provide any final comments on the proposal?

Kind regards,



planning direct



Objection to planning application: DM/0824/22/FUL:
“Change of use of ground floor from bank to takeaway and restaurant, installation of flues to rear elevation and internal alterations” at 40-42 High Street, Cleethorpes, North East Lincolnshire, DN35 8JN

On behalf of: Mr Roger Saxby

Prepared by: Mr Andrew Cann B.A. (Hons) MCILT

Date: 31/10/22

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July 2020



The Furnace, The Maltings, Princes Street,
Ipswich, IP1 1SB

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Introduction

Planning Direct was originally instructed by Mr. Rodney Saxby of 42 High Street, Cleethorpes, regarding Planning Application DM/0824/22/FUL: “*Change of use of ground floor from bank to takeaway and restaurant, installation of flues to rear elevation and internal alterations*”. Mr Saxby objected to the application to change the use of this building, located beneath 40-42 High Street, Cleethorpes, North East Lincolnshire, DN35 8JN. That application was withdrawn following this objection.

The Objection Statement concluded that:

The Victorian seaside town of Cleethorpes is an area of North East Lincolnshire which is described in the local plan as: “a key attraction for many visitors including those who visit on business, day visitors and holiday makers particularly during the summer months. The town offers a traditional seaside experience, focused on its beach stretching four and a half miles from the mainline railway station and pier at the northern end of the resort and immediately adjacent to the town centre...” and later: “Cleethorpes has a distinct and individual character that it is important to maintain and promote.”. This distinct and individual character hinges upon integrating the town centre with the resort area in such a way as to provide an appropriate range of attractions for both residents and visitors alike. A large takeaway is hardly an attraction which tourists will flock to and would be a waste of a large site in close proximity to the resort area and seaside of Cleethorpes. This will damage the vision for the local area as well as contributing to an over-provision of takeaway restaurants, of which there are already multiple examples on the shopping parade.

In addition to not being an appropriate use of the proposed site, a late-night takeaway will promote anti-social behaviour which will further damage the ‘family-friendly’ atmosphere that the LPA seek to cultivate for this area. Notwithstanding this, the increase in noise that will undoubtedly arise were such a development to be approved has not been considered by the applicant. It is a minimum standard when applying for such a proposal to submit a specialised noise assessment alongside the planning application; an oversight which should be sufficient grounds for refusal alone. When combined with the other planning related issues discussed herein, it is our opinion that planning permission should be refused, regardless of whether a noise assessment is

submitted in future.

The proposed location of the flues to the rear elevation of the site will lead to excessive noise and foul odours being ejected directly next to the bedroom windows of the current and future occupants. No noise assessment has been undertaken, and no consideration for the impact this would have upon residents has been made and so this proposal should be rejected.

The original applicant has now submitted a new planning application: DM/0824/22/FUL attempting to address these concerns and / or the concerns of the council.

Proposed Development

The proposed site for development is a now vacant frontage previously used as a bank branch located beneath flats 40-42 High Street, Cleethorpes, North East Lincolnshire, DN35 8JN. The applicant seeks permission to change the use of the site from a bank (Use Class E) to a takeaway and restaurant (Sui Generis): *Change of use from bank to take-away and restaurant, installation of flues with associated internal alterations (ground floor only).*

The application site is directly below and nearby residential units will potentially be effected by noise, odour and disturbance from users of the restaurant / hot food takeaway facility.

The application proposes to put in sound insulation but no specification for this has been offered as part of the application and therefore this must be ignored in the assessment of the application.

No details as to Waste Management have been given for the application.

Commentary

The nearby residents bought their properties when the use class of the ground floor unit was one associated with day-time only activities. Thus the sensitivity of nearby residential units should be considered particularly carefully.

Firstly in assessing the application the council should have concern as to the disturbance caused by a hot food takeaway at this site with no given hours of opening and an agent who considers that hours of opening are not relevant to this proposal (as they have stated in the application form).

Clearly anyone conversant with a late night takeaway function will be aware of the considerable noise generated by users of the takeaway and the additional disturbance caused by intoxicated individuals. Councils have policies that seek to separate the late-night economy from residential areas. This application seeks to foist a noise/disturbance generating activity into a residential area. Further it should be noted that the agent/applicant does not appear cognizant of the issues this causes (hence considering hours of opening irrelevant).

Further the agent seems ignorant of the need for a meaningful application of this sensitivity to give concrete assurance with regards to noise generated by the activities internal to the premises. Promising to install sound insulation without specifying what it is and having not had this specified and checked by a qualified sound engineer is not good enough.

Additionally it is common practice with all Local Planning Authorities for a Noise Assessment to be conducted by a qualified engineer in order for the councils Environment Team to establish that the noise generated is acceptable. The failure to provide such a report, in conjunction with the lack of concern over opening hours, demonstrates this is a speculative rather than serious application with little concern, if any, over the effect this will have on neighbours.

EMAQ. The kitchen ventilation supplier has provided a document attempting to

establish that the proposed equipment will be appropriate for the location indicating that with a Risk Assessment score of 33 for odour the equipment is satisfactory. However they have not cross-referenced this against the EMAQ guidance and demonstrated this to be the case. Further the supplier has not noted that EMAQ guidance requires that the equipment should also pass a threshold for internal noise generation.

The application has failed to provide any information as to how the considerable amount of waste generated will be managed at the property.

Conclusion

The council has a duty to ensure that the amenity of existing residents is not impaired in any way by this development.

The applicant is opening a takeaway with unlimited opening hours in an area of residences with a long established pattern of daytime only use of the ground floor. The application should be refused for this reason irrespective of the other reasons for refusal below.

The odour report provided by the equipment supplier is inconclusive failing to cross reference EMAQ guidance versus the specified equipment and Government guidance. The Council is thus unable to establish if the equipment is appropriate.

Notwithstanding the above EMAQ guidance requires that internal noise generated by equipment is established and assessed. The supplier has not done this.

No noise insulation is specified so this should be discounted with regards to decision making.

This is a speculative application lacking gravitas and should be rejected.

Item 12 Manor House Tetney
Road Humberston -
DM/0309/23/FUL



Humberston Village Council

Clerk to the Council – Mrs. K. Peers

[Tel:- 07494 577661](tel:07494577661)

Email:- clerk@humberstonvillagecouncil.com

Planning, North East Lincs Council

25th May 2023

Dear Sirs,

The following planning applications were discussed at the meeting of Humberston Village Council held on Tuesday 23rd May 2023 and the comments below each application listed are the comments resolved to be submitted as follows:

Planning Application Reference: DM/0309/23/FUL

Proposal: Variation of Condition 15 (Approved Plans) as granted on DM/1105/22/FUL for revision to install solar panels to rear roof slope and relocate flue (amended plans May 2023 to change roof material back to pantile)

Location: Manor House Tetney Road Humberston

Objections – although previously the Village Council had no issue with the solar panels, it would now support the Heritage Officer's objections to the solar panels. The VC welcomed the change back of the proposed roof tiles back to pantile but would support objections to the proposal from the Heritage Officer.

Yours faithfully,

KJ Peers

**Mrs. K. Peers – Clerk to the Council
Humberston Village Council**



Humberston Village Council

Clerk to the Council – Mrs. K. Peers

[Tel:- 07494 577661](tel:07494577661)

[Email:- clerk@humberstonvillagecouncil.com](mailto:clerk@humberstonvillagecouncil.com)

Planning, North East Lincs Council

26th April 2023

Dear Sirs,

The following planning applications were discussed at the meeting of Humberston Village Council held on Tuesday 25th April 2023 and the comments below each application listed are the comments resolved to be submitted as follows:

Planning Application Reference: DM/0309/23/FUL

Proposal: Variation of Condition 15 (Approved Plans) as granted on DM/1105/22/FUL for revision to install solar panels to rear roof slope, relocate flue and alter roof material

Location: Manor House Tetney Road Humberston

Objections over the change of roof tiles – these should be as per the original permission given to match others on site. The Council has no objections to the solar panels.

Yours faithfully,

KJ Peers

**Mrs. K. Peers – Clerk to the Council
Humberston Village Council**

Comments for Planning Application DM/0309/23/FUL

Application Summary

Application Number: DM/0309/23/FUL

Address: Manor House Tetney Road Humberston North East Lincolnshire DN36 4JE

Proposal: Variation of Condition 15 (Approved Plans) as granted on DM/1105/22/FUL for revision to install solar panels to rear roof slope, relocate flue and alter roof material

Case Officer: Cheryl Jarvis

Customer Details

Name: Mr Darren Clark

Address: Manor Side Tetney Road Humberston

Comment Details

Commenter Type: Neighbour

Stance: Customer objects to the Planning Application

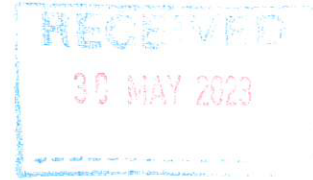
Comment Reasons:

Comment: I lodge my objection to the proposed change of roofing tile. I feel this is not in-keeping with the surrounding buildings, some of which are listed.

All of the buildings on site have followed the same pan-tile style as previously approved.

Item 13 7 Great Coates
Road Grimsby -
DM/0301/23/FUL

RE DM/0301/23/FUL 7



North East Lincolnshire Planning

New Oxford House
George Street
Grimsby
North East Lincolnshire
DN31 1HB

Tel: 01472 326289 Option 1

REQUEST FOR APPLICATIONS TO BE HEARD AT PLANNING COMMITTEE

Ward Member Reply Slip for Applications to be reported to the Planning Committee

Application Number	Reason for Referring to Planning Committee
DM/0301/23/FUL 7	CALL IN - RE. SUPPORT FOR THIS APPLICATION BY COUNCILLORS Cll MARTYN SANDFORD " JAMES CAIRNS " PAUL HENDERSON TO ALLOW BUSINESS TO BE SET UP AT NO 17 QT, COMTES ROAD GRIMSBY.

Contact Details: -

Signature

..... Date 25/5/23.....

North East Lincolnshire Planning
New Oxford House, George Street, Grimsby, N E Lincolnshire, DN31
1HB

Name JAMES CAIRNS

Address: 450 LACEY ROAD - GRIMSBY DN14 5ND

Comments for Planning Application DM/0301/23/FUL

Application Summary

Application Number: DM/0301/23/FUL

Address: 7 Great Coates Road Grimsby North East Lincolnshire DN34 4NA

Proposal: Partial change of use to mixed use from residential land to include commercial motorcycle garage with erection of detached coach house, drive with parking area and associated works

Case Officer: Owen Toop

Customer Details

Name: Mr Robson McKeon

Address: 3 Great Coates Road Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: As a neighbour, I have studied the plans and have no issues or concerns with the proposal. Mr Gunster has been upfront and provided clarity during conversations regarding the plans. I support the application.

Comments for Planning Application DM/0301/23/FUL

Application Summary

Application Number: DM/0301/23/FUL

Address: 7 Great Coates Road Grimsby North East Lincolnshire DN34 4NA

Proposal: Partial change of use to mixed use from residential land to include commercial motorcycle garage with erection of detached coach house, drive with parking area and associated works

Case Officer: Owen Toop

Customer Details

Name: Mr Scott Philips

Address: 7A Great Coates Road Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: With the great work that Chris and his family are doing on the previously unoccupied site at chapel field house, I can only support the use of the adjacent piece of land to ensure that it is in keeping with the local area.

Having spoken with Chris regarding the plans, we do fully support the erection of a coach house to facilitate his business needs.

So long as it does not affect the theme and existing looks to the area we fully support these plans.

Comments for Planning Application DM/0301/23/FUL

Application Summary

Application Number: DM/0301/23/FUL

Address: 7 Great Coates Road Grimsby North East Lincolnshire DN34 4NA

Proposal: Partial change of use to mixed use from residential land to include commercial motorcycle garage with erection of detached coach house, drive with parking area and associated works

Case Officer: Owen Toop

Customer Details

Name: Mr Paul Henderson

Address: 9 Great Coates Rd Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: Our neighbour is taking every step to bring this property back to life and has a programme of expensive restoration work in progress. In this context, his building plans are really sympathetic and he has given assurances that the motorcycle works will not harm the setting and neighbour amenity. You can see this reflected in the plans. So I support this application.

Comments for Planning Application DM/0301/23/FUL

Application Summary

Application Number: DM/0301/23/FUL

Address: 7 Great Coates Road Grimsby North East Lincolnshire DN34 4NA

Proposal: Partial change of use to mixed use from residential land to include commercial motorcycle garage with erection of detached coach house, drive with parking area and associated works

Case Officer: Owen Toop

Customer Details

Name: David White

Address: 14 great Coates rd Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: I live across the road from these planned works and I know how this will impact on my property or myself. I fully support this and wish them well

Comments for Planning Application DM/0301/23/FUL

Application Summary

Application Number: DM/0301/23/FUL

Address: 7 Great Coates Road Grimsby North East Lincolnshire DN34 4NA

Proposal: Partial change of use to mixed use from residential land to include commercial motorcycle garage with erection of detached coach house, drive with parking area and associated works

Case Officer: Owen Toop

Customer Details

Name: Mr John Hamnett

Address: 16, Great Coates Road Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: My wife and I fully support the planning application submitted.

We think it will enhance the area, and will not have any detrimental effect on the local area.

We are pleased to see that the address is now being used as a family home, and wish the applicant wholehearted success in the application after the address being previously subjected to damage, vandalism and burglary for many years. It is nice to see activity at the address, and someone who cares about the area.

Comments for Planning Application DM/0301/23/FUL

Application Summary

Application Number: DM/0301/23/FUL

Address: 7 Great Coates Road Grimsby North East Lincolnshire DN34 4NA

Proposal: Partial change of use to mixed use from residential land to include commercial motorcycle garage with erection of detached coach house, drive with parking area and associated works

Case Officer: Owen Toop

Customer Details

Name: Mr Dave Taylor

Address: 36 Great Coates Road Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: Excellent idea and I cannot see this development causing any issues. From what I know and have been told Mr Gunster is a genuine, hard working and honest family man and we should be encouraging and supporting this development. In this age where businesses are struggling to just survive we must support anyone willing to have a go. With a busy pub / restaurant and what was a petrol station across the road from the proposed development it would be a little unfair to prevent this going ahead. Also the development will be well away from the road with excellent egress/ access. We are obviously also aware that the development of land on the golf course with access onto the main road has also recently been approved which should also help justify permission for this development. I am also aware that Mr Gunster has cooperated and liaised with all of his immediate neighbours to reassure them of his intentions.

Comments for Planning Application DM/0301/23/FUL

Application Summary

Application Number: DM/0301/23/FUL

Address: 7 Great Coates Road Grimsby North East Lincolnshire DN34 4NA

Proposal: Partial change of use to mixed use from residential land to include commercial motorcycle garage with erection of detached coach house, drive with parking area and associated works

Case Officer: Owen Toop

Customer Details

Name: Martyn Sandford

Address: 52 coventry ave GRIMSBY

Comment Details

Commenter Type: Councillor

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: I had visited Mr Gunster house on the 16th March 2023 upon request from himself, regarding a triple garage coach house style building for his new venture.

I am pleased that Mr Gunster went to his neighbours first to seek a consensus in what he is wanting to achieve regarding his application.

With that in mind I fully support Mr Gunster with the application he has submitted, I wish him well in the process and in the future of his new venture.

Comments for Planning Application DM/0301/23/FUL

Application Summary

Application Number: DM/0301/23/FUL

Address: 7 Great Coates Road Grimsby North East Lincolnshire DN34 4NA

Proposal: Partial change of use to mixed use from residential land to include commercial motorcycle garage with erection of detached coach house, drive with parking area and associated works

Case Officer: Owen Toop

Customer Details

Name: Mr Corey Wilson

Address: 93 Pershore Ave Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: Sounds like a great idea for the area, good to know the owners will be doing something better for the area than selling for more new houses, also the coachhouse style will blend in and compliment well with surrounding houses

Comments for Planning Application DM/0301/23/FUL

Application Summary

Application Number: DM/0301/23/FUL

Address: 7 Great Coates Road Grimsby North East Lincolnshire DN34 4NA

Proposal: Partial change of use to mixed use from residential land to include commercial motorcycle garage with erection of detached coach house, drive with parking area and associated works

Case Officer: Owen Toop

Customer Details

Name: Mr Garry Abel

Address: 118 North Sea Lane Humberston Grimsby

Comment Details

Commenter Type: Councillor

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: After a request from the owner of the property to be able to meet to discuss his proposal and to our meeting on March 16th at the property, it was a pleasure to meet and to talk about your ideas and proposals. I can confirm that myself and Councillor Sandford are in favour of this scheme and fully support your ideas.

I am pleased to see you have taken my advice and approached the neighbouring properties and those close by and that they are also in support of your application and to assure them of what works will be undertaken in the future. I do not see this as a detriment to the area and feel that there would be little or no impact on neighbouring properties with the proposed use within the garage. I feel we should support local businesses and once again I confirm I am fully in support of this proposal.

Comments for Planning Application DM/0301/23/FUL

Application Summary

Application Number: DM/0301/23/FUL

Address: 7 Great Coates Road Grimsby North East Lincolnshire DN34 4NA

Proposal: Partial change of use to mixed use from residential land to include commercial motorcycle garage with erection of detached coach house, drive with parking area and associated works

Case Officer: Owen Toop

Customer Details

Name: Mark Blackwell

Address: Littlecoates Road Grimsby

Comment Details

Commenter Type: Neighbour

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: As a neighbouring business that has been subjected to instances of anti social behaviour and crime in the last 4-5 years I would support this application as the undoubted improvements to security associated with the proposed new usage of this neighbouring property would likely have positive impacts on our security.

Comments for Planning Application DM/0301/23/FUL

Application Summary

Application Number: DM/0301/23/FUL

Address: 7 Great Coates Road Grimsby North East Lincolnshire DN34 4NA

Proposal: Partial change of use to mixed use from residential land to include commercial motorcycle garage with erection of detached coach house, drive with parking area and associated works

Case Officer: Owen Toop

Customer Details

Name: Mr David Urquhart

Address: 17 Westward Ho Grimsby

Comment Details

Commenter Type: Member of the Public

Stance: Customer made comments in support of the Planning Application

Comment Reasons:

Comment: It was such a shame to see the house neglected for so many years. The new owners have certainly taken on a challenge. I was expecting to see the land sold for houses. Good luck to them.