

**From:** [REDACTED]  
**Sent:** 23 November 2022 18:34  
**To:** Matthew Dickins; Ed Freeman  
**Cc:** geoffjung2@gmail.com; Cllr Ben Ingham  
**Subject:** GH/ED/75 Lymestone

Afternoon Matt and Ed

With regards to the Emerging Local Plan, there is a site in Lymestone, off Grange Close (GH/ED/75) which EDDC Officers have indicated as one of their preferred sites and for a possible 6 dwellings.

Firstly, at the developers presentation they offered the site for one dwelling only not six and secondly as seen from the photographs below the entrance to the field is off a private road at the end of a cul de sac of Grange Close. The private road has three dwellings which is/was the maximum allowed under Planning Policy and the Private Road is owned by one of these properties.

Resdent's of Grange Close are very concerned as this site has extremely poor access, six dwellings is an over development of the site especially for the access available (you would not see a vehicle coming up the entrance to the site especially due to the long length and bend, this would cause issues), there is also flooding issues and the onsite well.

We would suggest that Officers carry out a site visit and reconsider their allocation of numbers and if this should remain as a "preferred site" and not "rejected".

Personally, if this site has to be developed it should only be offered to the developers with a condition it is for a maximum of one dwelling, though even then access is going to be an issue.



Grange Close (end)

Private Road Entrance



Entrance to field (yellow) off Private road

start of entrance



Second part of the long entrance

Narrow gate entrance

Thank you for in advance and I hope that this site EDDC Officers reconsider.

Regards  
Anne-Marie Bates

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