

## The Planning Inspectorate

### COMMENTS ON CASE (Online Version)

Please note that comments about this case need to be made within the timetable. This can be found in the notification letter sent by the local planning authority or the start date letter. Comments submitted after the deadline may be considered invalid and returned to sender.

**Appeal Reference: APP/C3430/C/24/3350817**

#### DETAILS OF THE CASE

Appeal Reference

Appeal By

Site Address

#### SENDER DETAILS

Name

Address 

#### ABOUT YOUR COMMENTS

In what capacity do you wish to make representations on this case?

- Appellant
- Agent
- Interested Party / Person
- Land Owner
- Rule 6 (6)

What kind of representation are you making?

- Final Comments
- Proof of Evidence
- Statement
- Statement of Common Ground
- Interested Party/Person Correspondence
- Other

## **YOUR COMMENTS ON THE CASE**

I object to permission being given due to a material change of use of the land from green belt to a domestic garden. The unauthorised development has changed the appearance of the once rural area which should remain and be protected.

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## YOUR COMMENTS ON THE CASE

### The Land

The land has been changed considerably to what was once countryside and classed as greenbelt. It is important to keep such land as greenbelt, which many of us value. It plays an important role and is now increasingly needed to plant forests, to tackle climate change, to grow food locally to cities, to help manage rainfall, to moderate the urban heat island effect and to provide habitat to address species decline.

### The Horsebox

A horsebox has been situated on the greenbelt land which I can only guess is being used as some sort of accommodation. The appearance of this is totally out of character with any existing surrounding properties and threatens the heritage value of the area. The horsebox overshadows my garden resulting in loss of privacy, noise disturbance and visual amenity.

Giving the above permission will set precedence for future development of the area, which must not happen, it needs to be protected.

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## **YOUR COMMENTS ON THE CASE**

I object with planning permission being granted for the change of use of the land from green belt to domestic garden land.

If planning was granted this would have an irreversible loss of open countryside and have a negative environmental and social and ecological impact.

The area surrounding the land with the alleged breach is within greenbelt and conservation areas and are known for areas of outstanding natural beauty and scientific interest.

I would like the land to be returned to its original state and the horsebox to be removed.

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## **YOUR COMMENTS ON THE CASE**

I believe that the the horse box that has been sited on the land in question to the rear of Stourton Court along with the clearing and hardstanding of the area is in breach of what is allowed on green belt land. It is higher than it should be and has services connected to it as a permanent fixture i.e. electricity. It has a post box and it is in the process of being converted to make it habitable and can be seen clearly from the rear of our property.

We applied for planning for similar structures about 6 years ago and was refused on the basis of green belt land.



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#### DETAILS OF THE CASE

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APP/C3430/C/24/3350817

Appeal By

MR SIMON BATES

Site Address

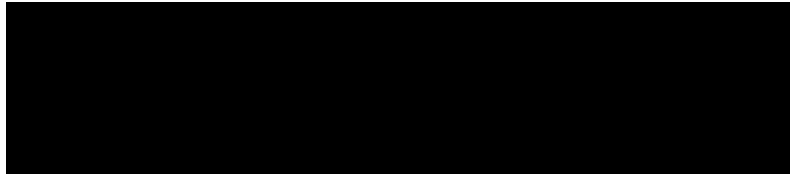
Coach House Bridgnorth Road  
Stourton  
STOURBRIDGE  
DY7 5BQ

#### SENDER DETAILS

Name

MRS DEVINA GRIFFITHS

Address



#### ABOUT YOUR COMMENTS

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## YOUR COMMENTS ON THE CASE

I believe that the horse lorry that has been situated on land at the bottom of the Coach house which runs parallel to the garden at Stourton Court is to be used as some sort of permanent rentable accommodation. A new separate entrance has been made off the track and fitted with gates which leads you to the horse lorry giving it separate access from the house, a post box has been erected and a permanent electrical supply has been installed to the horse lorry. I have concerns that the track used to access the Coach house which would be the same track to access the horse lorry is very narrow, its a public foot path and exits onto the main A458. I myself applied for planning for similar structures on my land and was refused due to the land being GREEN BELT. If I am correct in my thoughts the deeds that connect our properties states that no form of business should be carried out at the property.

If it is going to be used for any other purpose it also does not meet with planning rules, it is a very large structure and has been situated close to my boundary which could be a fire risk. I can see the horse lorry from my garden and also from all windows at the back of my house, changing my view. It is in essence a large lorry being permanently situated at the bottom of the garden, to mock some sort of accommodation/shed which has been fitted with plastic windows on green belt land and doesn't comply with any planning rules.

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Company/Group/Organisation Name

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Other

### **YOUR COMMENTS ON THE CASE**

We object to planning permission being given due to this being either a development or change of use on green belt land.

When we purchased the property in 2016 the land was used for the grazing of animals by the current owner. (Simon Bates) He attempted to sell The Coach house about 4 years ago and the particulars of sale advertised the land in question as a separate plot from the Coach house describing the land as a paddock. What we now have is a horse lorry converted into some sort of accommodation, a domesticated urban garden, and a hardcore drive.

The changes made have caused this to have an adverse effect on the character and appearance of the rural area it once was. Green belt land needs to be protected. To be allowed it sets precedence for future development and all green belt land could be lost.

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## **YOUR COMMENTS ON THE CASE**

I object to permission being given for the change of use of green belt land.

The view from my windows and garden has changed from what once was an open field to what now looks like a set of portaloos with plastic windows in the garden. I also have concerns regarding drainage in the area. A lot of what was open field has now been either tarmacked or hard cored and I have noticed drainage channels appearing in the track next to the land in question and flooding into my garden when we have rain. This surely has something to do with so much of the land being hard standing and not open fields as once was.