Form X (ii)

Staffordshire County Council
Town and Country Planning Act, 1990
Development Management Procedure Order 2015

To: Staffordshire Moorlands, DCM
Staffordshire Moorlands District Council
Moorlands House
Stockwell Street
Leek
ST13 6HQ

Applicant: MR G. OLIVER

Address: BILLYS STUDIO
135 CHURCH STREET
KIDSGROVE
STAFFORDSHIRE
ST17 1N

Application Type: FULL

Application Number: SMD2016/0308

Date Received: 27-MAY-2016

Road Number: D1359

Officer: David Plant

Date: 06-JUN-2016

Particulars of Development:
PROPOSED CONSTRUCTION OF A DWELLING (REVISED) ON PLOT 1.

Location of Development:
PLOT 1, HURSTONS LANE, ALTON, STAFFORDSHIRE

CONDITIONAL:

Recommendations: There are no objections on Highway grounds to the proposed development subject to the following conditions being included on any approval:-

1 The dwelling hereby approved shall not be occupied until the access to the site has been completed.

2 The development hereby permitted shall not be brought into use until the access, parking, servicing and turning areas have been provided in accordance with the approved plans. The access, parking, servicing and turning areas shall thereafter be retained for the purposes of parking and turning of private cars for the life of the development.

3 The development hereby permitted shall not be brought into use until the access has been surfaced and thereafter maintained in a bound and porous material and appropriately keyed into the existing carriageway and verge reinstated in accordance with details to be first submitted to and approved in writing by the local planning authority.

4 The development hereby permitted shall not be brought into use until visibility splays of 2.4m x 43m in both directions have been provided at the junction with Hurstons Lane. The visibility splays shall thereafter be kept free of all obstructions to visibility over a height of 600 mm above the adjacent carriageway level.

5 The access shall be ungated

6 No mud or other debris or detritus shall be deposited on the highway during construction. Any that is shall be immediately removed and the highway surface cleaned by mechanical means.

REASONS

ALL To comply with NPPF Paragraph 32; to comply with SMDC Core Strategy Policy DC1 and T1; in the interests of highway safety.

3 To safeguard the integrity of the surface and structure of the highway.

IMPORTANT INFORMATIVE TO BE INCLUDED ON DECISION NOTICE

The access to the site shall be constructed in accordance with drawings to be submitted and with Staffordshire County Council requirements. Please note that prior to the access being constructed you require Section 184 Notice of Approval from Staffordshire County Council. The link below provides a further link to 'vehicle dropped crossings' which includes a 'vehicle dropped crossing information pack' and an application form for a dropped crossing. Please complete and send to the address indicated on the application form which is Staffordshire County Council at Network Management Unit, Staffordshire Place 1, Wedgwood Building, Tipping Street, STAFFORD, Staffordshire, ST16 2DH. (or email to nmu@staffordshire.gov.uk)
http://www.staffordshire.gov.uk/transport/staffshighways/licences/

NOTE TO PLANNING OFFICER

The visibility splay referred to above can be achieved by maintenance of the hedge on the frontage of the plot. No trees or hedge need to be removed apart from at the access point itself.

Commissioner for the Built County
on behalf of the County Council
as Highway Authority